

Florida Real Estate Broker Pre-License Course

Errata 2025

Updated 12/04/25



This errata includes recent corrections to the text of the Florida Real Estate Broker Pre-License course including the text book and online course.

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English Book Location (Chapter, Page, Line #)	English Online Course Location (Chapter, Section, Slide #)	Action Required	Description of Correction
Chpater 4, Page 55, Line 44	Chapter 4, Section 2, Escrow Disputes; 03 Exemptions to Notifying FREC of Escrow Disputes" Slide 2 of 3	Change	Book: Change the line to read, "condominium buyers are allowed seven business days from the receipt of the documents to ..." Online: Change third paragraph to read, "Resale condominium buyers are allowed seven business days from the receipt of the documents ..."
Chapter 4, Page 63, Chapter 4 Quiz, Question #16	N/A	Change	Change answer "b." to read, "15 days for new condominiums and 7 days for resale condominiums" Change answer "c" to read, "7 days for new or resale condominiums" Change answer "d" to read, "7 days for new condominiums and 15 days for resale condominiums"
Chapter 8, Page 147, Lines 41, 45, 47, 48, and 49 (Link to Updated Chapter 8)	Chapter 8, Resource Links "Comp 1 CMA Completed" (Changes already made to this PDF.)	Change	In the Comparable Sale #1 Completed CMA worksheet, make these corrections: Line 41, Pool/fencing: Change +10,000 to +15,000 Line 45, Net adjustment (total): Change +42,000 to +47,000 Line 47, Adjusted sale price: Change \$310,000 to \$315,000 Line 48, Net adjustment: Change 15.7 to 17.5 Line 49, Gross adjustment: Change 15.7 to 17.5
Chapter 8, Page 148, Lines 22, 40, 41, 45, 46, 48, and 49 (Link to Updated Chapter 8)	Chapter 8, Resource Links "Comp 2 CMA Completed" (Changes already made to this PDF.)	Change	In the Comparable Sale #2 Completed CMA worksheet, make these corrections: Line 22, Seller concessions: Change +5,000 to -5,000 Line 40, Porch/patio: Insert -1,000 in last column (Adjustment) Line 41, Pool/fencing: Change +10,000 to +15,000 Line 45, New adjustment (total): Change +23,000 to +27,000 Line 46, Adjusted sale price: Change \$306,000 to \$310,000 Line 48, Net adjustment: Change 8.1 to 9.5 Line 49, Gross adjustment: Change 18.7 to 19
Chapter 8, Page 149, Lines 41, 45, 47, 48, and 49 (Link to Updated Chapter 8)	Chapter 8, Resource Links "Comp 3 CMA Completed" (Changes already made to this PDF.)	Change	In the Comparable Sale #3 Completed CMA worksheet, make these corrections: Line 41, Porch/patio: Insert +5,000 in last column (Adjustment) Line 45, Net adjustment (total): Change +7,000 to +12,000 Line 47, Adjusted sale price: Change \$302,000 to \$307,000 Line 48, Net adjustment: Change 2.37 to 4 Line 49, Gross adjustment: Change 5.7 to 7.5
Chapter 8, Page 150, Lines 41, 44, 46, 48, 49, and 51 (Link to Updated Chapter 8)	Chapter 8, Resource Links "Comp 4 CMA Completed" (Changes already made to this PDF.)	Change	In the Comparable Sale #4 Completed CMA worksheet, make these corrections: Line 41, Pool/fencing: Change +10,000 to +15,000 Line 44, Net adjustment (total): Change -9,230 to -4,230 Line 46, Adjusted sale price: Change \$299,770 to \$304,770 Line 48, Net adjustment: Change 2.9 to 1.4 Line 49, Gross adjustment: Change 16.7 to 18.3 Line 51, Change "\$300,000 to \$310,000" to "\$305,000 to \$315,000"
Chapter 8, Page 151, Line 10 (Link to Updated Chapter 8)	Chapter 8, Resource Links "Chapter 8, Required Reading" (Changes already made to this PDF.)	Change	Change "\$310,000 and prepare the owner for offers from \$300,000 to \$310,000" to "\$315,000 and prepare the owner for offers from \$305,000 to \$315,000"