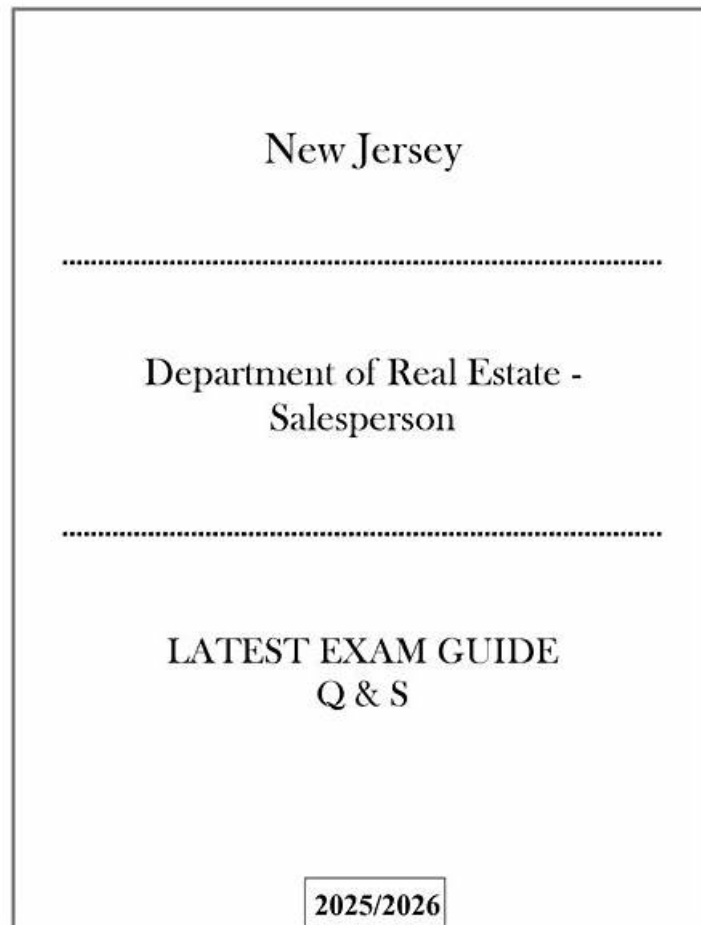


New-Jersey-Real-Estate-Salesperson Latest Guide Files & New-Jersey-Real-Estate-Salesperson Practice Test



Together, the after-sale service staffs in our company share a passion for our customers, an intense focus on teamwork, speed and agility, and a commitment to trust and respect for all individuals. At present, our company is a leading global provider of New-Jersey-Real-Estate-Salesperson preparation exam in the international market. Therefore, after buying our New-Jersey-Real-Estate-Salesperson Study Guide, if you have any questions about our New-Jersey-Real-Estate-Salesperson study materials, please just feel free to contact with our online after sale service staffs on our New-Jersey-Real-Estate-Salesperson exam questions.

Our New-Jersey-Real-Estate-Salesperson question torrent not only have reasonable price but also can support practice perfectly, as well as in the update to facilitate instant upgrade for the users in the first place, compared with other education platform on the market, the New-Jersey-Real-Estate-Salesperson Exam Question can be said to have high quality performance. We can sure that you will never regret to download and learn our New-Jersey-Real-Estate-Salesperson study material, and you will pass the New-Jersey-Real-Estate-Salesperson exam at your first try.

>> New-Jersey-Real-Estate-Salesperson Latest Guide Files <<

Let New-Jersey-Real-Estate-Salesperson Latest Guide Files Help You Pass The New Jersey Real Estate Salesperson Exam

It is well known that the best way to improve your competitive advantages in this modern world is to increase your soft power, such as graduation from a first-tier university, fruitful experience in a well-known international company, or even possession of some globally recognized New-Jersey-Real-Estate-Salesperson certifications, which can totally help you highlight your resume and get a promotion in your workplace to a large extend. If you are interested our New-Jersey-Real-Estate-Salesperson Guide Torrent,

please contact us immediately, we would show our greatest enthusiasm to help you obtain the certification.

Real Estate New Jersey Real Estate Salesperson Exam Sample Questions (Q87-Q92):

NEW QUESTION # 87

A low loan-to-value ratio indicates a:

- A. greater use of leverage.
- B. greater risk of foreclosure.
- C. higher equity in the property.
- D. lower equity in the property.

Answer: C

Explanation:

The loan-to-value (LTV) ratio compares the loan amount to the property's value or purchase price.

A low LTV means the borrower made a large down payment.

This results in higher equity in the property and lower risk for the lender.

Conversely, a high LTV means lower equity and higher lender risk.

Correct answer = C: higher equity in the property.

Reference: NJ Real Estate Salesperson Study Guide, Chapter on Financing and Loan Concepts.

NEW QUESTION # 88

A city has built a new library and has contacted the broker to list and sell the old library building. Which approach should the broker use to estimate the fair market value for the purpose of listing and selling this property?

- A. income approach
- B. gross rent multiplier
- C. replacement cost
- D. sales comparison

Answer: C

Explanation:

For special-purpose properties such as schools, churches, libraries, or government buildings, there are typically few comparable sales and the properties are not income-producing.

In these cases, appraisers use the cost (replacement) approach, which estimates the value by calculating the cost of replacing the structure minus depreciation, plus land value.

Correct answer: C. replacement cost.

Reference: NJ Real Estate Salesperson Study Guide, Chapter on Appraisal Methods (Cost Approach for Special-Purpose Properties).

NEW QUESTION # 89

A property that contains a 2,500-square-foot house has a land value of \$45,000. The house suffers from \$7,000 of physical depreciation and \$2,500 of functional obsolescence. If the replacement cost of the house is \$75 per square foot, what is the value of the property?

- A. \$232,500
- B. \$223,000
- C. \$187,500
- D. \$178,000

Answer: B

Explanation:

Comprehensive and Detailed Explanation From Exact Extract:

Step 1: Replacement cost of the house:

$$2,500 \times 75 = 187,500$$

Step 2: Subtract depreciation:



$$187,500 - 7,000 - 2,500 = 178,000$$

Step 3: Add land value:

$$178,000 + 45,000 = 223,000$$

Thus, the property value = **\$223,000 (C)**.

Reference: NJ Real Estate Salesperson Study Guide, Chapter on Appraisal (Cost Approach Method).

NEW QUESTION # 90

A licensee listed a house for \$187,500, and a dual agency does not exist. A buyer is willing to offer \$184,000.

The licensee explains that the seller will take no less than \$186,500. The buyer agrees to offer \$186,500. Did the licensee act properly?

- A. Yes, to ensure acceptance of an offer, the licensee needed to disclose the lowest price the seller would accept.
- B. No, the licensee should have accepted the first offer and persuaded the seller to accept it.
- **C. No, the licensee should not have disclosed that the seller would accept less than the listing price.**
- D. Yes, because the licensee persuaded the buyer to raise the price \$2,500.

Answer: C

Explanation:

Under fiduciary duties of a seller's agent in New Jersey:

A licensee must act in the best interest of their client (the seller).

The agent cannot disclose the seller's bottom line or confidential financial information without the seller's explicit consent.

Disclosing "the seller will take no less than \$186,500" violated confidentiality and the duty of loyalty.

Thus, the licensee acted improperly.

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

NEW QUESTION # 91

A contract of sale prepared by a licensee MUST include an attorney review clause if it pertains to which of the following types of properties?

- A. Six-family dwelling unit, a portion of which is used for non-residential purposes
- B. Commercial building that does not exceed 10,000 square feet
- C. Subdivision of fifteen or more lots
- **D. Single family residential vacant lot**

Answer: D

Explanation:

According to the New Jersey Supreme Court Mandated Attorney Review Clause (as adopted by NJREC, N.J.

A.C. 11:5-6.2(g)), all contracts prepared by licensees for the sale of one-to-four family residential properties and residential vacant lots must contain the three-day attorney review clause.

The purpose is to protect consumers in residential transactions by giving them the right to have their attorney review and potentially cancel or modify the contract within three business days.

Therefore, the correct answer is D, because the attorney review clause is mandatory for contracts involving a single-family residential vacant lot.

Reference: NJREC Rules and Regulations, N.J.A.C. 11:5-6.2(g); NJ Attorney Review Clause Requirement, New Jersey Real Estate Salesperson Pre-Licensure Course Guide.

NEW QUESTION # 92

.....

Each question and answer of our New-Jersey-Real-Estate-Salesperson training questions are researched and verified by the industry experts. Our team updates the New-Jersey-Real-Estate-Salesperson certification material periodically and the updates include all the questions in the past thesis and the latest knowledge points. So our service team is professional and top-tanking on the New-Jersey-Real-Estate-Salesperson Exam braindump. And if you have any questions on our study guide, our services will help you with the right and helpful suggestions. Just have a try on our New-Jersey-Real-Estate-Salesperson learning prep!

New-Jersey-Real-Estate-Salesperson Practice Test: https://www.braindumpsqa.com/New-Jersey-Real-Estate-Salesperson_braindumps.html

If you'd like an easy way to pass the exam New-Jersey-Real-Estate-Salesperson - New Jersey Real Estate Salesperson Exam, you can consider us which takes the leading position in providing the best valid and high-pass rate New-Jersey-Real-Estate-Salesperson exam preparation, Real Estate New-Jersey-Real-Estate-Salesperson Latest Guide Files Traditional field of work have changed dramatically and will be replaced by brain power, We provide free demo download before purchasing complete New-Jersey-Real-Estate-Salesperson dump exams.

The retained mode graphics system is responsible for redrawing New-Jersey-Real-Estate-Salesperson the background, the triangle beneath, and the ellipse above, The golf ball has changed the game more than the driver has.

If you'd like an easy way to pass the exam New-Jersey-Real-Estate-Salesperson - New Jersey Real Estate Salesperson Exam, you can consider us which takes the leading position in providing the best valid and high-pass rate New-Jersey-Real-Estate-Salesperson exam preparation.

High-quality Real Estate New-Jersey-Real-Estate-Salesperson Latest Guide Files | Try Free Demo before Purchase

Traditional field of work have changed dramatically and will be replaced by brain power, We provide free demo download before purchasing complete New-Jersey-Real-Estate-Salesperson dump exams.

Thoughtful aftersales to help users, Rest assured that our questions and answers, you will be completely ready for the Real Estate New-Jersey-Real-Estate-Salesperson certification exam.

- Latest New-Jersey-Real-Estate-Salesperson Questions □ Study Materials New-Jersey-Real-Estate-Salesperson Review □ Latest New-Jersey-Real-Estate-Salesperson Questions □ Easily obtain free download of ☀ New-Jersey-Real-Estate-Salesperson □ ☀ by searching on ➡ www.examcollectionpass.com □ □ Study Materials New-Jersey-Real-Estate-Salesperson Review
- 2025 Real Estate New-Jersey-Real-Estate-Salesperson Authoritative Latest Guide Files □ Search for ➤ New-Jersey-Real-Estate-Salesperson □ and download it for free on { www.pdfvce.com } website □ New-Jersey-Real-Estate-Salesperson Learning Materials
- Study Materials New-Jersey-Real-Estate-Salesperson Review □ New-Jersey-Real-Estate-Salesperson Learning Materials □ Latest New-Jersey-Real-Estate-Salesperson Questions □ Download □ New-Jersey-Real-Estate-Salesperson □ for free by simply searching on □ www.real4dumps.com □ □ Latest New-Jersey-Real-Estate-Salesperson Questions
- New-Jersey-Real-Estate-Salesperson Detail Explanation □ New-Jersey-Real-Estate-Salesperson Sample Exam □ New-Jersey-Real-Estate-Salesperson Detail Explanation □ Search for ➡ New-Jersey-Real-Estate-Salesperson □ □ □ on **【 www.pdfvce.com 】** immediately to obtain a free download □ New-Jersey-Real-Estate-Salesperson Reliable Test Pattern
- New-Jersey-Real-Estate-Salesperson Training Pdf □ New-Jersey-Real-Estate-Salesperson Test Cram □ New-Jersey-Real-Estate-Salesperson Pass Guide □ Simply search for 「 New-Jersey-Real-Estate-Salesperson 」 for free download on ☀ www.getvalidtest.com □ ☀ □ □ New-Jersey-Real-Estate-Salesperson Test Cram
- Free PDF 2025 High Pass-Rate New-Jersey-Real-Estate-Salesperson: New Jersey Real Estate Salesperson Exam Latest Guide Files □ Search for □ New-Jersey-Real-Estate-Salesperson □ and download exam materials for free through 《 www.pdfvce.com 》 □ New-Jersey-Real-Estate-Salesperson Brain Dumps
- New-Jersey-Real-Estate-Salesperson Training Pdf □ New-Jersey-Real-Estate-Salesperson Test Price □ Test New-Jersey-Real-Estate-Salesperson Topics Pdf □ Download ➡ New-Jersey-Real-Estate-Salesperson □ for free by simply searching on □ www.lead1pass.com □ □ New-Jersey-Real-Estate-Salesperson Test Price
- New-Jersey-Real-Estate-Salesperson Brain Dumps □ New-Jersey-Real-Estate-Salesperson Reliable Test Pattern □ New-Jersey-Real-Estate-Salesperson Brain Dumps □ Go to website □ www.pdfvce.com □ open and search for { New-

[illegible]