

Texas Real Estate Commission P.O. Box 12188 Austin, Texas 78711-2188

(512) 936-3000 www.trec.texas.gov

Application for a Real Estate Broker License

Supplement A-Qualifying Experience Report for a Broker License

Applicant Name (ENTER NAME	EXACTLY AS SHOWN ON APPLICATIO	N PAGE 1)	
Last	First	Middle	License Number

Instructions for Completing Supplement A

You must accumulate at least 3600 points to qualify for a broker's license based on experience as a real estate license holder. An applicant must also be actively licensed as a real estate sales agent or broker for a minimum period of **4 years** during the **5 years preceding** the **date the application is filed**. For calculation purposes the experience period runs from the **date the application is filed** and should be listed in reverse chronological order beginning with the year the application is filed.

- 1. Only experience gained during the period beginning 5 years before the date the broker application is filed may be used for this report.
- 2. Multiply the number of transactions performed by the point value indicated to arrive at the points earned for that category for each year.
- 3. Add the points earned for each category to arrive at your total points for that category.
- 4. Add the points earned for each year to arrive at your total points per year. You must have at least one category or transaction type for each year for at least 4 years.
- 5. Enter the total figure on the Total Qualifying Points line. You should have at least 3600 final qualifying points.
- 6. You must file "Supplement B" to receive credit for experience earned after the application is filed.
- 7. If you are unable to obtain sufficient documentation and/or signatures to support your claim for experience, you must file TREC No. AFF-A, Affidavit in Lieu of Documentation and/or Signature and two TREC No. AFF-B, Affidavit in Support of Applicant's Claim of Experience each signed by a different individual familiar with your
- circumstances.
 8. Examples of documentation that supports experience may include executed contracts, listing agreements, HUD1s, etc., that clearly demonstrate applicant's active participation.

 You must complete the entire experience report to report your qualifying experience including broker signature(s) and verification.

 Points earned for experience must be calculated below.

CATEGORY OR TRANSACTION TYPE	POINT VALUE x # OF TRANSACTIONS	=			DINTS EA GORY PER		R	=	TOTAL POINTS EARNED
Residential: Single Family, Condo, Co-op unit, Multi family (1 to 4 unit), Aparti	ment Unit Lease		YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5		
1.CLOSED PURCHASE OR SALE - with improvements	300 X TRANSACTIONS	=						=	
2. EXECUTED LEASE LANDLORD OR TENANT - new, renewal or extension	50 X TRANSACTIONS	=						=	
3. PROPERTY MANAGEMENT - Rent collections per property/per year	25 X TRANSACTIONS	=						=	
4-EXCLUSIVE RIGHT TO SELL LISTINGS	10 X TRANSACTIONS	=						=	
5. BUYER OR TENANT REPRESENTATION AGREEMENTS	10 X TRANSACTIONS	=						=	
6.CLOSED PURCHASE OR SALE UNIMPROVED RESIDENTIAL LOT	50 X TRANSACTIONS	=						=	
TOTAL NU	JMBER OF POINTS EARNED PE	R YEAR							

CATEGORY OR TRANSACTION TYPE		POINT VALUE x # OF TRANSACTIONS =		TOTAL POINTS EARNED PER CATEGORY PER YEAR			R =	TOTAL POINTS EARNED	
Commercial:	Apartments (5 units or more), Office, Retail, Industrial, Mixed Use, Other	, Hotel, Parking Facility, Special	lty,	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	
7. CLOSED	PURCHASE OR SALE	500 X TRANSACTIONS	=					:	=
8. EXECUT year (սլ	ED LEASE LANDLORD OR TENANT - new, renewal or extension/per or to five years per transaction)	100 X TRANSACTIONS	=					:	=
9.PROPER	TY MANAGEMENT - Rent collections per property/per year	150 X TRANSACTIONS	=					:	=
10.LISTINGS	5	20 X TRANSACTIONS	=					:	=
11.BUYER C	OR TENANT REPRESENTATION AGREEMENTS	20 X TRANSACTIONS	=					:	=
	TOTAL NUM	MBER OF POINTS EARNED PER \	YEAR						
Farm and Rar	nch, Unimproved Land: Farm and Ranch (with residence, improved	d, or unimproved) or Unimprove	ed Land						
12.CLOSED	PURCHASE OR SALE	300 X TRANSACTIONS	=					:	=
13. EXECUTI	ED LEASE LANDLORD OR TENANT- new, renewal or extension	50 X TRANSACTIONS	=					:	=
14. PROPER	TY MANAGEMENT-Rent collections per property/per year	50 X TRANSACTIONS	=					:	=
15.LISTINGS	5	10 X TRANSACTIONS	=					:	=
16.BUYER C	OR TENANT REPRESENTATION AGREEMENTS	10 X TRANSACTIONS	=					:	=
	TOTAL NUM	MBER OF POINTS EARNED PER Y	YEAR						
Brokerage B	ranch Office or Team Management (at least 1 agent supervised; w	ritten designation by broker red	quired)						
17. 20 poin	its per month (maximum of 1200 points)		=					=	=
	TOTAL NU	IMBER OF POINTS EARNED FOR YEARS LISTED	RALL						
	SUM OF TOTAL POINTS	EARNED FOR EACH CATEGORY	/ = TOT	AL QUAL	IFYING P	OINTS O	N SUPPLE	MENT A	
	NOTE: You must have at least one transaction type per ye	ear for 4 of the 5 years (one list	ting, re	nt collec	tion, clos	ing, man	agement	, etc.)	

TRANSACTION IDENTIFICATION LIST

You must attach a spreadsheet listing the following information for each transaction claimed to this experience report:

Transaction Date	Category	Transaction Type	Property Address or Description	
------------------	----------	------------------	--	--

		EAPERIENCE				
		ence - I was actively engaged as a lic ss and Telephone Number	ensed real estate sales a	agent as indicated below: License Number	From MM/YYYY	To MM/YYYY
					110	,
Votice to Applicant: The us with information that	information given on this apwill help us contact you by to	pplication is subject to verificatio elephone or email if needed.	n. In order to prevent	t any unnecessary retu	rn of your application	on, please provid
Business Number	Home Number	Alternate Number	Email address			
		CERTIFICA	ATIONS			
Failure to provide sa applicant and broker. We, the undersigned, report. We further certi	atisfactory supporting docun jointly certify that the named fy that the information giver	n. In order to claim experience point demonstrates the active participle is signature the applicant must at oblicant must submit two of the Tamiliar with the applicant's circumentation when requested may displicant has accumulated a toth above is true to the best of our if issued, as well as any existing li	result in denial of the tal of the tal of	e application and/or di points as indicated in T. We understand that a	sciplinary action ini	tiated against th
Applicant Signature/Date			Broker Signature/Date			
Additional Affirmations						
report. We further certi	fy that the information giver	ed applicant has accumulated a to n above is true to the best of our if issued, as well as any existing li	knowledge and belief	f. We understand that a	n the preceding qua any material misstat	lifying experienc ement made ma
Applicant Signature/Date			Broker Signature/Date			
Additional Affirmations						
experience report. We f	further certify that the inforn	med applicant has accumulated a mation given above is true to the he license, if issued, as well as an	best of our knowledge	e and belief. We under	stand that any mate	eceding qualifyin erial misstatemer

The information and certifications on this page must be supplied for each broker who sponsored the applicant during the periods being reported on the experience report.