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## **Principles of Real Estate II Final Exam**

1. The \_\_\_\_\_ is the most active in the regulation of real estate licensees.

(Ans-d) **state government**

2. Which of the following is necessary for a deed of conveyance to be valid?

(Ans-b) **The deed must be in writing**

3. The primary distinction between the legal concepts of real estate and real property is that

(Ans-a) **real property includes ownership of a bundle of rights.**

4. An applicant for a salesperson license must

(Ans-c) **have a finger printing and background check prior to receiving a license.**

5. TRELA makes provisions for

(Ans-c) **a prerequisite of a minimum of 15 classroom hours counted toward license renewal every two years.**

6. A(n) \_\_\_\_\_ is a freehold estate that is limited to the duration of the life of the owner.

(Ans-b) **life estate**

7. What distinguishes a lien from other types of encumbrance?

(Ans-a) **It involves a monetary claim against the value of a property.**

8. What type of conventional life estate ends with the death of the life estate owner?

(Ans-b) **Ordinary life estate**

# Real Estate Principles Final Exam Answers

**J Rink**



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## **Table of Contents Real Estate Principles Final Exam Answers**

1. Understanding the eBook Real Estate Principles Final Exam Answers
  - The Rise of Digital Reading Real Estate Principles Final Exam Answers
  - Advantages of eBooks Over Traditional Books
2. Identifying Real Estate Principles Final Exam Answers
  - Exploring Different Genres
  - Considering Fiction vs. Non-Fiction
  - Determining Your Reading Goals
3. Choosing the Right eBook Platform
  - Popular eBook Platforms
  - Features to Look for in an Real Estate Principles Final Exam Answers
  - User-Friendly Interface
4. Exploring eBook Recommendations from Real Estate Principles Final Exam Answers
  - Personalized Recommendations
  - Real Estate Principles Final Exam Answers User Reviews and Ratings
  - Real Estate Principles Final Exam Answers and Bestseller Lists
5. Accessing Real Estate Principles Final Exam Answers Free and Paid eBooks
  - Real Estate Principles Final Exam Answers Public Domain eBooks
  - Real Estate Principles Final Exam Answers eBook Subscription Services
  - Real Estate Principles Final Exam Answers Budget-Friendly Options

6. Navigating Real Estate Principles Final Exam Answers eBook Formats
  - ePub, PDF, MOBI, and More
  - Real Estate Principles Final Exam Answers Compatibility with Devices
  - Real Estate Principles Final Exam Answers Enhanced eBook Features
7. Enhancing Your Reading Experience
  - Adjustable Fonts and Text Sizes of Real Estate Principles Final Exam Answers
  - Highlighting and Note-Taking Real Estate Principles Final Exam Answers
  - Interactive Elements Real Estate Principles Final Exam Answers
8. Staying Engaged with Real Estate Principles Final Exam Answers
  - Joining Online Reading Communities
  - Participating in Virtual Book Clubs
  - Following Authors and Publishers Real Estate Principles Final Exam Answers
9. Balancing eBooks and Physical Books Real Estate Principles Final Exam Answers
  - Benefits of a Digital Library
  - Creating a Diverse Reading Collection Real Estate Principles Final Exam Answers
10. Overcoming Reading Challenges
  - Dealing with Digital Eye Strain
  - Minimizing Distractions
  - Managing Screen Time
11. Cultivating a Reading Routine Real Estate Principles Final Exam Answers
  - Setting Reading Goals Real Estate Principles Final Exam Answers
  - Carving Out Dedicated Reading Time
12. Sourcing Reliable Information of Real Estate Principles Final Exam Answers
  - Fact-Checking eBook Content of Real Estate Principles Final Exam Answers
  - Distinguishing Credible Sources
13. Promoting Lifelong Learning
  - Utilizing eBooks for Skill Development
  - Exploring Educational eBooks
14. Embracing eBook Trends
  - Integration of Multimedia Elements

- Interactive and Gamified eBooks

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