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IN THE COUNTY COURT OF DOUGLAS COUNTY, NEBRASKA

IN THE MATTER OF THE ESTATE	)	PR16-1006
	)	
OF	)	
	)	**INVENTORY**
JOHN T. SPAUSTAT, Deceased.	)	

The undersigned Personal Representative certifies that the attached schedules are a true and complete inventory of the probate property owned by the decedent at the time of death, together with the type and amount of any encumbrances existing with reference to any item listed in the inventory. The following is a summary of such schedules:

	Total Value at Date of Death
Schedule A--Real Estate	$732,025.56
Schedule B--Stocks and Bonds	$209,543.38
Schedule C--Mortgages, Notes and Cash	$635,665.49
Schedule E--Jointly Owned Property*	$68,665.38
Schedule F--Other Miscellaneous Property	$12,864,628.82
Schedule I--Annuities*	$1,331,130.74
GROSS ESTATE for inheritance tax purposes only	**$15,841,659.37**
Schedule K--Mortgages, Liens, Other Encumbrances	$6,549.73
NET ESTATE for inheritance tax purposes only	**$15,835,109.64**

Dated June 22, 2017.

Karen A. Shramek
Personal Representative

By: Kara J. Ronnau

Kara J. Ronnau - #24721
CLINE WILLIAMS WRIGHT
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* Not part of probate estate

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE A -- REAL ESTATE

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	Cherry Hills Business Park, Lot 1, Block 0, irreg sthly pt, .517 acres, Douglas County (7255 N. 101 St.) 2016 assessed value (97%) $121,600 Adjusted to 100% FMV $125,361 AND Cherry Hills Business Park, Lot 1, Block 0, ex irreg sthly pt, 1.037 acres, Douglas County (7255 N. 101 St.) 2016 assessed value (97%) $243,900 Adjusted to 100% FMV $251,443 *Appraised value $780,000*	$780,000.00
2	Park View Heights, Lot 2, Douglas County, 3.046 ac. (5121 N. 132nd St.) 2016 assessed value (97%) $584,800 Adjusted to 100% FMV $602,887 *Appraised value $760,000*	$760,000.00
3	Park View Heights, Lot 3, Douglas County, .767 ac. (13131 Fort St.) 2016 assessed value (97%) $210,400 *Adjusted to 100% FMV $216,907*	$216,907.00

4	Shoppes at Loreto, Lot 1, Douglas County (2322 N. 90th St.) 2016 assessed value (97%) $130,800 Adjusted to 100% FMV $134,845 *Appraised value $725,000*	$725,000.00
5	Waterford Crossing, Lot 27, Douglas County, 1.271 ac. (7141 N. 156th St.) 2016 assessed value (97%) $272,300 Adjusted to 100% FMV $280,722 *Appraised value $485,000*	$485,000.00
6	Waterford Crossing, Lot 28, Douglas County, .850 ac. (7135 N. 156th St.) 2016 assessed value (97%) $173,400 Adjusted to 100% FMV $178,763 *Appraised value $315,000*	$315,000.00
7	Access Bank debt (claim filed)	($600,044.56)
8	Premier Bank debt (claim filed)	($1,949,836.88)
TOTAL		$732,025.56

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE B -- STOCKS AND BONDS

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	CitiGroup account	$53,937.08
2	CitiGroup account	$30,965.56
3	CitiGroup account	$69,697.71
4	Wells Fargo account	$54,943.03
TOTAL		$209,543.38

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE C -- MORTGAGES, NOTES AND CASH

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	Wells Fargo Advisors Acct. #***4960	$30,960.00
2	Wells Fargo Advisors Acct. #***1343	$69,705.49
3	Wells Fargo deferred compensation	$535,000.00
TOTAL		$635,665.49

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE E -- JOINTLY OWNED PROPERTY

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	Wells Fargo Bank checking account #***2024, JTWROS Karen Shramek	$57,718.17
1a	Interest accrued to date of death on above item	$2.08
2	Wells Fargo Bank checking account #***3203, JTWROS Karen Shramek	$165.87
3	Wells Fargo Bank savings account #***9723, JTWROS Karen Shramek	$10,777.43
3a	Interest accrued to date of death on above item	$1.83
TOTAL		$68,665.38

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE F -- OTHER MISCELLANEOUS PROPERTY

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	Fantasy's Inc. Appraised value net	$8,209,000.00
2	Tranquility Realty, LLC Appraised value	$922,000.00
3	Spaustat Energy Group, LLC Appraised value	$1,283,000.00
4	90% of Loreto, LLC Appraised value	$665,782.00
5	40% of Pine Creek Development, LLC Appraised value net of loan	$700,031.00
6	51% of 168th & Blondo, LLC Appraised value net of debt (claim filed)	$1,074,815.82
7	Miscellaneous personal property and household effects	$10,000.00
TOTAL		$12,864,628.82

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE I -- ANNUITIES

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	Wells Fargo Advisors Roth IRA, beneficiary Karen Shramek	$1,017,334.79
2	Wells Fargo 401(k), beneficiary Karen Shramek	$313,795.95
TOTAL		$ 1,331,130.74

ESTATE OF JOHN T. SPAUSTAT

SCHEDULE K -- MORTGAGES, LIENS AND OTHER ENCUMBRANCES

ITEM NO.	DESCRIPTION	VALUE AT DATE OF DEATH
1	Claim - Nebraska Medicine	$4,704.43
2	Claim - Methodist Health System	$1,845.30
TOTAL		$6,549.73

4824-1837-4218, v. 1

Certificate of Service

I hereby certify that on Thursday, June 22, 2017 I provided a true and correct copy of the Inventory (estate) to the following:

Premier Bank service method: No Service

Security National Bank service method: No Service

Access Bank service method: No Service

Signature: /s/ Kara Ronnau (Bar Number: 24721)