

Maryland-Real-Estate-Salesperson Vce덤프는시험패스에가장좋은공부자료

<http://study.com/academy/practice/quiz-worksheet-maryland-real-estate-salesperson-license-requirements.html> Study.com

Quiz & Worksheet - Maryland Real Estate Salesperson License Requirements

1. What is one of the steps needed to get a Maryland real estate license?

- ☐ Take 60 hours of pre-license education courses
- ☐ Take 15 hours of pre-license education courses
- ☐ Be 21 years or older
- ☐ Submit your application to the department of commerce

2. What is an activity that requires a real estate license?

- ☐ Earning a real estate commission
- ☐ Holding an open house
- ☐ Selling your own home
- ☐ Providing property management services

3. What is one thing you must do to renew your real estate license in Maryland?

- ☐ Complete 15 hours of continuing education courses every two years
- ☐ Take 60 hours of pre-license education courses every four years
- ☐ Retake the real estate exam
- ☐ Complete at least 20 transactions

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많은 사이트에서 Real Estate인증 Maryland-Real-Estate-Salesperson시험대비덤프를 제공해드리는데Fast2test를 최강 추천합니다. Fast2test의Real Estate인증 Maryland-Real-Estate-Salesperson덤프에는 실제시험문제의 기출문제와 예상문제가 수록되어있어 그 품질 하나 끝내줍니다.적응율 좋고 가격저렴한 고품질 덤프는Fast2test에 있습니다.

>> Maryland-Real-Estate-Salesperson Vce <<

Maryland-Real-Estate-Salesperson적응율 높은 인증덤프자료 - Maryland-Real-Estate-Salesperson최신덤프문제

Fast2test는 Real Estate인증Maryland-Real-Estate-Salesperson시험에 대하여 가이드를 해줄 수 있는 사이트입니다. Fast2test는 여러분의 전업지식을 업그레이드시켜줄 수 있고 또한 한번에Real Estate인증Maryland-Real-Estate-Salesperson시험을 패스하도록 도와주는 사이트입니다. Fast2test제공하는 자료들은 모두 IT업계전문가들이 자신의 지식과 끈임없는 경험등으로 만들어낸 퍼펙트 자료들입니다. 품질은 정확도 모두 보장되는 문제집입니다. Real Estate인증Maryland-Real-Estate-Salesperson시험은 여러분이 IT지식을 한층 업할수 있는 시험이며 우리 또한 일년무료 업데이트서비스를 제공합니다.

최신 Maryland Real Estate Maryland-Real-Estate-Salesperson 무료샘플문제 (Q180-Q185):

질문 # 180

What type of ownership do most corporations use to hold real property?

- A. Severalty

- B. Joint tenancy
- C. Common
- D. Trust

정답: A

설명:

Comprehensive and Detailed

A corporation is a single legal entity, separate from its shareholders. When it holds title to real property, ownership is in severalty, meaning "sole" ownership by one legal person. Unlike joint tenancy or tenancy in common, there are no co-owners in severalty; the corporate entity alone holds all rights of ownership. This principle is highlighted in the ownership portion of the Maryland pre-licensing curriculum.

질문 # 181

Which of the following is the best definition of a covenant between a lessor and lessee?

- **A. An agreement or promise made between the parties**
- B. An addendum to a contract added after it's signed
- C. A provision for which neither party to a contract is willing to compromise
- D. A rent escalation

정답: A

설명:

Comprehensive and Detailed

In leasing, a covenant is a binding promise or agreement contained within the lease. It can require or restrict certain actions by either the lessor (landlord) or lessee (tenant)-for example, a covenant of quiet enjoyment, a covenant to pay rent, or a covenant to maintain the property. These promises are enforceable under contract and property law.

질문 # 182

What is the typical fine for a violation under certain real estate regulations?

- A. \$2,500 per violation
- **B. \$10,000 per violation**
- C. \$1,000 per violation
- D. \$25,000 per violation

정답: B

설명:

Under the Maryland Real Estate Brokers Act (Business Occupations and Professions Article, 17-613), it is unlawful for any person to engage in real estate brokerage activities without a valid Maryland license.

The Maryland Real Estate Commission (MREC) may impose civil fines for unlicensed activity as follows:

Up to \$5,000 for a first offense

Up to \$15,000 for two offenses

Up to \$25,000 for three or more offenses, but no more than \$10,000 per violation Therefore, for multiple offenses, the maximum fine per violation is \$10,000.

Reference: Maryland Business Occupations and Professions Article 17-613; Maryland 60-Hour Principles and Practices - "Maryland License Law and Regulations" module.

질문 # 183

[Listing Agreements and Buyer Representation] Properly pricing a property that is entering the market will

정답:

설명:

Increase the chances of a buyer making an offer and potentially reduce the amount of time the home is on the market B. Most likely upset the sellers, because they'll net less than they would have if the home were priced higher C. Typically result in an offer within the

first one or two daysD. Upset the buyer because it creates a more competitive market Maryland pre-licensing emphasizes that setting market-correct list price-supported by a CMA and current market conditions-maximizes exposure, attracts ready buyers, and typically shortens days on market.

Overpricing reduces showings and invites price reductions; underpricing risks leaving money on the table but does not guarantee instant offers. Correct pricing improves the probability of offers and a timelier sale.

References: Maryland 60-Hour Course: "Listing Agreements and Buyer Representation" (CMA, pricing strategy, days on market effects); "Real Estate Appraisal and Valuation" (market value principles).

질문 # 184

What happens when personal property is attached to real property?

- A. It remains personal property.
- **B. It becomes a fixture.**
- C. It's classified as emblements.
- D. It's considered detached property.

정답: B

설명:

When personal property (chattel) is physically attached to real property in such a way that it becomes part of the real estate, it becomes a fixture. Fixtures transfer with the property upon sale unless specifically excluded in the contract. The determination depends on attachment, adaptation, and intent. Maryland's course addresses fixtures under "Real Property and the Law," emphasizing how they affect ownership and conveyance.

Reference: Maryland 60-Hour Principles and Practices Course - "Real Property and the Law" Topic; Maryland Real Property Article 1-101(b).

질문 # 185

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Maryland-Real-Estate-Salesperson Vce 최신 시험 기출문제 모음집

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