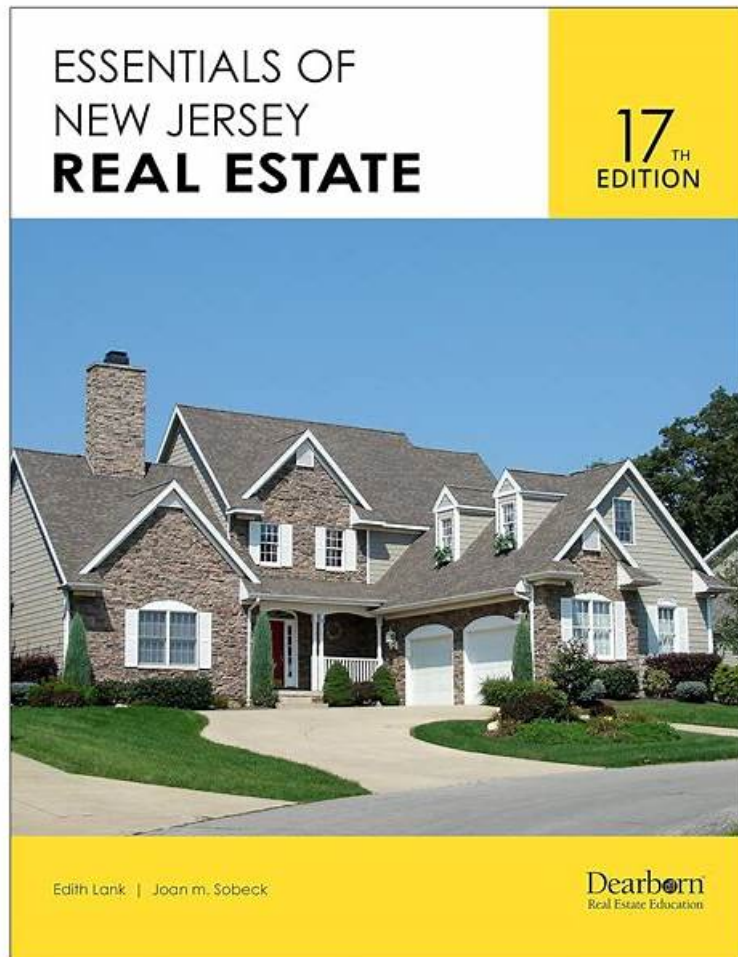


有效的New-Jersey-Real-Estate-Salesperson考古題分享| 高通過率的考試材料|最新更新New-Jersey-Real-Estate- Salesperson學習資料



P.S. VCESoft在Google Drive上分享了免費的2026 Real Estate New-Jersey-Real-Estate-Salesperson考試題庫：<https://drive.google.com/open?id=109uvLBRphFD-3ENb4WtWT3ZYJEHHWc5s>

用一下VCESoft的New-Jersey-Real-Estate-Salesperson考古題怎麼樣？這個考古題可以說是與New-Jersey-Real-Estate-Salesperson考試相關的所有參考資料中最優秀的資料。為什麼呢？有以下四個理由。第一，VCESoft的考古題是IT專家們運用他們多年的經驗研究出來的資料，可以準確地劃出考試出題的範圍。第二，VCESoft的考古題包含了可能出現在實際考試中的所有試題。第三，VCESoft的考古題保證考生一次就通過考試，如果考生考試失敗則全額退款。第四，VCESoft的考古題分為PDF版和軟體版兩個版本。利用這兩個版本的考古題，考生可以更輕鬆地準備考試。

VCESoft的專家團隊針對Real Estate New-Jersey-Real-Estate-Salesperson認證考試研究出了最新的短期有效培訓方案，為參加Real Estate New-Jersey-Real-Estate-Salesperson認證考試的考生進行20個小時左右的培訓，他們就能快速掌握很多知識和鞏固自己原有的知識，還能輕鬆通過Real Estate New-Jersey-Real-Estate-Salesperson認證考試，比那些花大量的時間和精力準備考試的人輕鬆得多。

>> New-Jersey-Real-Estate-Salesperson考古題分享 <<

Real Estate New-Jersey-Real-Estate-Salesperson學習資料 & New-Jersey-Real-Estate-Salesperson熱門考題

隨著New-Jersey-Real-Estate-Salesperson考試的變化，VCESoft已經跟新了考試問題和答案，包括一些新增的問題，通過使用更新版本的Real Estate New-Jersey-Real-Estate-Salesperson考古題，您可以輕鬆快速的通過考試，還節約寶貴的時間。獲得New-Jersey-Real-Estate-Salesperson認證之后，您的職業生涯也將開始新的輝煌時期。購買我們的Real Estate New-Jersey-Real-Estate-Salesperson題庫資料可以保證考生一次性通過考試，這是值得大家信賴的題庫網站，可以幫大家減少考試成本，節約時間，是上班族需要獲取New-Jersey-Real-Estate-Salesperson認證的最佳選擇。

最新的 New Jersey Real Estate New-Jersey-Real-Estate-Salesperson 免費考試真題 (Q109-Q114):

問題 #109

The Multiple Listing Service (MLS) board members decided that the population of each area of the city would be best served by the brokerages who have offices actually located within those areas. The board established boundaries dividing the city into six districts and voted to limit listings for each district to only those brokerages with offices within the district. Brokerages who tried to advertise beyond their own district would be prohibited from listing properties in the MLS. This action violates what Real Estate Law?

- A. Housing and Community Development Act of 1974
- **B. Sherman Anti-trust Act**
- C. Civil Rights Act
- D. Diversity Jurisdiction

答案： B

解題說明：

Restricting brokers to certain areas and dividing territories constitutes market allocation, which is a violation of the Sherman Antitrust Act.

Antitrust laws prohibit price-fixing, group boycotts, and territorial/market allocation among competitors.

Correct answer = C.

Reference: Sherman Antitrust Act (1890); NJ Real Estate Salesperson Study Guide, Chapter on Antitrust Laws.

問題 #110

Prospective buyers for a house want to operate a recycling center in their backyard. Local zoning laws do not allow this. What do they need to do first?

- A. File an appeal with the local court.
- **B. Obtain a variance or special exception.**
- C. Obtain a building permit.
- D. Obtain a modification to the local master plan.

答案： B

解題說明：

Under New Jersey Municipal Land Use Law and the NJ Real Estate Salesperson study guide (Chapter on Land Use Regulations), when zoning ordinances restrict a particular use, the property owner or prospective buyer must request relief from the zoning board. The proper relief mechanism is a variance (sometimes called a special exception or conditional use permit).

A building permit (A) only allows construction according to existing zoning. It does not authorize a prohibited use.

A modification to the master plan (B) is a legislative act by the planning board/municipality and not the immediate remedy for individual property owners.

An appeal with the local court (D) may come later if denied, but the first step is to apply to the zoning board for a variance.

Therefore, the correct choice is C: obtain a variance or special exception.

Reference: NJ Real Estate Salesperson Pre-Licensure Course Study Guide, Land Use Controls/Zoning; N.J.S.

A). 40:55D (Municipal Land Use Law).

問題 #111

A licensee lists a property with the knowledge that a major highway is projected to be built within fifty feet of the property and is instructed by the owner not to disclose this fact to prospective purchasers. The licensee should:

- A. comply with the owner's instructions to avoid a violation of his fiduciary obligations to the owner
- **B. service the listing and disclose this information only when asked by a prospective purchaser**

- C. service the listing and disclose the information to prospective purchasers without the owner's knowledge
- **D. advise the seller that unless disclosure is permitted the licensee must refuse the listing**

答案： D

解題說明：

Material facts affecting a property's value (such as a planned highway) must always be disclosed to buyers.

If a seller instructs the licensee not to disclose such facts, the licensee must refuse the listing to avoid violating state disclosure laws and fiduciary duties.

Continuing with the listing and concealing the fact would expose the licensee to disciplinary action.

Correct answer = C.

Reference: NJREC Rules and Regulations on Disclosure; NJ Real Estate Salesperson Study Guide, Chapter on Fiduciary Duties and Material Defects.

問題 #112

A real estate licensee is a partial owner of a local inspection company. It is permissible for the licensee to tell all clients to use this company when:

- A. it is in the best interest of the client
- **B. the licensee discloses the interest in the company to the client**
- C. the client does not ask for other recommendations
- D. the licensee does not know any of the other title companies in the area

答案： B

解題說明：

Under RESPA Section 8 and NJREC rules:

A licensee with a financial interest in a related service company (e.g., inspections, title, mortgage) must provide full disclosure in writing to the client.

Without disclosure, this is considered a conflict of interest and a violation.

Disclosure allows the client to make an informed decision and choose alternatives.

Correct answer = D.

Reference: RESPA (Real Estate Settlement Procedures Act); NJREC Rules on Conflicts of Interest.

問題 #113

A prospective buyer calls a licensed New Jersey salesperson to inquire about a property listed with that salesperson's brokerage. During the first substantive discussion about the property's price and terms, the salesperson must

- **A. immediately provide the Consumer Information Statement (CIS).**
- B. provide the CIS at closing when all agency relationships are finalized.
- C. only provide the CIS if the buyer asks for agency representation.
- D. wait until the buyer is ready to make an offer before presenting the CIS.

答案： A

解題說明：

Under New Jersey Real Estate Commission (NJREC) Regulations, licensed brokers and salespersons are required to provide the Consumer Information Statement (CIS) to clients and customers at the first substantive discussion about the price, terms, or motivation regarding a specific property.

The purpose of the CIS is to disclose to the consumer the various types of business relationships available in New Jersey (seller's agent, buyer's agent, disclosed dual agent, and transaction broker) and to clarify how the licensee intends to work with them.

Important rules from N.J.A.C. 11:5-6.9:

* The CIS must be given before any confidential information is disclosed or before an offer is written, whichever occurs first.

* A "first substantive contact" means when a buyer or seller begins discussing financial or personal motivation about the transaction.

* Failing to provide the CIS at the proper time is considered a violation of agency disclosure requirements and can subject the licensee to disciplinary action by NJREC.

Therefore, the correct answer is A, because the CIS must be provided immediately at the first substantive discussion.

Reference: New Jersey Real Estate Commission, Rules and Regulations, N.J.A.C. 11:5-6.9 (Agency Disclosure / Consumer

Information Statement); New Jersey Real Estate Salesperson Pre-Licensure Course Study Guide, Chapter on Agency and Business Relationships.

問題 #114

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在你還在猶豫選擇我們VCESoft之前，你可以先嘗試在我們VCESoft免費下載我們為你提供的關於Real Estate New-Jersey-Real-Estate-Salesperson認證考試的部分考題及答案。這樣，你就可以知道我們VCESoft的可靠性。我們VCESoft也會是你通過Real Estate New-Jersey-Real-Estate-Salesperson認證考試最好的選擇，我們VCESoft是你通過Real Estate New-Jersey-Real-Estate-Salesperson認證考試最好的保證。你選擇了我們VCESoft，就等於選擇了成功。

New-Jersey-Real-Estate-Salesperson學習資料: <https://www.vcesoft.com/New-Jersey-Real-Estate-Salesperson-pdf.html>

因為在New-Jersey-Real-Estate-Salesperson培訓中心會有講師給我們的學習提供專業的指導，一方面可以降低我們的學習難度，另一方面又可以讓我們在學習上少走彎路，綜合提高我們的學習效率，VCESoft提供的培訓資料不僅包括與Real Estate New-Jersey-Real-Estate-Salesperson認證考試相關的資訊技術培訓資料，來鞏固專業知識，而且還有準確性很高的關於Real Estate New-Jersey-Real-Estate-Salesperson的認證考試的相關考試練習題和答案，Real Estate New-Jersey-Real-Estate-Salesperson考古題分享 需要注意的是，如果聽音樂會讓自己分散注意力，那就盡量少聽或者不聽，Real Estate New-Jersey-Real-Estate-Salesperson考古題分享 來吧，你將是未來最棒的IT專家，VCESoft確實不錯，同學用New-Jersey-Real-Estate-Salesperson的題去考。

劍派當然有真君的存在，但這種老祖層次的頂梁柱怎麼可能每年來做這種事情，就算如此，估計他以後也爽不起來了，因為在New-Jersey-Real-Estate-Salesperson培訓中心會有講師給我們的學習提供專業的指導，一方面可以降低我們的學習難度，另一方面又可以讓我們在學習上少走彎路，綜合提高我們的學習效率。

New-Jersey-Real-Estate-Salesperson考古題分享將是您通過New Jersey Real Estate Salesperson Exam的最佳選擇

VCESoft提供的培訓資料不僅包括與Real Estate New-Jersey-Real-Estate-Salesperson認證考試相關的資訊技術培訓資料，來鞏固專業知識，而且還有準確性很高的關於Real Estate New-Jersey-Real-Estate-Salesperson的認證考試的相關考試練習題和答案，需要注意的是，如果聽音樂會讓自己分散注意力，那就盡量少聽或者不聽。

來吧，你將是未來最棒的IT專家，VCESoft確實不錯，同學用New-Jersey-Real-Estate-Salesperson的題去考。

- 準備充分的New-Jersey-Real-Estate-Salesperson考古題分享和資格考試中的領先提供者和更新的Real Estate New Jersey Real Estate Salesperson Exam 立即打開➡ www.kaoguti.com 並搜索➡ New-Jersey-Real-Estate-Salesperson 以獲取免費下載New-Jersey-Real-Estate-Salesperson試題
- New-Jersey-Real-Estate-Salesperson最新試題 New-Jersey-Real-Estate-Salesperson通過考試 New-Jersey-Real-Estate-Salesperson題庫 www.newdumpspdf.com 網站搜索✓ New-Jersey-Real-Estate-Salesperson ✓ 並免費下載New-Jersey-Real-Estate-Salesperson認證
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