

30 Websites that Brokers (and Consumers) Should Know (or Know Better)



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WHAT'S THIS COURSE ABOUT?

- As an amateur genealogist, I love going down “rabbit holes” and looking for answers. Ever since the Internet arrived in our home around 1999, I have been honing my skills to find great resources not only for my hobby, but also for my professional interests, including real estate brokerage and education.
- The Internet and the World Wide Web are robust sources of information, but it can be very challenging to find those resources. Brokers and consumers need to be able to obtain information necessary in order to make appropriate real estate decisions.
- In addition, this course will also help students learn some basic navigation skills to find things more easily on the Web and to identify key terms such as *browser*, *search engine*, and *URL*.



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FREE WEBSITES

- General information
- Location, location, location (mapping sites)
- Environmental
- Finance, taxes, insurance
- Licensing
- And more!

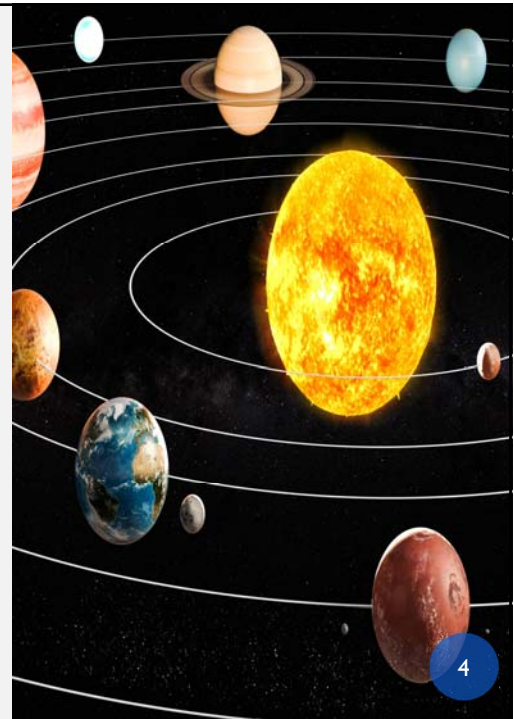


3

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WHAT IS THE INTERNET?

- A global system of interconnected computer networks that use the Internet protocol suite (TCP/IP) to link devices worldwide.
- A network of networks that consists of private, public, academic, business, and government networks of local to global scope, linked by a broad array of electronic, wireless, and optical networking technologies.
- A robust and vast range of information resources and services, such as the inter-linked hypertext documents and applications of the World Wide Web (WWW), electronic mail, telephony, and file sharing.

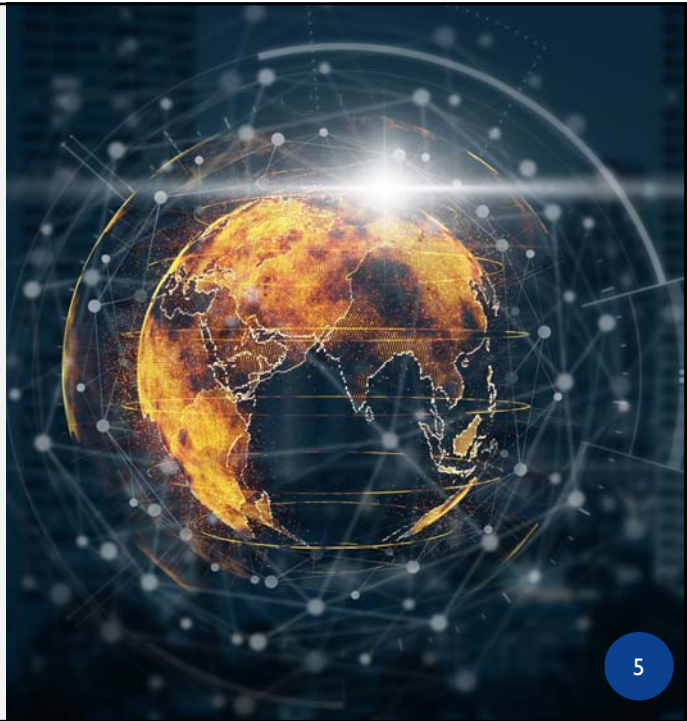


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WHAT'S THE WORLD WIDE WEB?

- The WWW is one planet on the Internet.
- It is vast.
- In order to find documents or websites you need to have a browser, a search engine, and an address.

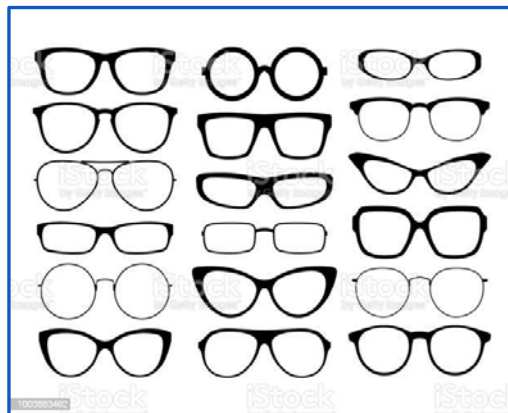


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HOW DO YOU SEE THE WORLD WIDE WEB?

- Choose/buy a browser.
- Common ones: Microsoft Edge, Google Chrome, Mozilla Firefox, Opera, and Apple Safari.



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HOW DO YOU FIND A URL?

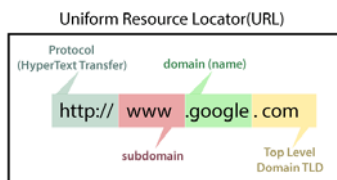
- Find a search engine.
- A search engine is a software system designed to carry out web searches.
- They search the World Wide Web in a systematic way for particular information specified in a text search query.



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HOW DOES A URL WORK?



- composed of different parts, some mandatory and others optional.
- like a regular postal mail address: the protocol represents the postal service you want to use and the *domain name* is the city or town.
- makes it possible for a computer to locate and open a web page on a different computer on the Internet.
- Most URLs start with https://
- Ex: <https://www.computerhope.com>.

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SOME TIPS ON SEARCHING FOR AND USING URLS

- Free websites are often cluttered with popups.
- We will only be looking at free websites.
- Watch out for search engines, like Google, who place ads first
- Vary your search engine: in fact, get used to using several, as they have different strengths.
- Use quotation marks: this narrows searches down to particular words and phrases.
- Avoid search pitfalls: the internet is a selling tool as well as a fantastic resource. Be sure that you only view advertisements if you want to.



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GENERAL INFORMATION

- Google
- Google Translate
- Google Scholar
- World Cat
- Chat GPT
- YouTube




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GOOGLE



My favorite search engine:


<https://www.google.com/>



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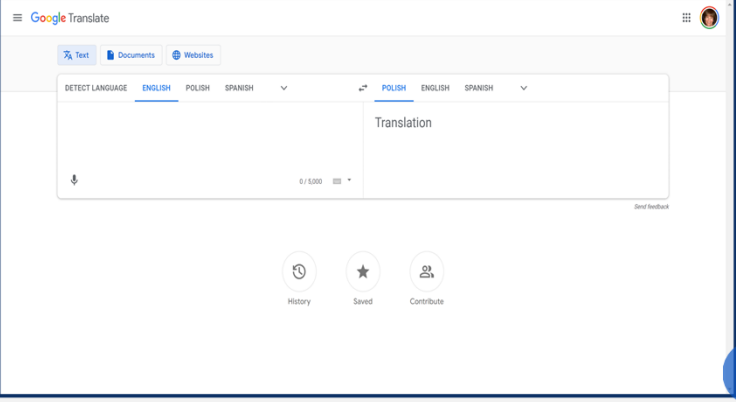
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GOOGLE
TRANSLATE



One of many translation sites but my personal favorite:


translate.google.com



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GOOGLE
SCHOLAR



My favorite website for vetted webpages and articles written by experts/professors/researchers


[Scholar.Google.Com](https://scholar.google.com)



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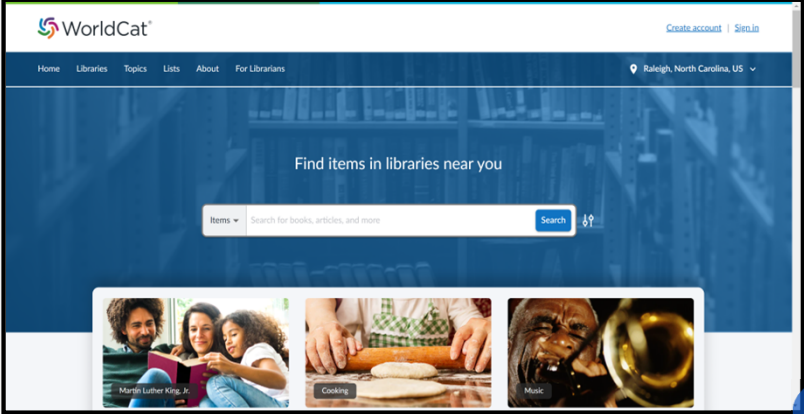
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WORLD
CAT



What a great place to find free books!
WorldCat is the world's most comprehensive database of information about library collections.

Worldcat.org



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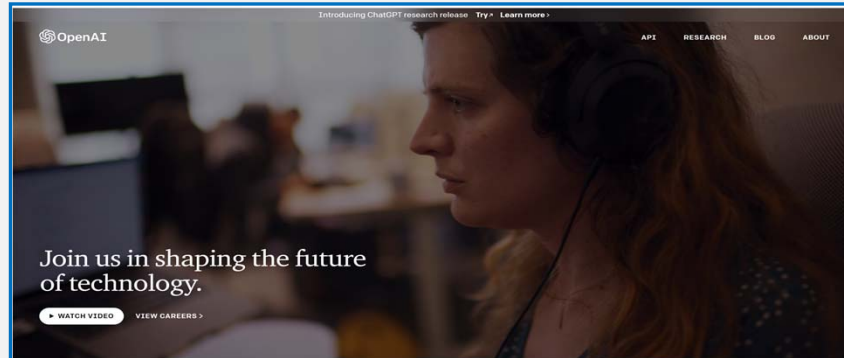
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CHATGPT



Oh, brave new world!
Artificial intelligence!
Just the beginning!

OpenAI.com



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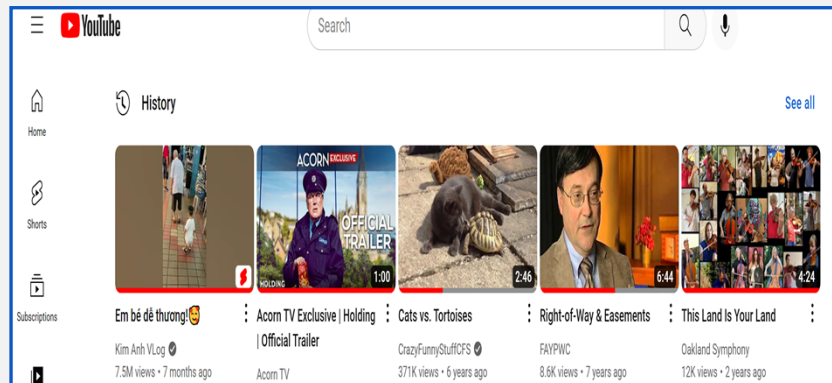
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YOUTUBE



Great way to share visual information with
your clients

Youtube.com



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DISCLOSURE RESOURCES: LOCATION, LOCATION, LOCATION

- Google Earth
- GIS Maps
- FEMA
- NC Flood Maps
- Cemeteries
- Transportation Noise
- Railroads
- Sex Offenders
- Highways and Roads
- Crime
- School
- Demographics



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GOOGLE EARTH (INSTEAD OF GOOGLE MAPS)

The best thing since sliced bread!

- Google Earth and Google Maps used to be very different products, but over the past few years they've become much more similar.
- This is largely due to the addition of new features to Google Maps, such as support for 3D Imagery and other features that used to only be available in GE.
- The main difference: Google Maps is accessed through a browser and an Internet connection. GE is a program that you download and save on your computer, though now it does have a web browser plugin functionality.
- GE lets you take a virtual trip to anywhere in the world, with tons of photos, information, and other types of interactive displays you can explore.



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GOOGLE EARTH

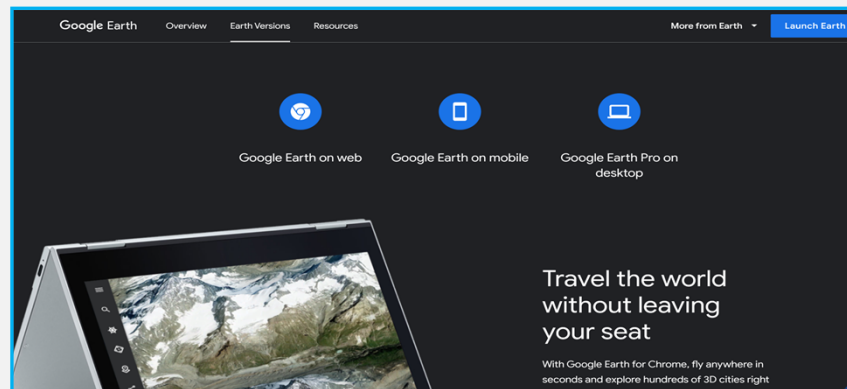
How to get Google Earth:

<https://www.google.com/earth/versions/>

or

<https://www.google.com/earth/versions/#earth-for-web>

You may have to try a different browser if you have difficulty.



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GIS GEOGRAPHIC INFORMATION SYSTEM

- a system that creates, manages, analyzes, and maps all types of data;
- connects data to a map, integrating location data (where things are) with all types of descriptive information (what things are like there);
- helps users understand patterns, relationships, and geographic context.

Go to your search engine (such as Google) and type in

GIS maps nc

or more specifically,

GIS maps XXXX County



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NC ONE MAP



A strategic resource providing a collection of authoritative data and web services. Partners of NC local, state, and federal government agencies, the private sector and academia.

<https://www.nconemap.gov/>



NC OneMap
Geographic Data Serving a Statewide Community

Find data using keywords like "imagery" or "environment"

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FLOOD MAPS

FEMA

FRIS

22

22

FEMA

FEDERAL
EMERGENCY
MANAGEMENT
AGENCY



Not only is flooding one of the most common and costly disasters, flood risk can also change over time because of new building and development, weather patterns and other factors.

Although the frequency or severity of impacts cannot be changed, FEMA is working with federal, state, tribal and local partners across the nation to identify flood risk and promote informed planning and development practices to help reduce that risk through the Risk Mapping, Assessment and Planning (Risk MAP) program.

<https://www.fema.gov/flood-maps/tools-resources/risk-map>

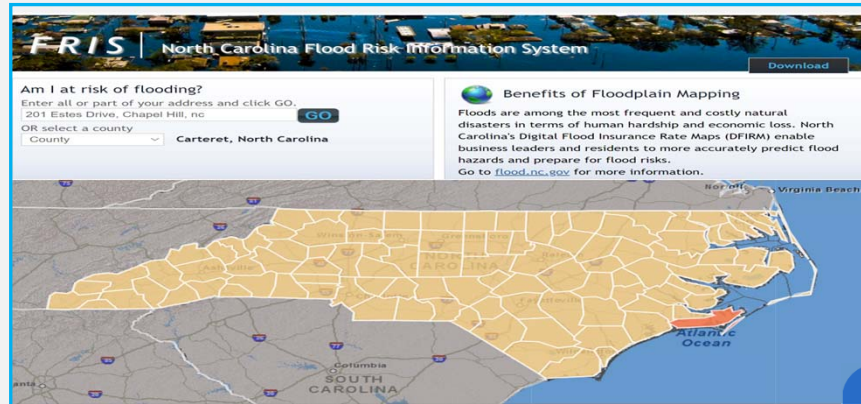


FLOOD RISK INFORMATION SYSTEM



The Flood Risk Information System (FRIS) contains digitally accessible flood hazard data, models, maps, risk assessments and reports that are database driven.

fris.nc.gov/fris/Home.aspx?ST=NC



CEMETERIES

Billion
Graves

Find A
Grave

Cemetery
Census

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Find A Grave and BillionGraves are similar in that both websites have cemetery data. The primary difference between the two companies is that with BillionGraves, EVERY record you find will have a photo and a GPS location.

<https://billiongraves.com/>


**BILLION
GRAVES**




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FIND A GRAVE



https://www.findagrave.com/cemetery-browse/USA/North-Carolina?id=state_29



Find a Grave™ MEMORIALS CEMETERIES FAMOUS CONTRIBUTE

Cemeteries in North Carolina


100 **North Carolina county** locations.

- Alamance County
- Alexander County
- Alleghany County
- Anson County
- Ashe County
- Avery County
- Beaufort County
- Bertie County
- Bladen County
- Brunswick County
- Buncombe County
- Burke County
- Cabarrus County
- Caldwell County
- Camden County

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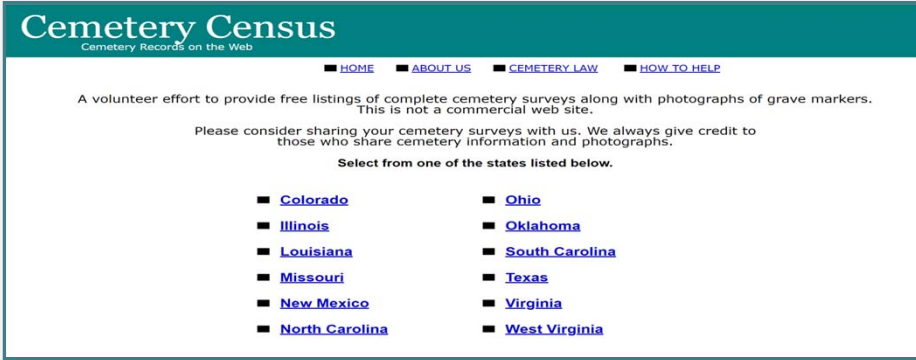
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CEMETERY CENSUS



A volunteer effort to provide free listings of complete cemetery surveys along with photographs of grave markers.

<https://cemeterycensus.com/nc/>



Cemetery Census
Cemetery Records on the Web

■ HOME ■ ABOUT US ■ CEMETERY LAW ■ HOW TO HELP

A volunteer effort to provide free listings of complete cemetery surveys along with photographs of grave markers. This is not a commercial web site.

Please consider sharing your cemetery surveys with us. We always give credit to those who share cemetery information and photographs.


Select from one of the states listed below.

<ul style="list-style-type: none"> ■ Colorado ■ Illinois ■ Louisiana ■ Missouri ■ New Mexico ■ North Carolina 	<ul style="list-style-type: none"> ■ Ohio ■ Oklahoma ■ South Carolina ■ Texas ■ Virginia ■ West Virginia
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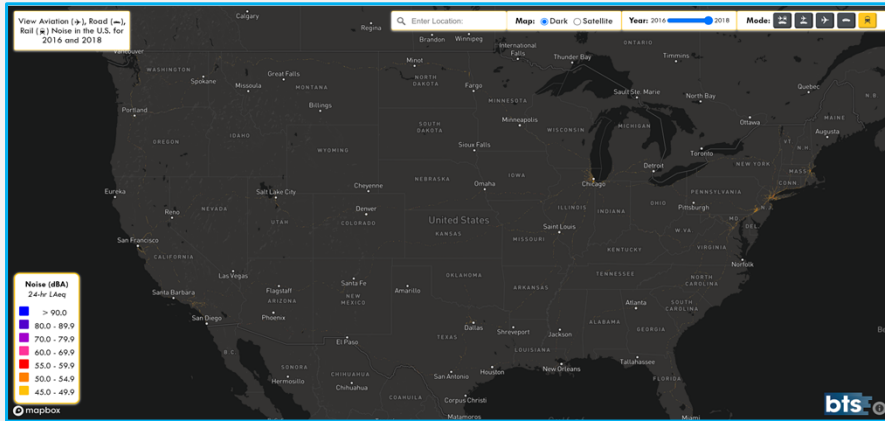
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NATIONAL
TRANSPORTATION
NOISE MAP



Just how noisy are your roads , trains, and airspace?

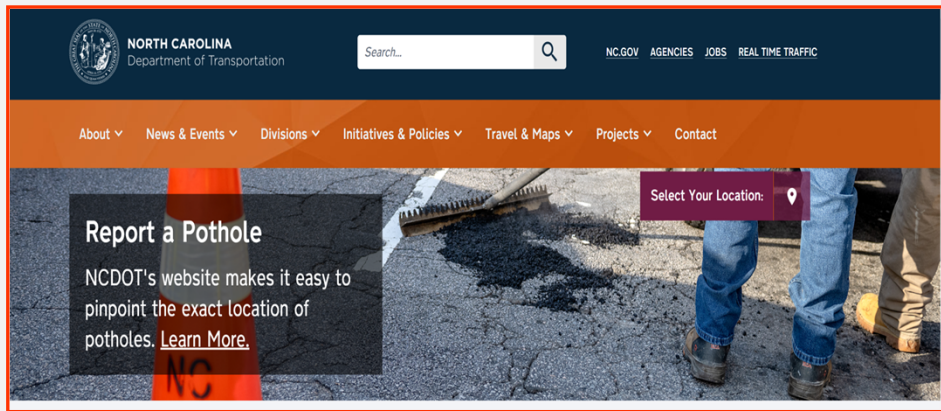
<https://maps.dot.gov/BTS/NationalTransportationNoiseMap/>




NCDOT



www.ncdot.gov



**NCDOT
PUBLIC STREET
INFORMATION
DATABASE**



<https://connect.ncdot.gov/resources/gis/Pages/Database-Map-HB620.aspx>

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RAILROADS

**OPEN
RAILWAY
MAP**



A world-wide, open, up-to-date and detailed map of the railway network, based on OpenStreetMap.


Includes all rail-mounted and automotive vehicles, e.g. railways, subways, trams, miniature railways and funiculars. The map does *not* include aerial ways, monorails, and maglevs.

<https://www.openrailwaymap.org/>

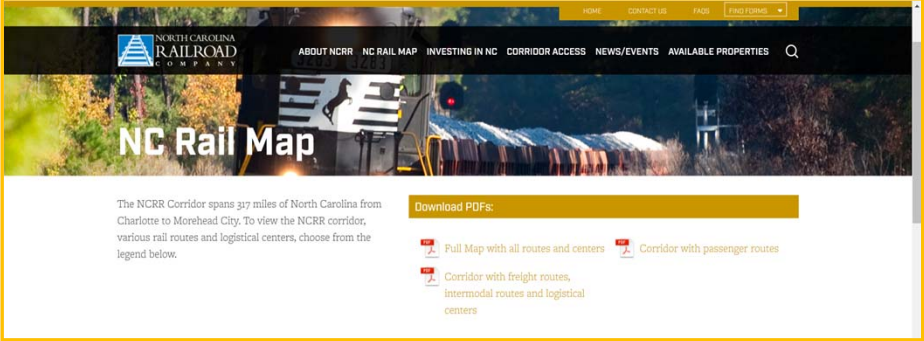
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NC
RAIL
MAP



<https://www.ncrr.com/nc-rail-map/>




The screenshot shows the NC Rail Map website. The header includes the North Carolina Railroad Company logo and navigation links: HOME, CONTACT US, PAGE, and FIND FORMS. The main content area features a large image of a train and the title "NC Rail Map". Below the image, there is a paragraph: "The NCRR Corridor spans 317 miles of North Carolina from Charlotte to Morehead City. To view the NCRR corridor, various rail routes and logistical centers, choose from the legend below." To the right, there is a "Download PDFs:" section with three options: "Full Map with all routes and centers", "Corridor with passenger routes", and "Corridor with freight routes, intermodal routes and logistical centers".


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NATIONAL
SEX
OFFENDER
REGISTRY



www.nsopw.gov




The screenshot shows the National Sex Offender Public Website (NSOPW) search interface. The header includes the Department of Justice logo and the text "SMART Office of Sex Offender Sentencing, Monitoring, Apprehending, Registering, and Tracking". Below the header, it says "DRU SJODIN NATIONAL SEX OFFENDER PUBLIC WEBSITE". The navigation menu includes HOME, SEARCH, SAFETY AND EDUCATION, ABOUT NSOPW, FAQs, and ABOUT DRU. There is also a link for "ESPAÑOL" and social media icons for Twitter and Facebook. The main content area is divided into two sections: "SEARCH NSOPW" and "SEARCH BY NAME". The "SEARCH NSOPW" section includes a description: "Search sex offender registries for all 50 states, The District of Columbia, U.S. Territories, and Indian Country." and an "Advanced Search" button. The "SEARCH BY NAME" section has input fields for "First Name" and "Last Name" and a "Name Search" button. The "SEARCH BY LOCATION" section has input fields for "Address", "City/Town", a dropdown menu for "Alabama", and a "1 Mile" radius selector, with a "Location Search" button.

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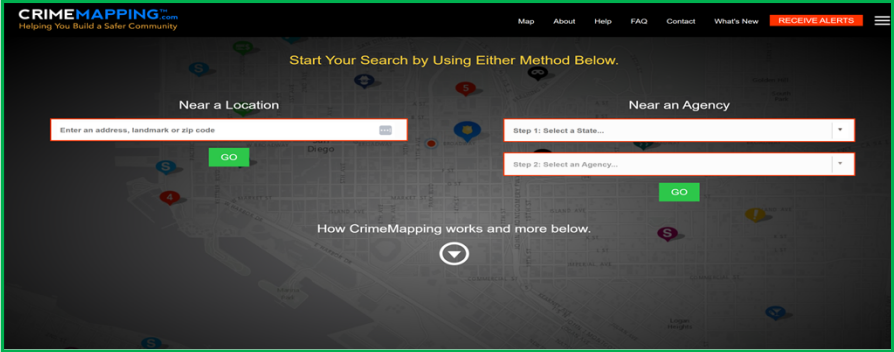
CRIME



The best resource for information about neighborhood crime is the local police department.

Online resources are **commercial companies** also include www.crimereports.com.

www.crimemapping.com



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SCHOOLS


NC DPI

NCDOA

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DEPT.
OF
PUBLIC
INSTRUCTION



<https://www.dpi.nc.gov/data-reports/school-report-cards>

An official website of the State of North Carolina [How you know](#)
NC SUPERINTENDENT STATE BOARD NC.GOV [Select Language](#)



- [Educators](#)
- [Students & Families](#)
- [Districts & Schools](#)
- [Data & Reports](#)
- [News](#)
- [About DPI](#)

🔍

Home > Data & Reports > School Report Cards

School Report Cards

North Carolina's school report cards are an important resource for parents, educators, state leaders, researchers, and others, providing information about school- and district-level data in a number of areas. These include student performance and academic growth, school and student characteristics, and many other details.

Report cards are provided for all North Carolina public schools, including charter and alternative schools. North Carolina's School Report Cards are in an interactive, easy-to-navigate section [available here](#). This user-friendly website addresses the need for quick reference on topics that are most important to parents and educators.

The **analytic section** was decommissioned on December 31, 2020, but all of the data from the School Report Cards for the previous five years is available in spreadsheet format on the [Resources for](#)


Data & Reports

- [Common Education Data Analysis and Reporting System \(CEDARS\)](#)
- [Data Calendar](#)
- [Data Reporting and Program Monitoring](#)
- [Demographics and Finances](#)
- [Dropout and Discipline Data](#)
- [Economically Disadvantaged](#)

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NC
DEPT. OF
ADMINISTRATION



<https://ncadmin.nc.gov/public/private-school-information/private-school-faqs>

An official website of the State of North Carolina [How you know](#)
Contact Us DOA Jobs nc.gov [Select Language](#)



- [Divisions](#)
- [Boards & Commissions](#)
- [I Want To...](#)
- [News](#)
- [About DOA](#)

🔍

Home > Public > Private School Information > Private School FAQs

Private School FAQs

- Private School Updates In Response to COVID-19
▼
- Academic Fraud
▼
- Administrators, New School
▼


Divisions

- [Boards & Commissions](#)
- [I Want To...](#)
- [News](#)
- [About DOA](#)

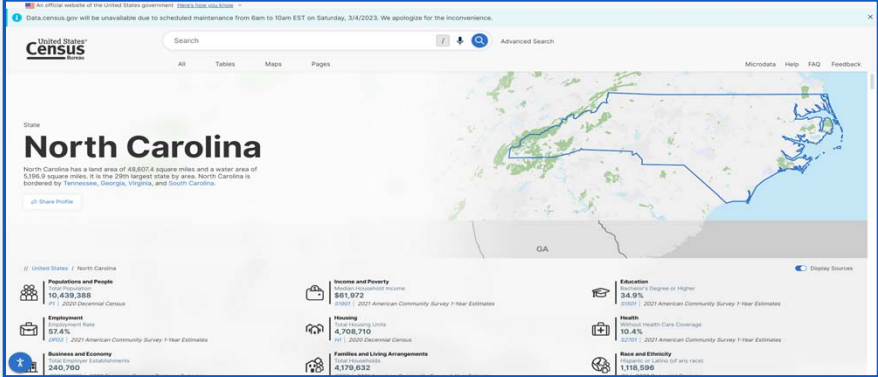
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CENSUS



https://data.census.gov/profile/North_Carolina?g=0400000US37
<https://www.census.gov/topics/housing.html>



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ENVIRONMENTAL ISSUES


- EPA
- DEQ




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ENVIRONMENTAL
PROTECTION
AGENCY
(EPA)




[EPA.GOV](https://epa.gov)



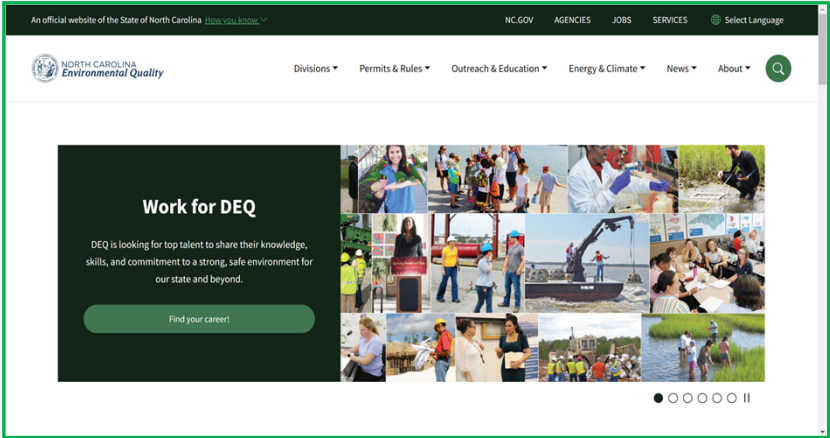
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ENVIRONMENTAL
ISSUES



<https://deq.nc.gov/>



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FINANCE, TAXES, AND INSURANCE

- MORTGAGE PROFESSOR
- VA, FHA, HUD, CFPB
- TAXES
- CLUE REPORTS




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You won't believe all of the calculators!

Mtgprofessor.com

MTG
PROFESSOR



Mortgage Professor


Sign in Create an account Sign up to receive new articles

Search


Home Who Are You? Mistakes to Avoid Articles Tutorials Reverse Mortgages Calculators Other Tools

Shop for a Mortgage


with the Professor on your side




Shop for a standard mortgage



Shop for a Kasher Reverse Mortgage™




Pay off your mortgage faster




Ask the Professor a mortgage question

Enhance Your Retirement


With the Professor's Unique Retirement Saver (RS) and Retirement Funds Integrator (RFI)




See how RFI enhances retirement



Take a trial run on RFI



Read articles on retirement



See how RS Encourages Saving for Retirement

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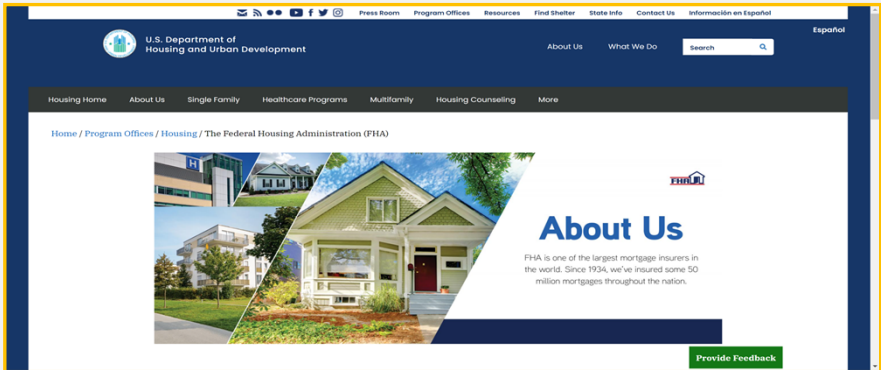
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Thank you to those who have served and are serving our country.
<https://www.benefits.va.gov/homeloans/>



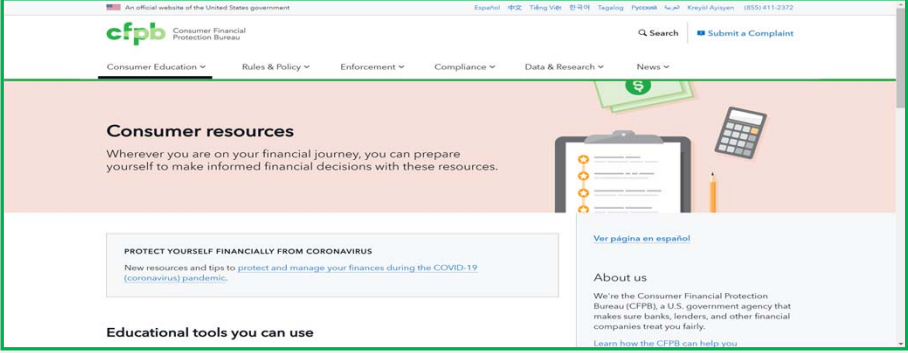
No downpayment? No problem!
https://www.hud.gov/program_offices/housing/fhahistory



CFPB




<https://www.consumerfinance.gov/consumer-tools/>



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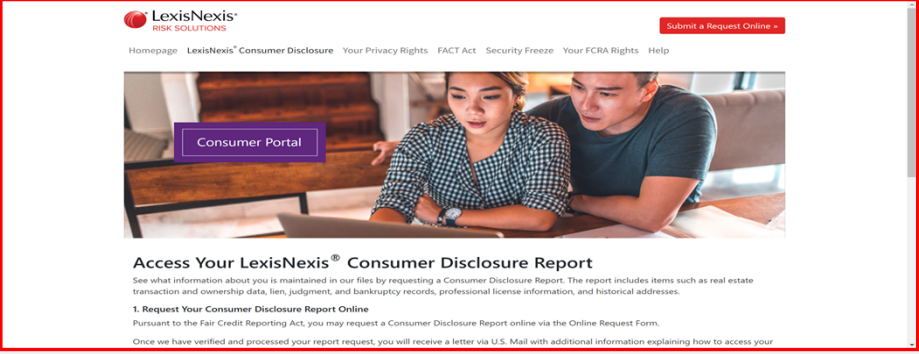
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CLUE
REPORTS



When you request a report from LexisNexis, you receive a Consumer Disclosure Report that includes your CLUE report, real estate transactions, bankruptcy and liens records, judgement records, and past addresses. Your report details up to seven years of insurance claims history.

<https://consumer.risk.lexisnexis.com/>




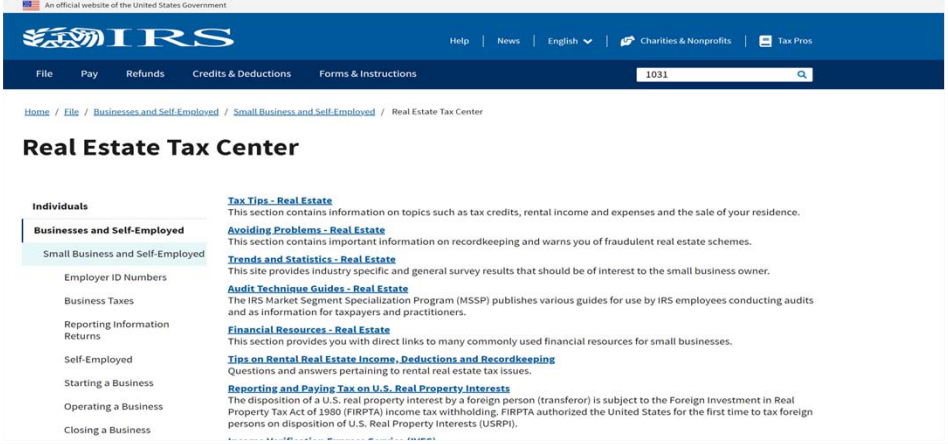
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<https://www.irs.gov/businesses/small-businesses-self-employed/real-estate-tax-center>

IRS





Real Estate Tax Center

Businesses and Self-Employed

- Employer ID Numbers
- Business Taxes
- Reporting information Returns
- Self-Employed
- Starting a Business
- Operating a Business
- Closing a Business

Tax Tips - Real Estate
This section contains information on topics such as tax credits, rental income and expenses and the sale of your residence.

Avoiding Problems - Real Estate
This section contains important information on recordkeeping and warns you of fraudulent real estate schemes.

Trends and Statistics - Real Estate
This site provides industry specific and general survey results that should be of interest to the small business owner.

Audit Technique Guides - Real Estate
The IRS Market Segment Specialization Program (MSSP) publishes various guides for use by IRS employees conducting audits and as information for taxpayers and practitioners.

Financial Resources - Real Estate
This section provides you with direct links to many commonly used financial resources for small businesses.

Tips on Rental Real Estate Income, Deductions and Recordkeeping
Questions and answers pertaining to rental real estate tax issues.


Reporting and Paying Tax on U.S. Real Property Interests
The disposition of a U.S. real property interest by a foreign person (transferor) is subject to the Foreign Investment in Real Property Tax Act of 1980 (FIRPTA) income tax withholding. FIRPTA authorized the United States for the first time to tax foreign persons on disposition of U.S. Real Property Interests (USRPI).

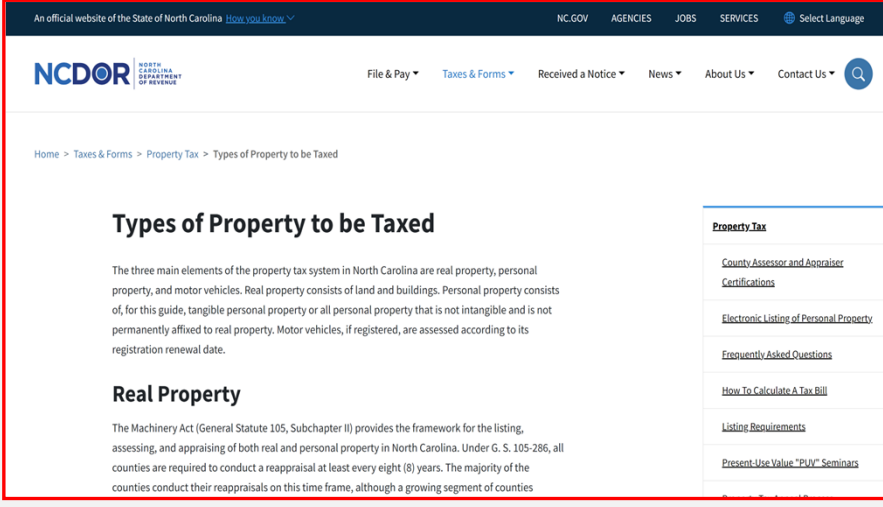
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<https://www.ncdor.gov/taxes-forms/property-tax/types-property-be-taxed>

NC TAXES





Types of Property to be Taxed

The three main elements of the property tax system in North Carolina are real property, personal property, and motor vehicles. Real property consists of land and buildings. Personal property consists of, for this guide, tangible personal property or all personal property that is not intangible and is not permanently affixed to real property. Motor vehicles, if registered, are assessed according to its registration renewal date.

Real Property

The Machinery Act (General Statute 105, Subchapter II) provides the framework for the listing, assessing, and appraising of both real and personal property in North Carolina. Under G. S. 105-286, all counties are required to conduct a reappraisal at least every eight (8) years. The majority of the counties conduct their reappraisals on this time frame, although a growing segment of counties

Property Tax

- [County Assessor and Appraiser Certifications](#)
- [Electronic Listing of Personal Property](#)
- [Frequently Asked Questions](#)
- [How To Calculate A Tax Bill](#)
- [Listing Requirements](#)
- [Present-Use Value "PUV" Seminars](#)

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<https://www.nar.realtor/taxes>

NATIONAL ASSOCIATION OF REALTORS (NAR)

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LICENSING

- NCREC
- ARELLO


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NCREC



[NCREC.GOV](https://www.ncrec.gov)



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ARELLO



[ARELLO.COM](https://www.arello.com)

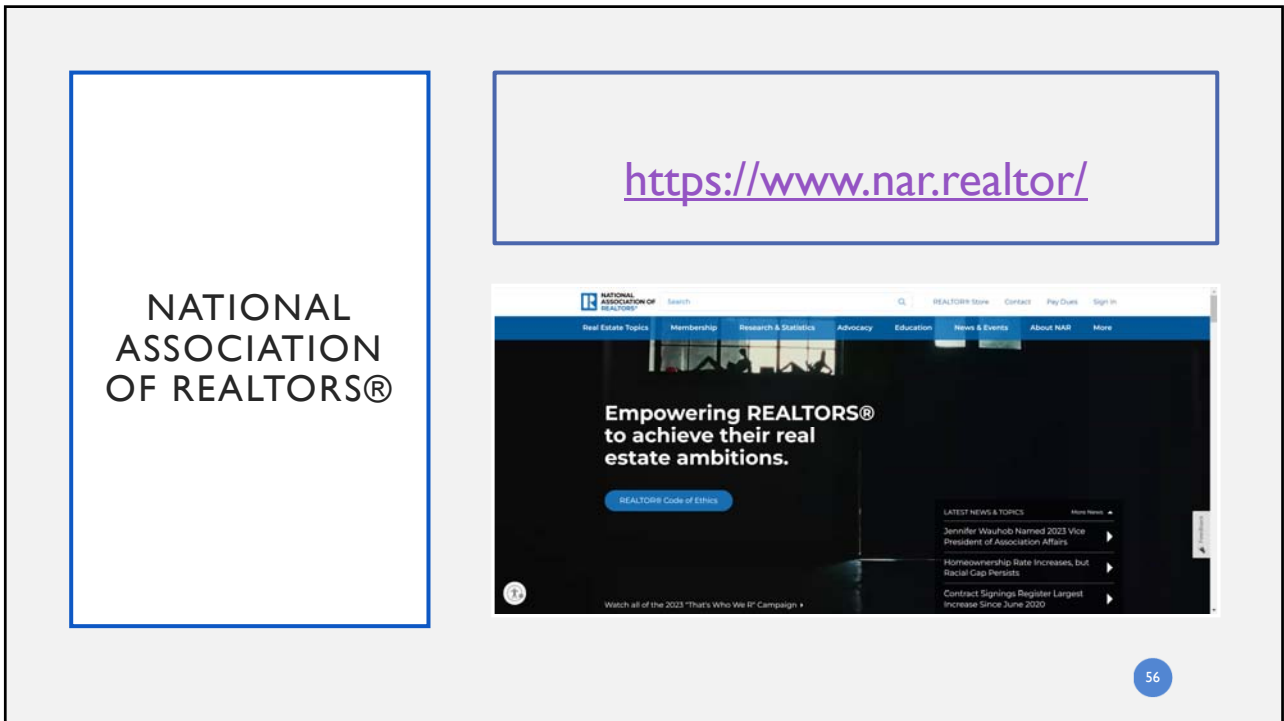


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CONCLUSION

- As a reminder, the resources provided in this course are, at the time of this writing, free to their users as well as current.
- Remember that technology and the Internet change every second.
- Please advise me if you come across any nonfunctioning links in the course content or any new websites that brokers and/or consumers would find helpful.
- It is my sincere hope that students who successfully complete this course will no longer have to contact me to find out “How do I...?” or “What is the answer to...?”
- The ultimate purpose of adult educators is to make themselves obsolete!
- Of course, I would love to help you if you are challenged in finding what you need! You can reach me at DebbieTheTeacher@gmail.com.

