

## Master Syllabus

### RES 1102 - Real Estate Abstracting

**Division:** Business and Public Services

**Department:** Real Estate

**Credit Hour Total:** 3.0

**Lecture Hrs:** 3.0

**Date Revised:** December 2016

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### Course Description:

Examine how recorded documents affect real estate, terms used in abstracting and the function of public offices in the process. Additionally, demonstrate correct procedures in title search and in using indices records to determine ownership, outstanding interests and rights in interests.

### General Education Outcomes:

- Information Literacy Competency
- Computer Literacy Competency
- Critical Thinking/Problem Solving Competency

### Course Outcomes:

#### Underwriting

Analyze actual case samples of underwriting.

**Assessment Method:** Locally developed exams  
**Performance Criteria:**

Students must attain a minimum of 60% on exams.

**Assessment Method:** Simulations  
**Performance Criteria:**

Students must timely complete all assignments, meeting stated written and oral requirements at a performance rate of 60% or higher.

#### Interest in Property

Determine outstanding interest in property such as mortgages, easements and creditors.

**Assessment Method:** Locally developed exams  
**Performance Criteria:**

Students must attain a minimum of 60% on exams.

**Assessment Method:** Simulations  
**Performance Criteria:**

Students must timely complete all assignments, meeting stated written and oral requirements at a performance rate of 60% or higher.

#### Title Search

Prepare a full title search utilizing indices records to determine ownership, outstanding interests and rights in interests.

**Assessment Method:** Locally developed exams  
**Performance Criteria:**

Students must attain a minimum of 60% on exams.

**Assessment Method:** Simulations  
**Performance Criteria:**

Students must timely complete all assignments, meeting stated written and oral requirements at a performance rate of 60% or higher.

### Outline:

Deeds  
Ownership: Interest and Types  
Liens: Types and Definition  
Impediments/Encumbrances  
Recording Laws  
Preparation of Title Search  
Determination of Ownership, Outstanding Interests and Rights in Interests