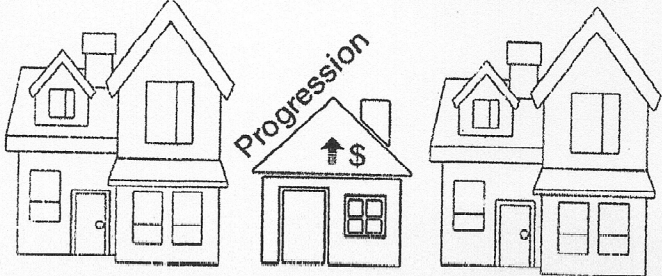
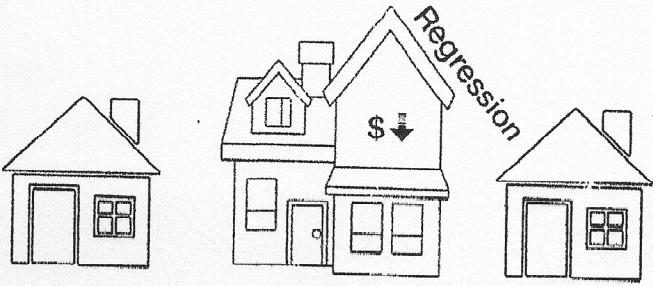
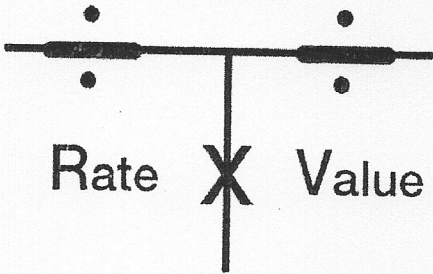


<p>Encumbrances</p> <p>C CCR's A Assessments L Leins L Lis Pending E Easements D Deed Restrictions</p> <p>E Encroachments T Taxes</p>	<p>Easement By Prescription</p> <p>O Open C Continuous E Exclusive A Adverse N Notorious</p> <hr/> <p>Purchase Contract</p> <p>S Signatures I Initials C Communicate</p>
<p>Debt Service</p> <p>P Principal I Interest T Taxes I Insurance</p>	<p>Elements of Value</p> <p>D Demand U Utility S Scarcity T Transferability</p>
<p>Involuntary Liens</p> <p>M Mechanic Liens A Assessments T Taxes (always 1st/ before everything)</p>	<p>If A Comp Is?</p> <p>Superior S = Subtract Inferior I = Increase/ Add</p>
<p>Freehold Estate - 3 Elements</p> <p>Fee Simple Fee Difeasable Life Estate</p>	<p>Title - 4 Types</p> <p>Severalty Tenancy In Common Joint Tenancy Tenancy</p>
<p>Timeshare (own land under)</p> <p>5 5 separate periods of time 5 Over 5 yrs 5 Can cancel within 5 days of POS</p> <p>500 / 800</p>	<p>Condominium (Do NOT own land under)</p> <p>7 day rescission period</p>
<p>POS Public Offering Statement</p>	<p>CCR Covenants, Conditions, Restrictions</p>
	

<p>Bundle of Rights</p> <p>D Disposition E Enjoyment E Exclusion P Possession C Control</p>	<p>NC License Law - 3 Prong Test</p> <p>L List L Lease B Buy E Exchange A Auction N Negotiate</p> <p>2. For Others 3. For Commission</p>
<p>RPOADS</p> <p>R Residential P Property O Owners A Association D Disclosure S Statement</p>	<p>MOG</p> <p>M Mineral O Oil G Gas</p>
<p>Conner Act</p> <p>D Deed R Restrictive Covenants E Easements A Assignments M Mortgages O Options I Installment Contracts L Leases longer than 3 yrs</p>	<p>Statued Of Frauds</p> <p>D Deed R Restrictive Covenants E Easements A Assignments M Mortgages O Options I Installment Contracts L Leases longer than 3 yrs S Sales Contracts</p>
<p>Fixtures 4 Elements</p> <p>I Intent R Relationship M Method A Adaptation</p>	<p>Fiduciary Duties</p> <p>O Obedience L Loyalty D Disclosure C Confidential A Accounting R Reasonable Skill & Car</p>
<p>Allodial System Powers</p> <p>P Police Power E Eminent Domain T Taxation E Escheat</p>	<p>Joint Tenancy - 4 Elements</p> <p>P Possession I Interest T Time T Title</p>
<p>Brochure - First Substantial Contact</p> <p>P People F Feel C Comfortable W With M Me</p>	<p>Seller Agreements - 3 types</p> <p>O Open E Exclusive Agency E Exclusive Right To Sell -guaranteed commission</p>

CAP Rate

Interest



CAP Rate

IRV says

"Poor Violet Eats Oreos Not Dog Biscuits."

- P Poor
- V Violet
- E Eats
- O Oreos
- N Not
- D Dog
- B Biscuits

Lease Agreement Elements

- C Consideration
- A Agreement
- L Legal Capacity
- L Legal Objective

Property Contract Elements

- C Consideration
- L Legal Purpose
- A Agreement
- P Parties

Fair Housing Act

- F Familiar Status
equal
- R Race
- S Sex
- H Handicapped
- C Color
- opportunity
- R Race
- N National Origin

First Substantial Contact

Families Come With Many Problems
or

People Feel Comfortable With Me

- Personal
- Financial
- Confidential
- Motivation
- Wants, needs or desires

Civil Rights Act - created 1866
Fair Housing Act - created 1968

Assistive Animal - FHA (Fair Housing Act)
Service Animal - ADA (American's w Disabilities Act)

Sherman Anti Trust Act NO

- B Boycotting
- U Unfair competitive practices
- M Market Allocation
- P Price Fixing

