

OFFICE OF THE BURT COUNTY CLERK  
**Burt County Board of Equalization**  
 July 20, 2015 Minutes  
 TEKAMAH NE 68061

A meeting of the Burt County Board of Equalization was held July 20, 2015 in the Boardroom of the Burt County Courthouse in Tekamah, Nebraska. Notice of the meeting was given in advance thereof by Publication in the Plaindealer and on the County's Website. A copy of the proof of publication is on file in the office of the County Clerk. Supervisors Present were: Cliff Morrow, David Schold, Greg Brummond, Matt Connealy, Perry Rogers, Ted Connealy and Gerald Newill. Present from the Assessor's Office were: Joni Renshaw and Dan Magill.

The meeting opened at 9:00 A.M. with Chairman Morrow informing the public that the Nebraska Open Meeting Act was posted on the wall.

**Final Decisions for 2015 Property Valuation Protests** were reviewed, voted upon and approved by the Burt County Board of Equalization:

Upon motion by Schold, seconded by Brummond, the Board voted to accept the final decisions on the valuation protests numbered 1-30 and 32-52, with roll call vote as follows: Ayes – Morrow, Schold, Brummond, M.Connealy, Rogers, T.Connealy and Newill. Nays – none.

After further discussion, the Board decided to not agree with the Assessor's Recommendations, and they lowered the valuation on protest number 31. Upon motion by Schold, seconded by T.Connealy, the Board voted to accept their final decision on valuation protest number 31, with roll call vote as follows: Ayes – Morrow, Schold, Brummond, M.Connealy, Rogers, T.Connealy and Newill. Nays – none.

County Clerk Sarah Freidel read into record the decisions as listed below:

NUMBER	NAME	LEGAL DESCRIPTION	PROTESTED VALUATION	APPROVED VALUATION
1	Diane Gammel	S 1/4 & NE 1/4 SE 1/4		
		26-23-10	497,490.00 (land)	493,920.00
		199.410 acres -Decatur Township	164,320.00 (bldg)	164,320.00
			<u>661,810.00</u>	<u>658,240.00</u>
2	Morris Fleischman	S 1/2 SE 1/4 NE 1/4 12-21-9 19.58 acres - Craig Township	111,915.00	111,915.00
3	Morris Fleischman	S 1/2 NW 1/4 except tract 7-21-10 73. acres - Summit Township	468,530.00	468,530.00
4	Morris Fleischman	SW 1/4 3-21-10 160 acres - Summit Township	700,595.00	700,595.00

5	Morris Fleischman	NW 1/4 10-21-10 160 acres - Summit Township	750,210.00	750,210.00
6	Morris Fleischman	E 10 ac. of SE 1/4 SW 1/4 6-21-10 10 acres - Summit Township	56,975.00	56,975.00 <u>123,700.00</u> 180,675.00
7	Morris Fleischman	pt W2 NE4 & NE4 NE4 & L3 7-21-10 142 acres - Summit Township	848,860.00	848,860.00 <u>1,500.00</u> 850,360.00
8	Vance Bohannon	Lot 7, Northridge CC Estates, Tekamah, NE	9,500.00 (land) <u>247,800.00</u> (bldg) 257,300.00	9,500.00 <u>215,610.00</u> 225,110.00
9	Charles L. Nyhoff	L16 & E2L17, BLK1 BREWSTERS ADD, OAKLAND	<u>43,455.00</u>	3,465.00 <u>34,035.00</u> 37,500.00
10	Donald Gingles	PT N 1/2 NE 1/4 & pt SE 1/4 SEC 17 IA 6-23-11 QUINNEBAUGH TWP 21.15 acres	26,405.00	26,405.00
11	Robert Krejci	PT L3-6-7, SW4 NE4 & NW4 SE4 27-21-10 126.72 acres	590,790.00	590,790.00
12	Robert Krejci	L3-4,N2 SW4 EX TR 35-24-10 152.33 acres -DECATUR TWP	628,280.00	628,280.00
13	Robert Krejci	SE4 20-22-10 160. ac -SILVERCREEK TWP	635,515.00 <u>4,910.00</u> 640,425.00	635,515.00 <u>1,000.00</u> 636,515.00
14	Larry Bucy	NE4 EX TRACT 10-22-10 154.59 ac. - SILVERCREEK TWP	646,690.00	497,975.00
15	Larry Bucy	NW4 EX CHURCH 10-22-10 156.72 ac -SILVERCREEK TWP	617,785.00 <u>16,720.00</u> 634,505.00	541,040.00 <u>6,600.00</u> 547,640.00

16	GJ Land, LLC c/o Michael Jones	E2SE4 8-21-10 80.ac -SUMMIT TWP	176,955.00	176,955.00
17	Corey Petersen	N33'SW4 & SE4 3-23-8 162. ac -EVERETT TWP	856,190.00	847,755.00
18	Corey Petersen	W2 NW4 & TR NE4 NE4 11-23-8 80. ac -EVERETT TWP	401,395.00	412,630.00
19	C & B Farms, LLC c/o Lynn & Lucinda Bluml	E2 SW4 & W2 SE4 34-22-11 160. ac -RIVERSIDE TWP	934,990.00	934,990.00
20	Frank Krejci, Trustee	N2 NE4 & W2 14-20-10 400. ac -SUMMIT TWP	1,694,360.00	1,694,360.00
21	Frank Krejci, Trustee	SE4 NW4 & SW4 NW4 EX L12 E OF RD & N2 NW4 13-20-10 125. ac - SUMMIT TWP	690,260.00 <u>52,810.00</u> 743,070.00	(bldg) <u>39,370.00</u> 729,630.00
22	Frank Krejci, Trustee	ALL SEC 15 in 15-20-10 640.ac -SUMMIT TWP	2,174,105.00 <u>82,670.00</u> 2,256,775.00	(bldg) <u>56,010.00</u> 2,230,115.00
23	Frank Krejci, Trustee	W2 NE4 & NW4 22-20-10 240. ac -SUMMIT TWP	754,765.00	754,765.00
24	Frank Krejci, Trustee	E2 E2 16-20-10 160. ac - SUMMIT TWP	681,410.00 <u>14,460.00</u> 695,870.00	(bldg) <u>3,000.00</u> 684,410.00
25	Dietrich Dirks Trust	E2 NW4 11-23-8 80. ac -EVERETT TWP	389,150.00	389,150.00
26	Dietrich Dirks Trust	SW4 & NW4 & W OF D IN NW4 NE4 (EX HWY 4.66) 2-23-8 321.72 ac -EVERETT TWP	1,698,510.00	1,647,230.00
27	James Rieken	TR S2 NE4 35-22-10 35.29 ac -SILVERCREEK TWP	150,325.00	150,325.00
28	James Rieken	TRACT IN NE4 35-22-10 34.71 ac -SILVERCREEK TWP	80,460.00 63,595.00	(bldg) 63,595.00

			<u>144,055.00</u>	<u>144,055.00</u>
29	Phillip Hall	SE4 ex.tract 19-21-9 153.27 ac -CRAIG TWP	906,650.00 <u>121,385.00</u> 1,028,035.00	906,650.00 (bldg) <u>0.00</u> 906,650.00
30	D & M Farms, Inc Grant Fitzgerald	SW4 EX TRACT 33-23-8 153.01 ac -EVERETT TWP	784,575.00	784,575.00
31	John Hultquist	E2 SE4 W OF DITCH 26-22-8 59. ac -OAKLAND TWP	301,225.00	290,185.00
32	SMITH, Dale	E2NW4 (3.45ARD) 2-23-9 74.35 ac -LOGAN TWP	265,000.00	265,000.00
33	Gary Olson	N2 NE4 RD .51A 24-22-9 79.49 ac -BELLCREEK TWP	450,730.00	445,040.00
34	Gary Olson	E2 SW4 23-23-9 80. ac -LOGAN TWP	318,395.00	307,835.00
35	THOMASEN ACRES INC Ann Olson	E100AC OF MIDDLE 1/3 OF E3/4 & E2 N1/3 E3/4 & E1/2 S1/3 E3/4 9-23-9 220 ac - LOGAN TWP	935,475.00	931,830.00
36	THOMASEN ACRES INC Ann Olson	W2 N1/3 E3/4 9-23-9 80. ac -LOGAN TWP	347,305.00 <u>22,615.00</u> 369,920.00	345,305.00 (bldg) <u>22,615.00</u> 367,920.00
37	FG & A LLC ETAL C/O FARMERS NATL CO Doug Hansen	NW4 E OF RD EX TR 12-20-10 80. ac - SUMMIT TWP	515,605.00	515,605.00
38	FG & A LLC ETAL	W2 SE4 EX 4.76A TRACT 31-22-11 75.24 ac -RIVERSIDE TWP	481,460.00 <u>600.00</u> 482,060.00	472,180.00 (bldg) <u>600.00</u> 472,780.00
39	FG & A LLC ETAL	W2 NE4 EX DITCH 6-21-11 78.44 ac - ARIZONA TWP	467,835.00	466,900.00

40	FG & A LLC	SE4 incl .45 RR & 2.40 RD 19-20-11 156.38 ac -ARIZONA TWP	874,015.00 <u>83,920.00</u> 957,935.00	874,015.00 <u>83,920.00</u> 957,935.00
41	FG & A LLC ETAL	S 1/2 of 20-20-11 320 ac -ARIZONA TWP	1,242,210.00	1,242,210.00
42	Jesse Harrod	L 5-6 & 1/2 alley, Blk 47 Tekamah, NE	7,425.00 <u>60,305.00</u> 67,730.00	7,425.00 <u>7,320.00</u> 14,745.00
43	Phil Penny	TR NE4 NE4 FRL 03-23-10 6.05 ac -DECATUR TWP	34,200.00 <u>59,270.00</u> 93,470.00	34,200.00 <u>57,640.00</u> 91,840.00
44	Willer & Willer Farms Darlene Hansen	N2 NE4 SW4 22-23-8 20. ac -EVERETT TWP	98,990.00	98,990.00
45	Willer & Willer Farms Darlene Hansen	SE4 EX TR & E2 SW4 EX N2 NE4 SW4 22-23-8 EVERETT TWP 193.25 ac.	1,031,755.00	1,031,755.00
46	Missouri River Farms, LLC	E4 19-21-12 ARIZONA TWP 160 ac. -ARIZONA TWP	850,350.00	850,350.00
47	Missouri River Farms, LLC	ALL EX RIVER 20-21-12 583. ac. -ARIZONA TWP	3,220,290.00	3,091,140.00
48	Missouri River Farms, LLC	PT NE4 NE4 30-21-12 24 ac. -ARIZONA TWP	127,580.00	127,580.00
49	Missouri River Farms, LLC	W4 3-22-11 162.3 ac. -RIVERSIDE TWP	829,670.00 <u>100.00</u> 829,770.00	829,670.00 <u>100.00</u> 829,770.00
50	Missouri River Farms, LLC	E2; E2 W2 & W2 SW4 of 4-22-11 565.66 ac -RIVERSIDE TWP	2,953,920.00 <u>31,400.00</u> 2,985,320.00	2,953,920.00 <u>31,400.00</u> 2,985,320.00
51	Missouri River Farms, LLC	L4-5 & PT L6-7 & S4 of 17-21-12 236 ac - ARIZONA TWP	1,343,420.00	1,017,735.00

52	Kevin & Julie Hall	TR IN NE4 24-23-10	54,160.00	44,145.00
		17.42 ac -DECATUR TWP	<u>217,215.00</u>	<u>180,800.00</u>
			271,375.00	224,945.00

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The meeting adjourned at 10:35 A.M. until the next Board of Supervisors meeting on July 31, 2015.

ATTEST: SARAH J. FREIDEL  
BURT COUNTY CLERK

CLIFFORD MORROW, CHAIRMAN  
BURT COUNTY BOARD OF  
SUPERVISORS