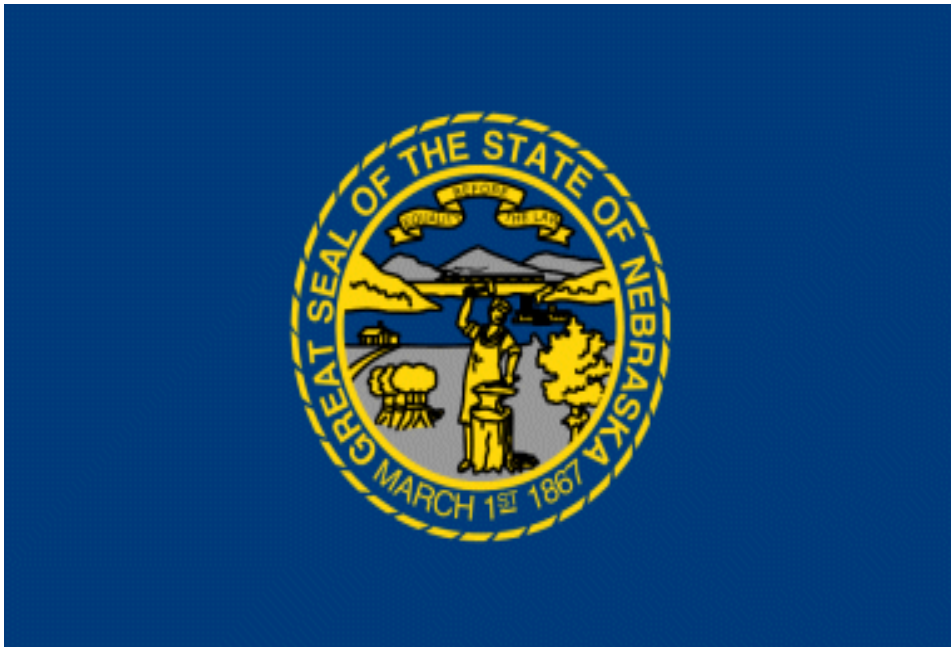


**Business Data For Engaging in
International Real Estate Transactions in
Nebraska**



**National Association of REALTORS®
Research Division**

November 2016



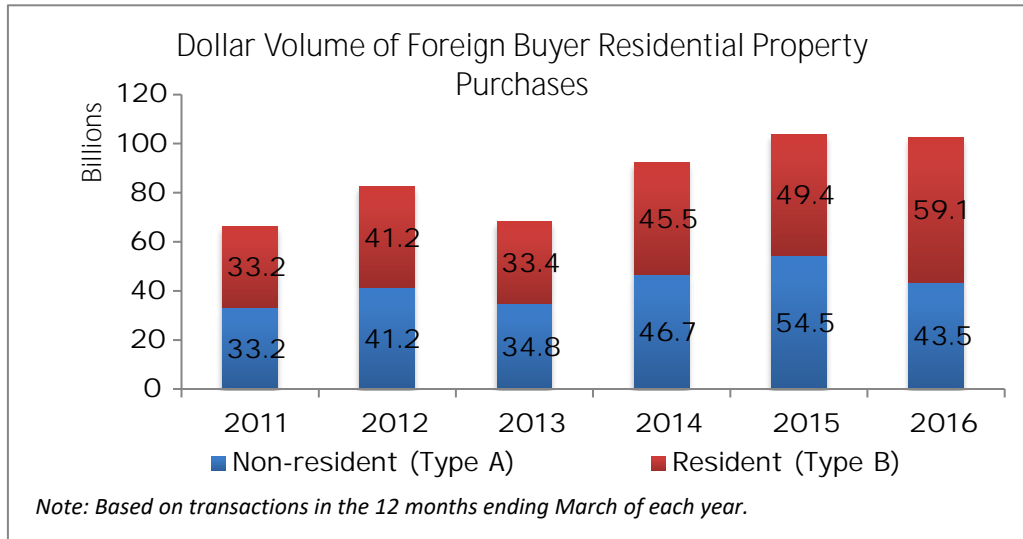
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Introduction

In its *2016 National Association of REALTORS® Profile of International Activity in U.S. Residential Real Estate*, NAR estimated that foreign buyers purchased \$102.6 billion of residential property from

same period. Foreign buyers who reside outside of the United States (Type A) accounted for 41 percent of the dollar volume, while foreign buyers who are recent immigrants (less than two years) or who are temporarily residing in the United States for business, work, education, or vacation purposes (Type B) accounted for an even larger fraction, 59 percent.



The continued expansion of trade and investment among countries and the accompanying mobility and migration of people opens greater opportunities for transacting with international clients. Cultural affinity, foreign language capabilities, and an awareness of business trends are important in cultivating relationships with international clients and bringing the transaction to a successful conclusion.

This Report provides state-level business and economic data that can be used to enhance the knowledge and expertise of those seeking to conduct and assist international real estate transactions with non-U.S. residents and recent immigrants to the United States.

to international transactions as well as the ability to direct specific questions to other NAR resources. For

<http://www.realtor.org/global> and the NAR Research webpage at <http://www.realtor.org/research-and-statistics>.

Table 1. Population By Place of Birth in 2015

	Nebraska	U.S.
Total Population, by Place of Birth	1,896,190	321,418,821
Native /1	1,767,800	278,128,449
Foreign-Born /2	128,390	43,290,372
Naturalized	48,394	20,697,103
Not a U.S. Citizen	79,996	22,593,269
Percent, Foreign-Born	7%	13%

/1 The U.S. Census Bureau uses the terms native and native born to refer to anyone born in the U.S., Puerto Rico, a U.S. Island Area, or abroad of a U.S. citizen parent or parents.

/2 The U.S. Census Bureau uses the term foreign born to refer to anyone who is not a U.S. citizen at birth, naturalized U.S. citizens, lawful permanent residents (immigrants) present in the U.S., temporary migrants such as foreign students), humanitarian migrants (such as refugees and asylees), and persons illegally present in the United States.

Source: U.S. Census Bureau, ACS 2015, 1-year estimates, Table DP02

Table 2. Foreign-Born Population in 2015

	Nebraska	U.S.
Total Foreign-born Population, Excl. Born at Sea	128,390	43,289,646
Born in Europe	8,377	4,789,662
Born in Asia	35,974	13,249,179
Born in Africa	11,981	2,062,257
Born in Oceania	184	238,663
Born in Latin America	70,599	22,111,409
Born in Northern America	1,275	838,476

Source: U.S. Census Bureau, ACS 2015, 1-year estimates, Table DP02

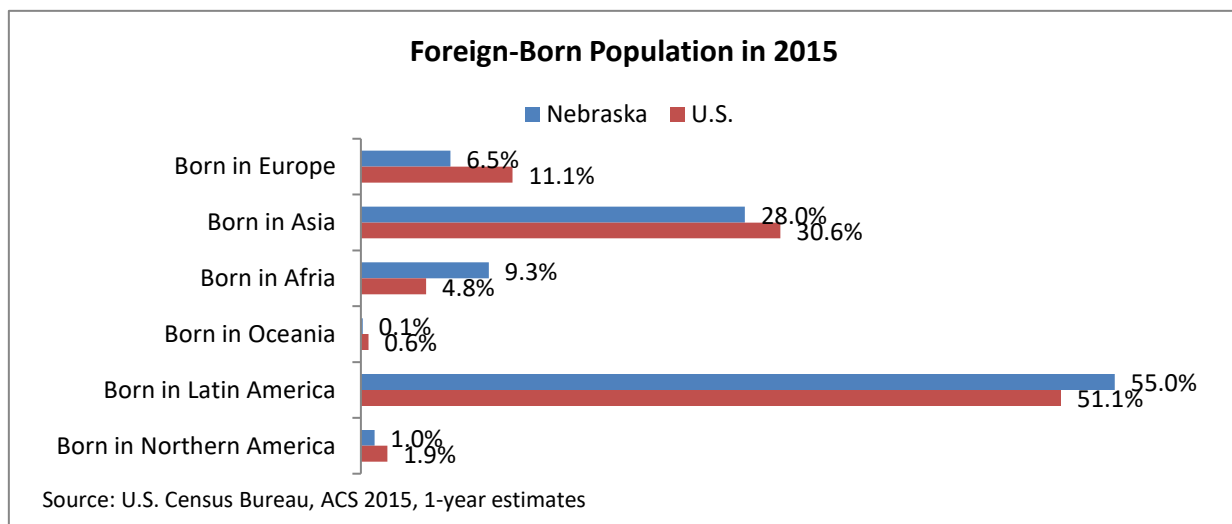


Table 3. Language Spoken at Home in 2015

	Nebraska	U.S.
Population, 5 years and over	1,765,526	301,625,014
Speak English Only	1,570,021	236,908,935
Speak Language Other Than English	195,505	64,716,079
Spanish	131,176	40,045,795
Other Indo-European	24,214	11,137,271
Asian	26,755	10,501,131
Other Languages	13,360	3,031,882

As percent of Population, 5 years and over:

Speak English Only	88.9%	78.5%
Speak Language Other Than English	11.1%	21.5%
Speak Spanish Other Than English	7.4%	13.3%
Speak Other Indo-European Other Than English	1.4%	3.7%
Speak Asian Other than English	1.5%	3.5%
Speak Other Languages Other Than English	0.8%	1.0%

Source: U.S. Census Bureau, ACS 2015, 1-year estimates, Table DP02

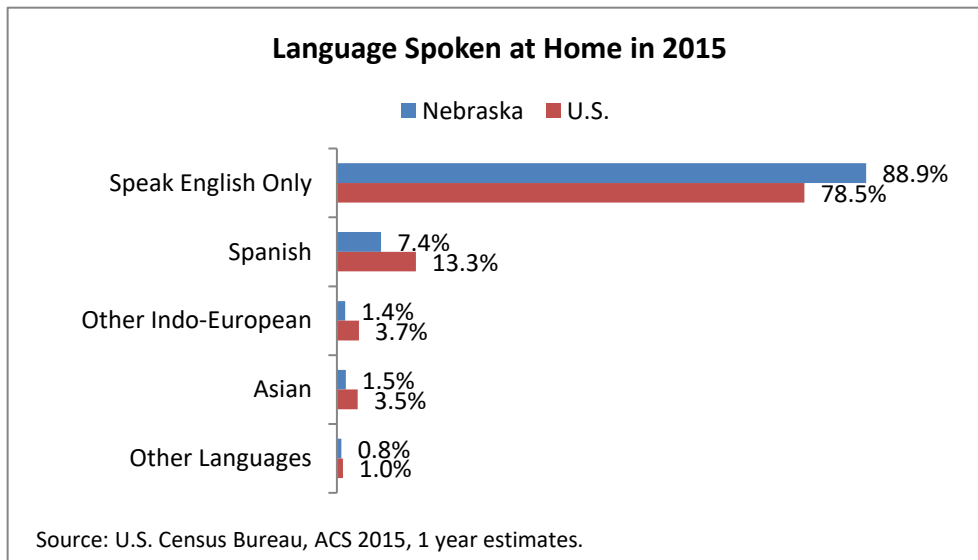


Table 4. Median Age (years) in 2010-2014

	Nebraska	U.S.
Median Age		
Total Population	36.2	37.4
Native	36.2	35.9
Foreign-Born	36.5	42.6
Naturalized	43.9	50.2
Not a U.S. Citizen	33	36.8

Source: U.S. Census Bureau, ACS 2010-2014, 5-year estimates, Table S0501

Table 5. Educational Attainment in 2010-2014

	Nebraska	U.S.
Percent With Bachelor's Degree		
Total Population, 25 years and over	19.6	18.3
Native	20.3	18.7
Foreign-Born	10.7	16.3
Naturalized	14.2	20.2
Not a U.S. Citizen	8.5	12.5
Percent With Graduate or Professional Degree		
Total Population, 25 years and over	9.4	11.0
Native	9.4	10.9
Foreign-Born	8.8	11.7
Naturalized	9.4	13.9
Not a U.S. Citizen	8.5	9.6

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2010-2014, 5-year estimates, Table S0501

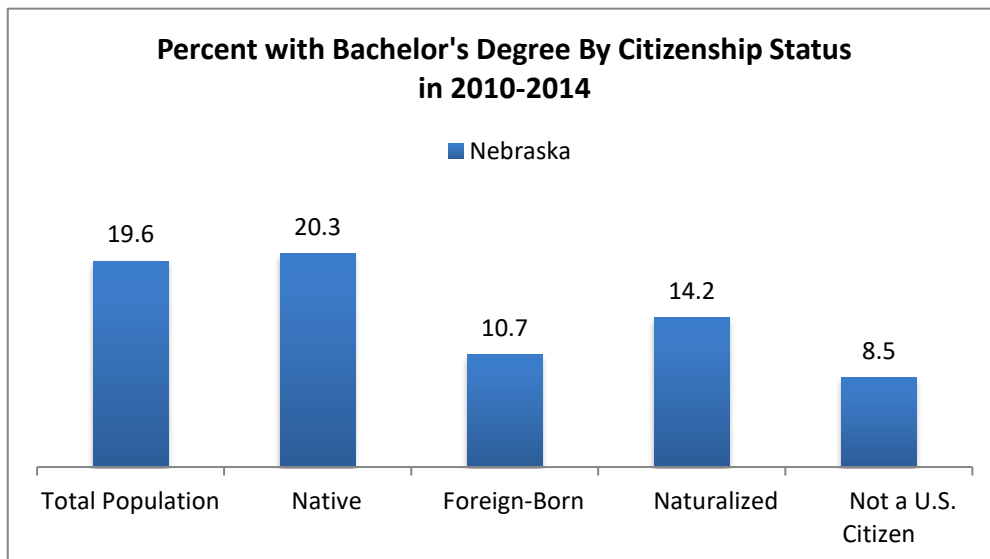


Table 6. Home Ownership and Median Household Income in 2010-2014

	Home Ownership Rate (in %)	Median HH Income (in \$)
Nebraska		
Total	66.5	52,400
Native	67.8	53,512
Foreign Born	47.7	39,149
Naturalized	69.0	49,316
Not a U.S. Citizen	31.9	33,609
U.S.		
Total	64.4	53,482
Native	66.5	54,224
Foreign Born	51.6	49,221
Naturalized	66.0	58,993
Not a U.S. Citizen	34.1	40,064

#N/A - Data not available

Source: U.S. Census Bureau, ACS 2010-2014, 5-year estimates, Table S0501

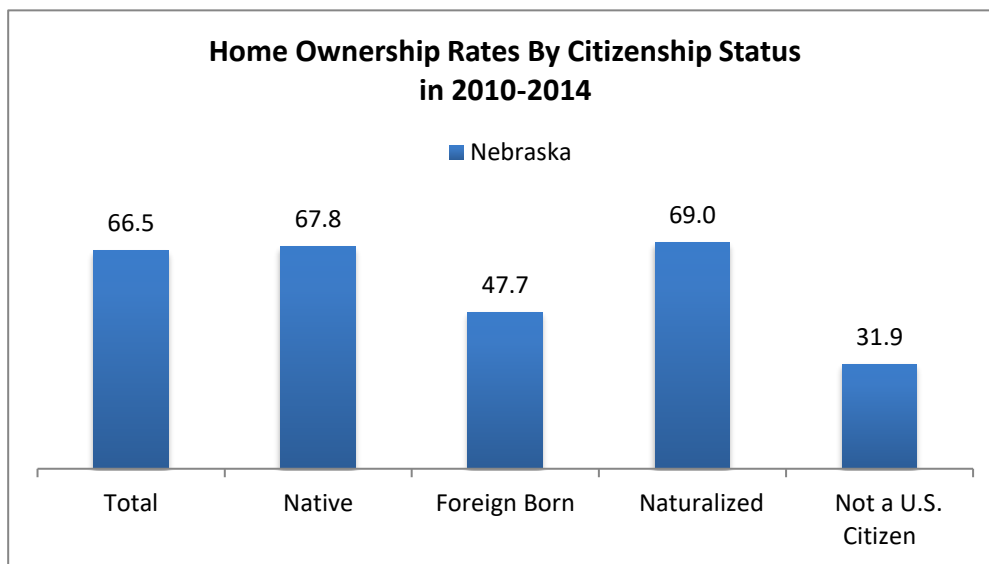
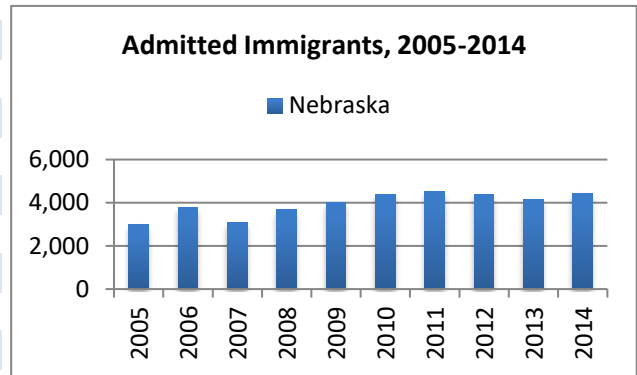


Table 7. Persons Obtaining Permanent Residence Status

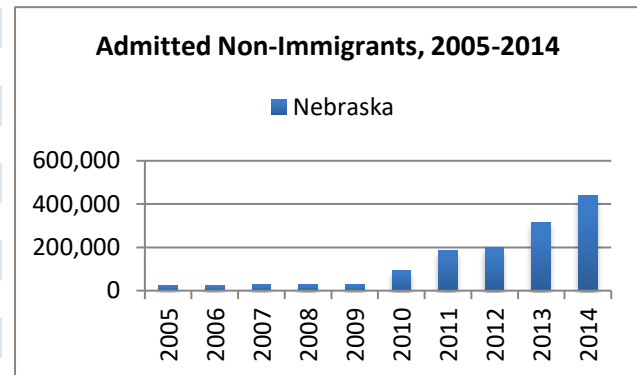
	Nebraska	U.S.
2005	2,996	1,122,257
2006	3,795	1,266,129
2007	3,066	1,052,415
2008	3,668	1,107,126
2009	3,989	1,130,818
2010	4,400	1,042,625
2011	4,535	1,062,040
2012	4,384	1,031,631
2013	4,141	990,553
2014	4,442	1,016,518



Source of data: Department of Homeland Security
Yearbook of Immigration Statistics, 2014 ,Table 4.

Table 8. Non-immigrant Admissions

	Nebraska	U.S.
2005	23,829	32,003,435
2006	25,483	33,667,328
2007	27,999	37,149,651
2008	29,143	39,381,928
2009	27,457	36,231,554
2010	93,027	46,471,516
2011	185,641	46,471,516
2012	198,744	53,887,286
2013	312,883	61,052,260
2014	439,078	74,930,606



Source of data: Department of Homeland Security
Yearbook of Immigration Statistics, 2014 ,Table 30.

Table 9. Non-immigrant admissions (I-94 only)

	2010	2011	2012	2013	2014
Business Traveler, Visa waiver /1	69,149	160,191	172,559	188,243	181,450
Business Traveler, Other /2	14,538	15,793	16,293	105,796	224,796
Students and exchange visitors/3	5,802	5,899	6,097	9,599	13,777
Temporary workers and families/4	2,767	3,023	3,092	7,300	14,872
Diplomats/other representatives/5	303	233	312	1,408	3,182
All other classes	207	177	163	413	884
Unknown	261	325	228	124	117
Nebraska	93,027	185,641	198,744	312,883	439,078
U.S.	46,471,516	46,471,516	53,887,286	61,052,260	74,930,606

¹ Includes GB, GMB, GT, GMT, WB, and WT admissions.

² Includes B1, B2 and a limited number of Border Crossing Card (BCC) admissions.

³ Includes principals, spouses, and children (F, J, M admissions).

⁴ Includes principals, spouses, and children (CW1, E, H, I, L, O, P, Q, R, TD and TN admissions).

⁵ Includes principals, spouses, and children (A, G, N admissions).

Notes:

Admissions represent counts of events, i.e., arrivals, not unique individuals.

The majority of short-term admissions from Canada and Mexico are excluded.

Source: U.S. Department of Homeland Security, Yearbook of Immigration Statistics, 2014, Table 30.

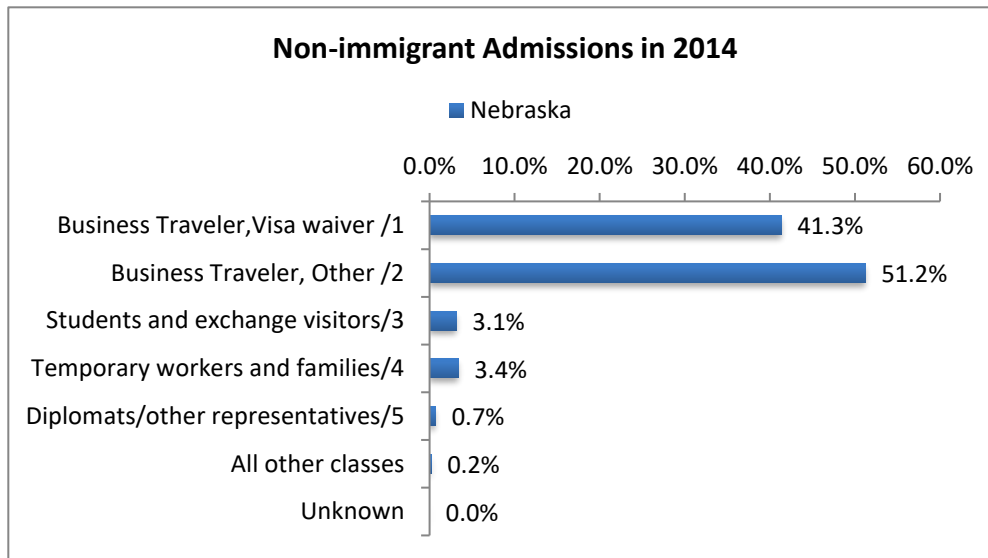
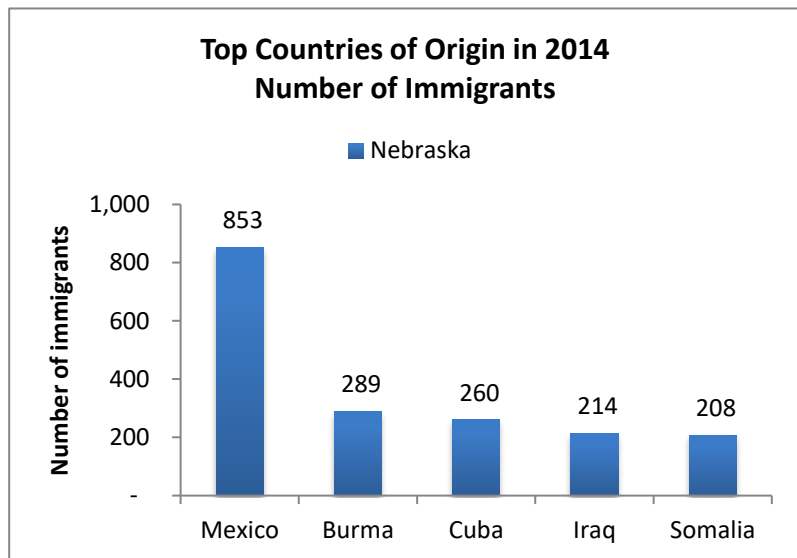
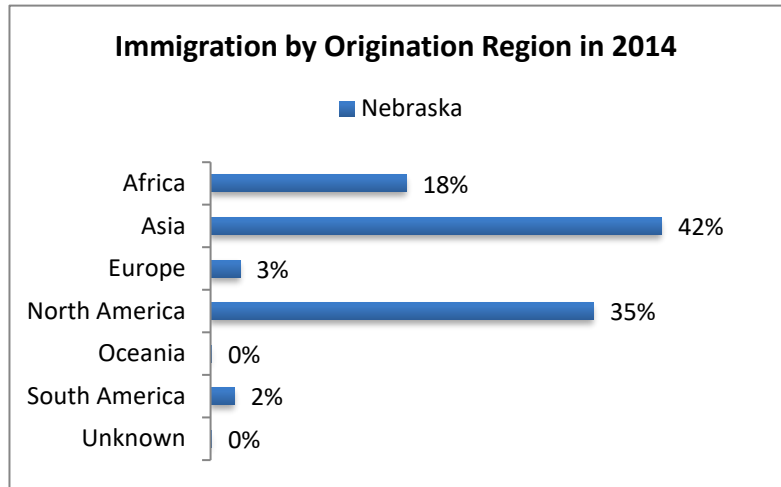


Table 10. Immigration by Origination Region and Country in 2014

REGION	
Total	4,442
Africa	801
Asia	1,845
Europe	121
North America	1,567
Oceania	5
South America	98
Unknown	5
COUNTRY	
Total	4,442
Mexico	853
Burma	289
Cuba	260
Iraq	214
Somalia	208
India	206
Guatemala	202
Vietnam	185
Thailand	169
Bhutan	157
Nepal	155
El Salvador	133
China, People's Republic	105
Afghanistan	95
Sudan	83
Ethiopia	81
Philippines	69
Togo	64
Kenya	61
Honduras	43
Congo, Democratic Republic	42
Colombia	40
Benin	36
Canada	29
United Kingdom	28
Korea, South	26



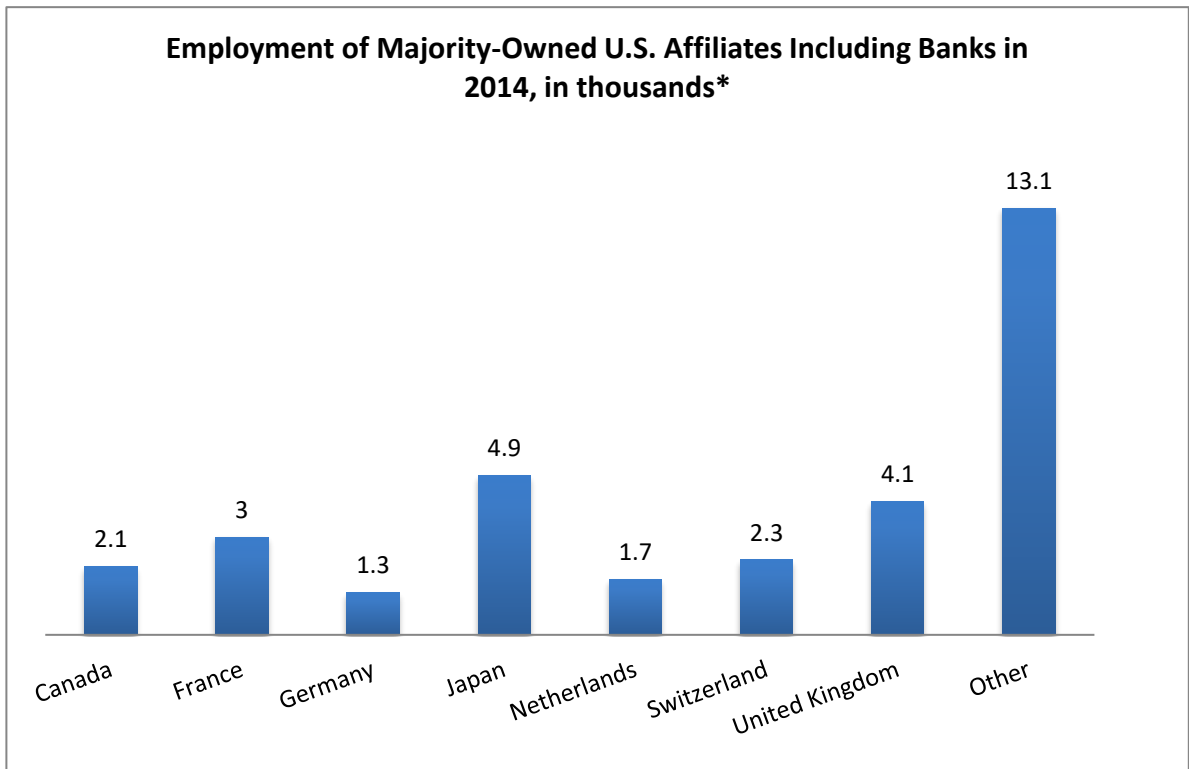
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Source: U.S. Department of Homeland Security

Yearbook of Immigration Statistics, 2014, Supplemental Table 1.

Table 11. Employment of Majority-Owned U.S. Affiliates of Foreign Multinational Companies Operating in Nebraska

Total Employed (thousands) 33



* Value of 0 in the chart indicates that the data was suppressed.

Source: U.S. Bureau of Economic Analysis, Foreign Direct Investment in the U.S. (FDIUS), Majority-Owned U.S. Affiliates Table on Employment by State and Country, 2007-2014

Table 12. Top 25 Export Destinations of the State Based on 2015 Dollar Value (in Millions)

Country	2012 Dollar Volume	2015 Dollar Volume	2012 Share	2015 Share
World	7,455	6,556		
Top 25	6,677	6,040	89.6	92.1
Canada	1,904	1,463	25.5	22.3
Mexico	1,806	1,257	24.2	19.2
Japan	469	792	6.3	12.1
China	487	493	6.5	7.5
Korea, South	320	350	4.3	5.3
Hong Kong	155	234	2.1	3.6
Netherlands	183	204	2.4	3.1
Australia	263	182	3.5	2.8
Germany	147	165	2.0	2.5
Belgium	97	93	1.3	1.4
Taiwan	95	87	1.3	1.3
Brazil	80	85	1.1	1.3
France	74	81	1.0	1.2
Italy	102	74	1.4	1.1
New Zealand	55	57	0.7	0.9
Singapore	37	55	0.5	0.8
Vietnam	55	54	0.7	0.8
South Africa	62	44	0.8	0.7
United Kingdom	62	43	0.8	0.7
Spain	45	42	0.6	0.6
Thailand	49	42	0.7	0.6
Portugal	2	39	0.0	0.6
Dominican Republic	22	37	0.3	0.6
Israel	34	36	0.5	0.5
Argentina	73	33	1.0	0.5

Source: U.S. Census Bureau, State Trade Data by Country

Table 13. Top 25 Import Origins of the State Based on 2015 Dollar Value (in Millions)

Country	2012 Dollar Volume	2015 Dollar Volume	2012 Share	2015 Share
World	3,576	4,130		
Top 25	3,405	3,965	95.2	96.0
China	919	1,021	25.7	24.7
Canada	873	948	24.4	22.9
Germany	337	321	9.4	7.8
Mexico	182	295	5.1	7.2
Japan	247	288	6.9	7.0
United Kingdom	47	174	1.3	4.2
Austria	63	141	1.8	3.4
France	160	102	4.5	2.5
Brazil	42	86	1.2	2.1
Italy	113	84	3.2	2.0
Taiwan	61	74	1.7	1.8
Switzerland	11	66	0.3	1.6
Thailand	47	62	1.3	1.5
India	32	50	0.9	1.2
Korea, South	29	42	0.8	1.0
Vietnam	42	41	1.2	1.0
Ireland	70	39	2.0	1.0
Spain	11	20	0.3	0.5
Czech Republic	12	20	0.3	0.5
Sweden	31	19	0.9	0.5
Belgium	43	17	1.2	0.4
Philippines	8	16	0.2	0.4
Poland	12	14	0.3	0.4
Hungary	11	14	0.3	0.3
Indonesia	5	12	0.1	0.3

Source: U.S. Census Bureau, State Trade Data by Country