

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

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