

SLIDE 1 – The Role of Government

In this section we'll take a quick look at the different government entities and how they factor into the real estate business. We'll talk about:

- Local government
- State government
- Federal government

SLIDE 2

Local Government

There are two key areas where city and/or county government entities are involved:

- Defining and collecting property taxes
- Building inspections
- Utilities (Such as garbage collection, water and sewage)

SLIDE 3

State Government

The Division of Real Estate protects the public by regulation of real estate and appraisal licensees pursuant to Chapter 475, Florida Statutes.

The two offices overseeing the division of Real Estate are:

- Florida Real Estate Commission (FREC)
- Florida Real Estate Appraisal Board (FREAB)

SLIDE 4

Federal Government

The U.S. Government reaches deep into many facets of the real estate industry including:

- Banking, Financing and Credit regulations
- Government backed mortgage programs
- Buyer or tenant protections
- Environmental regulations
- Community infrastructure

We'll go into these in more detail later in the course.