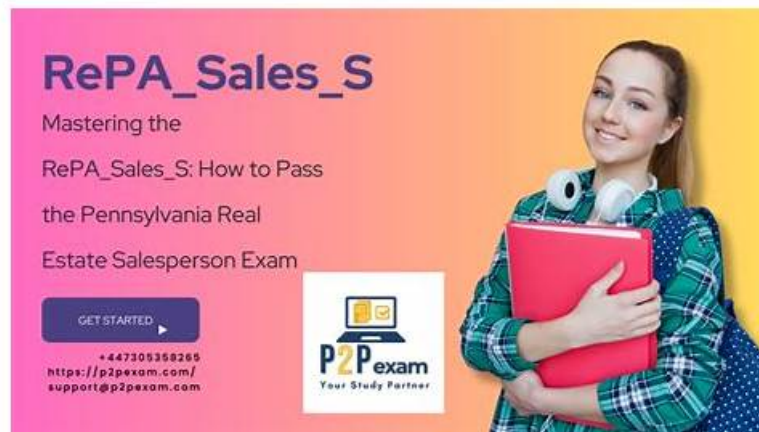


RePA_Sales_S Online Test, RePA_Sales_S Unterlage



Außerdem sind jetzt einige Teile dieser It-Pruefung RePA_Sales_S Prüfungsfragen kostenlos erhältlich:
<https://drive.google.com/open?id=1qfRBpYX6MBGEX8oyiFcJudrfdaDkATdd>

Wenn Sie über begrenztes Budget verfügen, möchten aber ein vollständiges Wert-Paket haben, können Sie mal die Fragenkataloge zur Pennsylvania Real Estate Commission RePA_Sales_S Zertifizierungsprüfung von It-Pruefung probieren. Sie sind nicht nur preiswert und präzise, sondern auch sehr leicht zu verstehen. Sie sind geeignet für alle Arten von Lernenden. Wenn Sie die Fragenkataloge zur Pennsylvania Real Estate Commission RePA_Sales_S Zertifizierungsprüfung von It-Pruefung wählen, können Sie einjährige Aktualisierung kostenlos genießen.

Pennsylvania Real Estate Commission RePA_Sales_S Prüfungsplan:

Thema	Einzelheiten
Thema 1	Real Estate Commission: This section of the exam measures skills of Real Estate Salespersons and covers the fundamental duties and powers of the Real Estate Commission. It includes understanding how complaints are handled, how investigations and hearings are conducted, and the processes for appeals. Candidates are also expected to be familiar with the Real Estate Recovery Fund, which provides protection for consumers in certain cases.
Thema 2	Miscellaneous: This section of the exam measures the skills of Real Estate Salespersons and includes several additional knowledge areas important for practice. Candidates are expected to understand property disclosures, the preparation and handling of contracts and forms, and the Pennsylvania Human Relations Act. It also covers the regulations relating to time-shares, as well as leasing and rental practices that are part of everyday real estate transactions.
Thema 3	Licensure: This section of the exam measures skills of Real Estate Brokers and focuses on licensure requirements. It emphasizes qualifications necessary for obtaining a license, the activities that legally require licensure, and the processes for license renewal or reactivation. Additionally, it includes the rules for changing employment as a licensee and outlines specific exemptions from licensure under Pennsylvania law.
Thema 4	Regulations Governing the Activities of Licensees: This section of the exam measures the skills of Real Estate Brokers and centers on the professional standards and regulations that govern daily practice. It reviews rules regarding advertising, the working relationship between brokers and salespersons, and the proper handling of client funds and accounts. It also highlights prohibited conduct, as well as the conditions that can lead to suspension or revocation of a license.
Thema 5	Agency and Disclosure: This section of the exam measures the skills of Real Estate Salespersons and addresses the importance of proper agency and disclosure. It evaluates knowledge of agency disclosures, the duties of licensees, and how different agency relationships function in practice. It also covers compensation rules and the responsibilities that come with working under different types of agency agreements.

RePA_Sales_S Bestehen Sie PA Salesperson State Exam! - mit höhere Effizienz und weniger Mühen

Der Vorhang der Lebensbühne wird jederzeit geöffnet werden. Die Hauptsache ist, ob Sie spielen wollen oder einfach weglaufen. Diejenigen, die die Chancen ergreifen können, können Erfolg erlangen. Deshalb müssen Sie It-Pruefung wählen. Sie können jederzeit Ihre Fertigkeiten zeigen. Die Prüfungsmaterialien zur Pennsylvania Real Estate Commission RePA_Sales_S Zertifizierungsprüfung von It-Pruefung ist die effiziente Methode, die RePA_Sales_S Prüfung zu bestehen. Mit RePA_Sales_S Zertifikat können Sie Ihren Traum verwirklichen und Erfolg erlangen.

Pennsylvania Real Estate Commission PA Salesperson State Exam RePA_Sales_S Prüfungsfragen mit Lösungen (Q48-Q53):

48. Frage

Which of the following is a REQUIRED general duty of a licensee?

- A. Conduct an independent inspection of the property.
- **B. Independently verify the accuracy of any representation on a property condition disclosure statement.**
- C. Accept liability and responsibility for acts of the consumer.
- D. Provide assistance with document preparation.

Antwort: B

Begründung:

Under 68 Pa. C.S. §§ 7301-7314 (Real Estate Seller Disclosure Law), a licensee has a duty to ensure that the property condition disclosure statement is complete and accurate as provided by the seller.

* While the licensee does not conduct a formal property inspection, they must not ignore material defects that are apparent or known to them.

* If a licensee knows of an issue that contradicts the seller's disclosure, they must disclose this to the buyer to prevent misrepresentation.

* This protects consumers from fraudulent or misleading property conditions.

Why the other answers are incorrect:

* Option A (Independent Inspection): A licensee is not a home inspector and is not required to perform a physical inspection.

* Option C (Accept Consumer Liability): A licensee is not responsible for actions taken by a buyer or seller.

* Option D (Document Preparation Assistance): A licensee can help explain documents but cannot prepare legal contracts without an attorney.

Reference:

68 Pa. C.S. §§ 7301-7314- Real Estate Seller Disclosure Law

49. Frage

In the normal course of practicing real estate, a licensed real estate salesperson may:

- **A. Receive commission and bonuses through their broker.**
- B. Pay a referral fee directly to another licensed salesperson.
- C. Agree to split commissions with another licensee and pay the split directly to the other licensee.
- D. Directly receive a commission from the buyer as well as the seller.

Antwort: A

Begründung:

Under 49 Pa. Code § 35.283 (Compensation and Commission), a salesperson may only receive compensation through their employing broker. All commissions, bonuses, or referral fees must be paid by the broker and not directly to or from another licensee.

* A real estate salesperson cannot accept direct payment from clients, buyers, or sellers.

* Any bonus or commission earned must first go to the broker, who then distributes the appropriate amount to the salesperson.

Why the other answers are incorrect:

* Option B (Direct Commission from Buyer & Seller): Salespersons cannot accept direct payments from clients; all payments must go through their broker.

* Option B (Pay Referral Fee to Another Salesperson): Only brokers can pay referral fees. A salesperson cannot pay another licensee.
* Option D (Split Commission Directly with Another Licensee): Commissions must be handled by the broker, not between individual agents.
Reference:
49 Pa. Code § 35.283- Compensation and Commission

50. Frage

If a licensee advertises prizes as part of a promotion for the sale of real estate, which of the following must be disclosed in the advertisement?

- A. The fair market value of the prize.
- B. The names of any stores that will exchange the prize.
- C. How many others have won similar prizes.
- D. Where the prize was manufactured.

Antwort: A

Begründung:

Under 49 Pa. Code § 35.305 (Business Name on Advertisements), a real estate licensee must disclose the fair market value of any prizes, gifts, or incentives offered as part of a sales promotion.

* This ensures transparency and prevents misleading advertisements that might influence a consumer's decision based on exaggerated prize values.

* Failure to disclose the fair market value could result in penalties or disciplinary action from the Pennsylvania Real Estate Commission.

Why the other answers are incorrect:

* Option B (Where the Prize Was Manufactured): There is no requirement to disclose where a prize was made.

* Option C (How Many Others Have Won): The law does not require disclosure of the number of previous winners.

* Option D (Names of Stores for Exchange): There is no requirement to provide names of stores that would honor or exchange the prize.

Reference:

49 Pa. Code § 35.305- Business Name on Advertisements

51. Frage

Licensing law in the Commonwealth of Pennsylvania requires that a real estate salesperson be supervised by a licensed real estate broker or a broker-assigned:

- A. Salesperson.
- B. Transaction coordinator.
- C. Associate broker.
- D. Team leader.

Antwort: C

Begründung:

Under 49 Pa. Code § 35.241 (Supervision and Operation of Offices), a licensed real estate salesperson must be supervised by a broker or an associate broker designated by the broker.

* A broker may assign an associate broker (who has passed the broker exam but does not own the brokerage) to oversee salespersons.

* Salespersons cannot work independently; they must work under the direction of a licensed broker or an assigned associate broker.

Why the other answers are incorrect:

* Option A (Team Leader): A team leader is not a formal supervisory position under Pennsylvania law unless they are an associate broker or broker.

* Option B (Salesperson): A salesperson cannot supervise other salespersons.

* Option D (Transaction Coordinator): A transaction coordinator handles paperwork but does not supervise licensees.

52. Frage

The provisions of the Real Estate Licensing and Registration Act apply to:

- A. An attorney-at-law who participates in real estate transactions on behalf of a client.
- B. A licensed auctioneer who is auctioning property.
- **C. A real estate licensee selling real estate they own.**
- D. A trustee who participates in real estate transactions under the authority of a court order.

Antwort: C

Begründung:

Under 63 P.S. § 455.304 (Exemptions from Licensing Requirements), most individuals selling their own property are exempt from real estate licensing requirements. However, a real estate licensee selling their own real estate must comply with disclosure laws and ethical obligations.

* If a real estate licensee sells their own property, they must disclose in all advertising that they are a licensed real estate professional to avoid misleading the public.

* While a non-licensee selling their own property is not covered under real estate licensing laws, a licensed salesperson must adhere to licensing and disclosure laws.

Why the other answers are incorrect:

* Option A (Trustee under Court Order): Court-appointed trustees are exempt from real estate licensing requirements.

* Option B (Attorney Representing Clients): Attorneys are permitted to handle real estate transactions as part of their legal practice without a real estate license.

* Option D (Licensed Auctioneer): Auctioneers selling real estate are regulated under separate auctioneer licensing laws, not real estate licensing laws.

53. Frage

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Die Pennsylvania Real Estate Commission RePA_Sales_S Zertifizierungsprüfung sind jedem IT-Fachmann sehr wichtig. Solange Sie das RePA_Sales_S Zertifikat bekommen, werden Sie im Beruf sicher nicht aussondert. Sie werden befördert und ein höheres Gehalt beziehen. Mit diesem Zertifikat können Sie alle bekommen, was Sie wünschen. Die Fragenpool zur Pennsylvania Real Estate Commission RePA_Sales_S Zertifizierungsprüfung von It-Prüfung sind die Ressourcen zum Erfolg. Mit diesen Schulungsmaterialien werden Sie den Schritt zum Erfolg beschleunigen. Sie werden sicher mehr selbstbewusster.

RePA_Sales_S Unterlage: https://www.it-pruefung.com/RePA_Sales_S.html

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- P.S. Kostenlose und neue ReFA_Sales_S Prüfungsfragen sind auf Google Drive freigegeben von It-Pruefung verfügbar:
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