TOPICS FOR TREC CORE Course for 2019-2020
RESIDENTIAL CORE Course Topics for 2019-2020

I. TREC Law, Rule, Policy Update

Rules
  1. New Termination of Affiliation
  2. Deposits and Earnest Money
  3. Advertising
  4. Commissions Earned by Affiliated Licensees
  5. Electronic Records
  6. Licensees who hold themselves out as a Team, Group, or Similar Entity Within a Firm
  7. Duplicate or Confusingly Similar Firm Names
  8. Appearances Before the Commission for the Purpose of Obtaining a License
  9. Military Applicants
 10. Reinstatement of an Expired License of a Broker, Affiliate Broker, Time-Share Salesperson or Acquisition Agent

II. Agency

III. Advertising (Rule 1260-02-.12; TCA 62-13-310)

  a. Internet
  b. False, misleading or deceptive
  c. Signs on Property
  d. Guarantees, Claims and Offers; Gifts and Prizes

IV. Contracts

V. Property Management

  a. Escrow Account Setup
  b. TREC Requirements
  c. PB supervision
  d. Sanctions

VI. Disclosures (TCA 62-13-405; TCA 66-5-202; 212; 213)

VII. PB Supervision (TCA 62-13-312; 62-13-310; Rule 1260-1-.04; Rule 1260-02-.01-.06)

  a. Unlicensed Branch Office
  b. AG Opinion --Exemptions to licensure
  c. Advertising
  d. Earnest Money/Security/Trust Deposit
  e. Teams
  f. Relationships with Independent Contractors
I. TREC Law, Rule, Policy Update

Rules 1.
   a. New Termination of Affiliation
   b. Deposits and Earnest Money
   c. Advertising
   d. Commissions Earned by Affiliated Licensees
   e. Electronic Records
   f. Licensees Who Hold Themselves Out as a Team
   g. Duplicate or Confusingly Similar Firm Names
   h. Appearances Before the Commission for the Purpose of Obtaining a License
   i. Military Applicants
   j. Reinstatement of an Expired License of a Broker, Affiliate Broker

2. E&O Suspension and Penalty Fees

3. Out-of-state licensees must complete 16 hrs CE for renewal

II. Property Management

a. Escrow Account Setup
b. TREC Requirements
c. PB supervision
d. Sanctions

III. Common Commercial Lease Terminology

a. Net
b. Triple Net
c. Gross; Modified Gross
d. CAM

IV. Advertising (Rule 1260-02-.12; TCA 62-13-310; Rule 1260-02-.33)
a. Licensees who hold themselves out as a Team, Group or
   Similar Entity within a firm
b. Internet
c. False, misleading or deceptive
d. Signs on Property
e. Guarantees, Claims and Offers; Gifts and Prizes

V. PB Supervision (TCA 62-13-312; 62-13-310; Rule 1260-1-.04; Rule 1260-02-.01-.06)
a. Unlicensed Branch Office
b. Advertising
c. Earnest Money/Security/Trust Deposit
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e. Relationships with Independent Contractors