

**RE 80H Course Outline as of Fall 2001****CATALOG INFORMATION**

Dept and Nbr: RE 80H

Title: REAL ESTATE ESCROW

Full Title: Real Estate Escrow

Last Reviewed: 9/10/2018

Units		Course Hours per Week		Nbr of Weeks	Course Hours Total	
Maximum	3.00	Lecture Scheduled	3.00	17.5	Lecture Scheduled	52.50
Minimum	3.00	Lab Scheduled	0	17.5	Lab Scheduled	0
		Contact DHR	0		Contact DHR	0
		Contact Total	3.00		Contact Total	52.50
		Non-contact DHR	0		Non-contact DHR	0

Total Out of Class Hours: 105.00

Total Student Learning Hours: 157.50

Title 5 Category: AA Degree Applicable

Grading: Grade Only

Repeatability: 00 - Two Repeats if Grade was D, F, NC, or NP

Also Listed As:

Formerly:

**Catalog Description:**

Fundamental principles and basic procedures involved in ordinary escrow transactions and title insurance coverage. Designed for real estate licenses and those desiring careers in title insurance and escrow fields. Applies toward State's educational requirements for the broker's examination.

**Prerequisites/Corequisites:****Recommended Preparation:**

RE 80C.

**Limits on Enrollment:****Schedule of Classes Information:**

Description: Fundamental principles & basic procedures involved in ordinary escrow transactions & title insurance coverage. Designed for real estate licenses. (Grade Only)

Prerequisites/Corequisites:

Recommended: RE 80C.

Limits on Enrollment:

Transfer Credit: CSU;

Repeatability: Two Repeats if Grade was D, F, NC, or NP

## **ARTICULATION, MAJOR, and CERTIFICATION INFORMATION:**

<b>AS Degree:</b>	<b>Area</b>			Effective:	Inactive:
<b>CSU GE:</b>	<b>Transfer Area</b>			Effective:	Inactive:
<b>IGETC:</b>	<b>Transfer Area</b>			Effective:	Inactive:
<b>CSU Transfer:</b>	Transferable	Effective:	Fall 1981	Inactive:	
<b>UC Transfer:</b>		Effective:		Inactive:	

**CID:**

**Certificate/Major Applicable:**

Certificate Applicable Course

## **COURSE CONTENT**

### **Outcomes and Objectives:**

The students will be able to:

1. identify escrows required by law;
2. define real property versus personal property;
3. define the six elements of an escrow;
4. compare and contrast buyers/sellers instructions and deeds/deeds of trust;
5. complete a basic Real Property Escrow including buyers instructions and sellers instructions;
6. complete Escrow Proations/Adjustments including interest, taxes, and rents.

### **Topics and Scope:**

Definitions of an Escrow

- Reasons for Escrow
- Escrows Required by Law
- Real Property/Personal Property Escrows
- Escrow Holders
  - Agents
  - Independent Companies
  - Attorneys-At-Law
  - Escrow Associations

Escrow Basics

- Escrow Instructions
  - Buyer/Seller
  - Admendments to Instructions

Statements/Demands

- Beneficiary Demand Statement
- Rent Statement
- Commission Statement

## Instruments of Transfer

- Deeds
- Patents
- Deeds of Trust
- Leases
- Mortgages
- Reconveyances

## Computations

- Proations/Adjustments

## Assignment:

1. Reading text and exams.

## Methods of Evaluation/Basis of Grade:

**Writing:** Assessment tools that demonstrate writing skills and/or require students to select, organize and explain ideas in writing.

Essay exams

Writing  
1 - 35%

**Problem Solving:** Assessment tools, other than exams, that demonstrate competence in computational or non-computational problem solving skills.

Exams

Problem solving  
1 - 10%

**Skill Demonstrations:** All skill-based and physical demonstrations used for assessment purposes including skill performance exams.

Class performances

Skill Demonstrations  
1 - 10%

**Exams:** All forms of formal testing, other than skill performance exams.

Multiple choice, True/false

Exams  
2 - 70%

**Other:** Includes any assessment tools that do not logically fit into the above categories.

None

Other Category  
0 - 0%

## Representative Textbooks and Materials:

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