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CRAM EXAM #3 2024 WITH 100% ACCURATE SOLUTIONS

Sales associate, Tim, received a signed contract from a buyer and mailed it to the seller. The seller agreed to the terms and the escrow deposit was deposited safely in the broker's escrow account. Tim has a disagreement with his broker and quits. The broker refuses to pay a commission since Tim was not in their employ when the contract was actually received and signed. What should Tim do?

- a. Notify the state
- b. Sue the seller for his share
- c. Sue the broker
- d. Forget it; he is not entitled to the commission - ANSWER ☒ c.

Who is the principal, or employer?

- a. The buyer
- b. The seller
- c. The one who engages the broker in a single agency relationship
- d. The one who pays the broker - ANSWER ☒ c.

Homeowner Owen signed an exclusive right of sale listing with Bob, a registered broker. The listing states that Bob is employed to find a purchaser and that Owen agrees to pay 10% commission to Bob or any person, partnership, corporation, or firm that sells the property. The remainder of the details with the terms and conditions of the sale and duration of the listing. While Owen was away on vacation, Percy made a written offer to purchase the property at the listed price, terms, and conditions. Bob, on behalf of owner Owen, accepted Percy's offer and signed it for Owen. Which statement is correct?

- a. The listing authorized Bob to accept the best offer obtained for Owen.
- b. The listing did not give Bob the right to obligate Owen to Percy's offer.
- c. The listing gave Bob the equivalent authority of power of attorney.

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TPCB Professional Traffic Operations Engineer Practice Exam Sample Questions (Q84-Q89):

NEW QUESTION # 84

When more than one countermeasures are being considered for implementation at a problem location (e.g., both adding a left turn lane and signaling an intersection), the Crash Modification Factors for the individual countermeasures:

- A. Cannot be combined
- **B. Are multiplied together**
- C. Are added together
- D. Only the Crash Modification Factor that has the greatest impact is used

Answer: B

NEW QUESTION # 85

The NCEES Model Rules of Professional Conduct prohibits the registered engineer from doing all but one of the following. Which one can the engineer do?

- A. Indiscriminately criticize the work of another registered engineer
- **B. Accept compensation from more than one party for services on the same project, once the circumstances are fully disclosed and agreed to by all parties**
- C. Affix a signature or seal to any plans or documents not prepared under the engineer's control and supervision
- D. Giving gifts to people in order to promote business and obtain work

Answer: B

NEW QUESTION # 86

How is Time Mean Speed (TMS) defined?

- **A. The average speed of all vehicles passing a point over a specified time period**
- B. The average headway between vehicles
- C. The total distance traveled divided by the number of vehicles
- D. The average speed of vehicles occupying a section of roadway over a specific time period

Answer: A

NEW QUESTION # 87

What is the minimum vertical clearance for a sign installed above a sidewalk (not a secondary sign) according to the U.S. Manual on Uniform Traffic Control Devices?

- A. 8 feet
- **B. 7 feet**
- C. 6 feet
- D. 5 feet

Answer: B

NEW QUESTION # 88

The U.S. Manual on Uniform Traffic Control Devices specifies that traffic control signal Yellow Change intervals should be:

- A. At least 4 seconds long
- **B. In the range of 2 to 5 seconds long**
- C. In the range of 3 to 6 seconds long
- D. No more than 7 seconds long

Answer: B

NEW QUESTION # 89

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