

Maryland-Real-Estate-Salesperson認證資料 - Maryland-Real-Estate-Salesperson認證考試



難道你不想在你的工作生涯中做出一番輝煌的成績嗎？肯定希望那樣吧。那麼，你就有必要時常提升自己了。在 Real Estate 行業工作的你應該怎樣提升自己的水準呢？其實參加 IT 認證考試獲得認證資格是一個好方法。Real Estate 的認證考試資格是很重要的資格，因此參加 Maryland-Real-Estate-Salesperson 考試的人變得越來越多了。

我們 KaoGuTi Real Estate 的 Maryland-Real-Estate-Salesperson 的考題按照相同的教學大綱，其次是實際的 Real Estate 的 Maryland-Real-Estate-Salesperson 認證考試，我們也是不斷的升級我們的培訓資料，你得到的所有產品高達 1 年的免費更新，你也可以隨時延長更新訂閱時間，你將得到更多的時間來充分準備考試。如果你還為了要不要使用 KaoGuTi 這個網站的培訓資料而感到困惑或者猶豫不決，那麼你可以先在 KaoGuTi 網站裏下載部分關於考試的試題及答案，免費試用，如果它很適合你，你可以再去購買也不遲，保證你絕不後悔。

>> Maryland-Real-Estate-Salesperson 認證資料 <<

Maryland-Real-Estate-Salesperson 認證考試 & Maryland-Real-Estate-Salesperson 考試資料

不管你參加 Maryland-Real-Estate-Salesperson 認證的哪個考試，KaoGuTi 的參考資料都可以給你很大的幫助。因為 KaoGuTi 的考試考古題包含實際考試中可能出現的所有問題，並且可以給你詳細的解析讓你很好地理解 Maryland-Real-Estate-Salesperson 考試試題。只要你認真學習了 KaoGuTi 的考古題，你就可以輕鬆地通過你想要參加的考試。

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

問題 #109

Joe and Emma Parsons begin informally working with their neighbor Kyle, who's a real estate licensee, to find a bigger house. The parties have not signed any agreements or discussed the arrangements. This is an example of _____ agency.

- A. Implied
- B. Unspoken
- C. Executory
- D. Express

答案：A

解題說明：

The agency module explains that agency may be created by express agreement (written or verbal) or by implication through conduct. When parties act as if an agency relationship exists—for example, a licensee regularly advising and assisting buyers without a signed agreement—this can form implied agency. Because no express (written or oral) agreement exists in this scenario, the relationship described is implied agency, created by the parties' behavior and course of dealings.

References: Maryland 60-Hour Principles and Practices of Real Estate - Agency Law: creation of agency (express vs. implied), duties arising from implied agency, and risk management.

問題 #110

When operating under a power of attorney concerning the transfer of real property, who may sign in place of the principal?

- A. Grantee
- **B. Agent**
- C. Principal
- D. County clerk

答案: B

解題說明:

A power of attorney (POA) is a legal document authorizing one person (the agent or attorney-in-fact) to act on behalf of another person (the principal) in specified matters.

When it comes to transferring real property, a valid, notarized, and recorded power of attorney gives the agent the authority to sign all necessary documents in place of the principal.

The Maryland 60-Hour Course explains this under "Transfer of Title," emphasizing that all signatures must be properly acknowledged to be legally enforceable, and the power of attorney must be recorded with the deed.

Reference:

Maryland 60-Hour Principles and Practices of Real Estate Pre-Licensing Course - "Transfer of Title" Module Maryland Real Property Article 4-107 - Execution by Attorney-in-Fact; Power of Attorney Requirements.

問題 #111

In the sales comparison approach, the appropriateness of the various comparable sales in relationship to the subject is considered in a process known as _____, where certain factors may be given more weight.

- **A. Reconciliation**
- B. Averaging
- C. Bracketing
- D. Conformity

答案: A

解題說明:

In the sales comparison approach, after making market-supported adjustments to comparable sales, the appraiser engages in reconciliation-a professional judgment process that weighs the quality and relevance of each comparable (e.g., similarity, extent and reliability of adjustments, data verification) and does not simply average the indicated values.

Bracketing is a selection technique (choosing comps slightly superior and inferior to the subject), and conformity is an appraisal principle (value is maximized when properties are similar). Neither is the final weighing process.

References: Maryland pre-licensing curriculum-Real Estate Appraisal and Valuation (sales comparison steps; adjustments; reconciliation and weighting of indications of value).

問題 #112

What happens when a married couple who owns a property as tenants by the entirety divorce?

- A. Their ownership rights terminate.
- **B. Their ownership changes to tenants in common.**
- C. They become joint tenants with right of survivorship.
- D. The one who records title first gets the property.

答案: B

解題說明:

Tenancy by the entirety is a special form of ownership available only to married couples in Maryland. It provides each spouse with an equal, undivided interest and includes the right of survivorship-if one spouse dies, the surviving spouse automatically owns the entire property.

However, when the couple divorces, the marriage relationship-essential for this ownership form-no longer exists. The law automatically converts the ownership to tenancy in common, unless otherwise specified in the divorce decree or a subsequent agreement.

Reference:

Maryland 60-Hour Principles and Practices of Real Estate Pre-Licensing Course - "Forms of Real Estate Ownership" Section
Maryland Real Property Article, 2-117 - Estates by Entirety; Effect of Divorce.

問題 #113

Cameron had a listing agreement with a client named Ben. Ben got mad at Cameron and said he was terminating the agreement. Can Ben do this?

- A. Yes, with 30 days' notice.
- B. Yes, it's a client's prerogative.
- C. Only if the property is valued at more than \$250,000.
- **D. Yes, but certain terms of the agreement may still be binding upon Ben.**

答案: D

解題說明:

Comprehensive and Detailed Explanation From Exact Extract of Maryland 60-Hour Principles and Practices of Real Estate Pre-Licensing Course:

While a client (in this case, Ben) may terminate a listing agreement at any time, the termination does not necessarily release the client from contractual obligations that have already been incurred.

A listing agreement is a bilateral contract between the seller and the broker. If a client ends the agreement without cause, the broker may still be entitled to compensation for expenses or commissions if the property sells to a ready, willing, and able buyer who was introduced during the term.

The Maryland course explains that unilateral termination may constitute breach of contract, depending on the agreement's terms.

Reference:

Maryland 60-Hour Principles and Practices of Real Estate Pre-Licensing Course - "Listing Agreements and Buyer Representation" Module Md. Business Occupations and Professions Article §17-532 - Duties and Rights in Agency Relationships.

問題 #114

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IT測試和認證在當今這個競爭激烈的世界變得比以往任何時候都更重要，這些都意味著一個與眾不同的世界的未來，Real Estate的Maryland-Real-Estate-Salesperson考試將是你職業生涯中的里程碑，並可能開掘到新的機遇，但你如何能通過Real Estate的Maryland-Real-Estate-Salesperson考試？別擔心，幫助就在眼前，有了KaoGuTi就不用害怕，KaoGuTi Real Estate的Maryland-Real-Estate-Salesperson考試的試題及答案是考試準備的先鋒。

Maryland-Real-Estate-Salesperson認證考試: https://www.kaoguti.com/Maryland-Real-Estate-Salesperson_exam-pdf.html

如果你拿到了Real Estate Maryland-Real-Estate-Salesperson 認證證書，你的IT職業能力是會被很多公司認可的，目前是經濟衰退的時期，找一份工作不容易，考生應保持積極的態度，但是順利通過了Maryland-Real-Estate-Salesperson考試後，將能夠幫助您穩定您的位置，增加求職的法碼，閱讀下面發現為什麼KaoGuTi Maryland-Real-Estate-Salesperson認證考試是實踐檢驗的主要來源，和真實的測試環境，用過以後你就知道Maryland-Real-Estate-Salesperson考古題的品質了，因此趕緊試一下吧，拿到 Maryland-Real-Estate-Salesperson 證書的IT人士肯定比沒有拿人工工資高，職位上升空間也很大，在IT行業中職業發展前景也更廣，我們承諾，如果你使用了我們最新的Maryland-Real-Estate-Salesperson 認證考試練習題和答案卻考試失敗，我們公司將會全額退款給你，KaoGuTi Maryland-Real-Estate-Salesperson認證考試幫助您輕鬆學習並順利通過a+,security+,Linux+,oca,ocp,scjp,vcp,pmp,cisa,rhce等眾多IT認證,品質保證！

三個壯漢頓時齊聲怒吼，沖向了陳長生，大蠟女的聲音，平靜了些，如果你拿到了Real Estate Maryland-Real-Estate-Salesperson 認證證書，你的IT職業能力是會被很多公司認可的，目前是經濟衰退的時期，找一份工作不容易，考生應保持積極的態度，但是順利通過了Maryland-Real-Estate-Salesperson考試後，將能夠幫助您穩定您的位置，增加求職的法碼。

已驗證的Maryland-Real-Estate-Salesperson認證資料並保證Real Estate Maryland-Real-Estate-Salesperson考試成功 - 可信賴的Maryland-Real-Estate-Salesperson認證考試

閱讀下面發現為什麼KaoGuTi是實踐檢驗的主要來源，和真實的測試環境，用過以後你就知道Maryland-Real-Estate-

Salesperson 考古題的品質了，因此趕緊試一下吧，拿到 Maryland-Real-Estate-Salesperson 證書的IT人士肯定比沒有拿人員工資高，職位上升空間也很大，在IT行業中職業發展前景也更廣。

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