

## Errata

At Dearborn™ Real Estate Education, we are proud of our reputation for providing the most complete, current, and accurate information in all our products. We are committed to ensuring the kind of quality you rely on. Please note the following changes, which will be reflected in the next printing of *California Real Estate Principles 12<sup>th</sup> Edition*.

This document contains a running list of revisions made since the text was first printed. Depending on what printing you have of the book, these revisions may or may not be included.

Page/Location	Reads Now	Should Be
3	1651 Exposition Blvd.,	651 Bannon St., Suite 500
91	18.To be effective, a deed must be a. made on a printed form. b. digned by the grantor. c. delivered to the grantee by the grantor personally. d. all of these.	18.To be <b>valid</b> , a deed must be a. made on a printed form. b. signed by the grantor. c. delivered to the <b>grantor</b> by the <b>grantee</b> . d. all of these.
172	Residential Purchase Agreement (revised 6/22)	Updated form to Residential Purchase Agreement (revised 12/22)
434	<a href="http://www.hcd.ca.gov/accessory-dwellingunits">www.hcd.ca.gov/accessory-dwellingunits</a>	<a href="https://www.hcd.ca.gov/planning-and-community-development/housing-elements/building-blocks/accessory-dwelling-units">https://www.hcd.ca.gov/planning-and-community-development/housing-elements/building-blocks/accessory-dwelling-units</a>
436	<b>Community apartment project.</b> A community apartment project is one in which the owner has an individual interest in the land and exclusive right of occupancy of an apartment on the land. All owners are tenants in common. The project will receive one tax bill and any loan will be on the entire project and the responsibility of all tenants.	<b>Community apartment project.</b> A community apartment project is one in which the owner has an <b>undivided</b> interest in the land and exclusive right of occupancy of an apartment on the land. All owners are tenants in common. The project will receive one tax bill and any loan will be on the entire project and the responsibility of all tenants.
472	<b>community apartment project</b> A form of subdivision in which the owner has an individual interest in the land and exclusive right of occupancy of an apartment on the land.	<b>community apartment project</b> A form of subdivision in which the owner has an <b>undivided</b> interest in the land and exclusive right of occupancy of an apartment on the land.
500	5. N has a life estate. The uncle has a remainder while the life	5. N has a life estate for the life of N's uncle. Q has a remainder while the life

	<p>estate is in existence. If N dies before the uncle, N's heirs acquire the life estate until the uncle's death. On the uncle's death, N has a fee simple estate.</p>	<p>estate is in existence. If N dies before the uncle, N's heirs acquire the life estate, which lasts only as long as the uncle is still alive. On the uncle's death, the life estate terminates and Q has a fee simple estate.</p>
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