



Washington State Real Estate Managing Brokers Exam Outline

The Washington State specific exam consists of 44 multiple choice questions including some scenario based ones. There are also 5 pretest questions that are not identified and will not affect the score.

- 1. General Rules** **6 Questions**
 - A. Definitions
 - B. Power and duties of the Real Estate Commission and Director
 - C. Investigations and Sanctions including violations, procedures (hearings and appeals), and Penalties
 - D. Real Estate Research Center
- 2. Licensing Requirements** **9 questions**
 - A. Activities requiring a license
 - B. Requirements for licensing eligibility
 - C. Types of licenses
 - D. License maintenance, renewals and fees
 - E. License status
 - F. Education Requirement
- 3. Washington Statutes and Rules Governing Licensee Activity** **18 Questions**
 - A. Brokerage firm's relationship with affiliated licensees
 - B. Prohibited conduct and reasons for disciplinary action
 - C. Compensation
 - D. Handling of Monies and Trust Accounts
 - E. Recordkeeping, documents and audits
 - F. Brokerage firm office requirements
 - G. Property Management
 - H. Supervision of affiliated licensees
 1. General Supervisory responsibilities
 2. Supervision of teams
 - I. Advertising rules
- 4. Real Estate Brokerage relationships (Law of Agency)** **7 Questions**
 - A. Types of agency (Dual, Seller Agency, Buyer Agency, Other)
 - B. Disclosure of Real Estate Agency Relationships
 - C. Agency Duties
 - D. Written Consent of parties
- 5. Scenarios in Real Estate Practice** **4 Questions (8 points)**
 - A. Property Management
 - B. Supervision
 - C. Randomly selected topic from within Statutes and Rules
 - D. Randomly Selected topic from within Statutes and Rules

These topics are primarily covered in the first two sections of [Advanced Washington Real Estate Law](#) by Natalie Danielson available on her website.

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