



## 2021-22 MEETING CALENDAR

October 14, 2021  
Kingsport

November 10, 2021  
Nashville

December 1-2, 2021  
Nashville

January 12-13, 2022  
Nashville

February 9-10, 2022  
Nashville

March 9-10, 2022  
Nashville

## CURRENT LICENSING STATISTICS

PROFESSION	COUNT
Acquisition Agent Licenses	111
Acquisition Agent Registrations	42
Acquisition Representatives	2,330
Affiliate Brokers	33,943
Designated Agents	134
RE Brokers	7,805
Real Estate Firms	4,445
Time Share Exempt	145
Time Share Registrations	25
Time Share Sales	781
Vacation Lodging Service	150

## DIRECTOR'S NOTE



Happy Fall! In this quarter's newsletter, you will see updates regarding improvements to "Public Search." This is a new and improved version of Verify. You will also see information on an enhancement to the CORE user system to allow for flexibility in managing licensee accounts. This month, the Commission is headed to East Tennessee to meet in Johnson City. The Commission meetings are in person.

However, we are still offering a remote option for appearances as well as live streaming and recording of the meeting. For a link to watch, click [here](#).

As always, if you have any questions or concerns, please reach out to [trec.info@tn.gov](mailto:trec.info@tn.gov).

Caitlin Maxwell, *Executive Director*

## CORE UPDATES

### Authorized Representative: FOR OFFICES WHERE YOUR MANAGER ASSISTS WITH YOUR LICENSE

Our licensing system, CORE, now has a new feature called "authorized representative." This new feature will allow licensees to designate an authorized representative to manage their CORE licensing account in a way that meets their needs. An authorized representative is granted all access to submit any transaction available for your license. Typically, an authorized representative should be an office manager, assistant or supervisor. An authorized representative should be familiar with all license and renewal requirements, including but not limited to, continuing education and errors and omissions insurance.

This new feature allows for multiple authorized representatives to be added to your license to help manage your account. However, we do recommend using discretion when granting authorized access. This feature is only available once the license is established and cannot be used on an initial application. Once a license is approved, the licensee is then able to grant authorized access. Once granted, an authorized representative can renew your license, submit available transactions and make a payment. When the license is renewed – both the licensee and the authorized user should receive a receipt via email accounts that are on file. An authorized representative can be removed by the licensee at any time and the authorized representative can also remove themselves from the account.

For more frequently asked questions about this new option, please click [here](#). For a video on how to set up an authorized representative for your account, please click [here](#).

*Disclaimer: The licensee is ultimately responsible for their license and complying with all license requirements as required by TREC laws and rules.*

### PUBLIC SEARCH

After much anticipation, the new [Public Search](#) is live. This is very similar to Verify with a few modifications and additional search options. To view the new Public Search, please click [here](#). You now have the option to search by individual or business name, name and license type, city or county. When searching for an individual, you can see what firm they are affiliated with, any modifiers they may have on their license, their role and their continued education. Modifiers are used internally for licensees who may be grandfathered or who act as a principal broker for a firm. Once you find out who an agent is affiliated with, you can search for their firm to find out who is the principal broker of the firm. On the firm page, you can see who principal broker is of the firm and affiliated agents under the principal broker.

We are working to add additional functionality, so please let us know at [trec.info@tn.gov](mailto:trec.info@tn.gov) if you have a suggestion.

### RENEWAL

Often, agents wait until the last minute to renew their license and complete their continued education requirements. This can create issues with a licensee's renewal and result in late fees if all requirements are not completed prior to expiration. There is a misunderstanding with some licensees that if you pay your renewal but complete your continued education requirements within thirty (30) days after expiring, nothing further is needed. Here is what the laws and rules say about renewing and renewing late:

### 1260-01-.21 REINSTATEMENT OF AN EXPIRED LICENSE OF A BROKER, AFFILIATE BROKER, TIME-SHARE SALESPERSON, OR ACQUISITION AGENT.

(2) Expired License due to Failure to Comply with Prerequisite to Licensure:

(a) Renewal of License Within Sixty (60) Days of Expiration: If a licensee fails to comply with any prerequisite or condition to licensure or renewal and/or fails to pay a renewal fee before the expiration of the license but provides proof of compliance with all prerequisites or conditions for licensure, including payment of renewal fee, within sixty (60) days after the expiration date of the license, that licensee shall only be required to pay a penalty fee of fifty dollars (\$50.00) per thirty (30) day period, or portion thereof, from the time the license expired without the requirement of any further obligations.

(b) Reinstatement After Sixty (60) Days of Expiration: If a licensee fails to timely pay a renewal fee or comply with any prerequisite or condition to licensure or renewal and/or fails to pay a renewal fee within sixty (60) days after the expiration date of the license, that licensee must sign a Reinstatement Order agreeing to comply with the following requirements and complete each of the following requirements in order to obtain license reinstatement:

1. Provide proof of compliance with all prerequisites or conditions for licensure, including payment of renewal fee; and
2. Payment of Penalties in Accordance with the Following Schedule:
  - (i) For a license expired more than sixty (60) days, but within one hundred twenty (120) days, pay a penalty fee of fifty dollars (\$50.00) per thirty (30) day period, or portion thereof, from the time the license expired; or
  - (ii) For a license expired for more than one hundred twenty (120) days but within one (1) year, pay, in addition to the penalty fee described in subpart (i), a penalty fee of one hundred dollars (\$100.00) per thirty (30) day period, or portion thereof, beginning on the one hundred twenty first (121st) day; and
3. Penalty fees will begin accruing on the first (1st) day following the license expiration date and will be assessed every thirty (30) days, or portion thereof, at the above rates. Penalty fees accrue until a Reinstatement Order is signed, proof of compliance with all prerequisites or conditions for licensure is received, and the renewal fee and all prescribed penalty fees are paid.
4. A reinstated license will be issued back to the original expiry date upon satisfaction of all requirements.

(3) License Expired for More than One (1) Year: if a license is expired for more than one (1) year, then that individual must reapply for licensure, meet current education requirements, and pass all required examinations.

## FIND YOUR FIRE DEPARTMENT

Do you have a client in a rural or remote area? The Tennessee State Fire Marshal's Office has created a [Statewide Dashboard](#) to assist Tennesseans in determining their local fire department. Click [here](#) to learn more.

This resource was created to ensure individuals, communities, the fire service and elected officials have the tools they need to make the best decisions to reduce life and property loss by fire. Simply click the link above and search by street address. From this resource, you can learn the fire department, their phone number and what type of fire department responds to the address. You can also learn if it is a volunteer Fire Department or funded through taxes.

For additional questions, please reach out to [trec.info@tn.gov](mailto:trec.info@tn.gov).

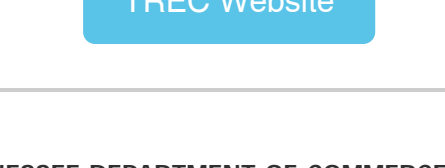
## DISCIPLINARY ACTIONS

[June 2021](#)

[July 2021](#)

[August 2021](#)

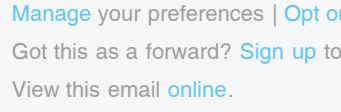
## FOLLOW TDCI ON SOCIAL MEDIA!



[TREC Website](#)

ABOUT THE TENNESSEE DEPARTMENT OF COMMERCE AND INSURANCE  
*Fostering fair marketplaces, public safety and consumer education that promote the success of individuals and businesses while serving as innovative leaders.*

Share this email:



Manage your preferences | Opt out using TrueRemove™  
Got this as a forward? Sign up to receive our future emails.  
View this email [online](#).

500 James Hobertson Parkway  
Nashville, TN | 37243 US

This email was sent to [caitlin.maxwell@tn.gov](mailto:caitlin.maxwell@tn.gov).  
To continue receiving our emails, add us to your address book.

