TEXAS RESIDENTIAL REAL ESTATE

BROKER CONTRACT COMPLIANCE SERVICES

Audit • Analyze • Educate • Improve

1079 REAL ESTATE BROKER SERVICES

CATCH CONTRACT ISSUES BEFORE THEY BECOME PROBLEMS

Residential transactions move quickly. Contracts are completed under tight deadlines while agents, transaction coordinators and brokers are managing clients, negotiations, showings and closings.

We provide independent residential, farm & ranch, and raw land real estate contract auditing, compliance review, and training services to Texas Brokerages, Real Estate Companies, Teams and Transaction Professionals—an experienced second set of eyes focused on the paperwork.

REVIEW THE PAPERWORK - IDENTIFY THE ISSUES

DOCUMENT WHAT NEEDS ATTENTION. HELP REDUCE AVOIDABLE RISK.

WHAT IS AUDITED?

- TREC Promulgated Contract Forms
- Texas REALTORS® Forms & Addenda
- Buyer Representation Agreements
- Listing Agreements - Purchase Contracts
- Disclosures, Notices, Amendments
- Dates, Initials, & Signatures

WHY AN OUTSIDE AUDIT?

- Adds another layer of quality control
- Provides objective feedback to agents
- Helps identify recurring documentation issues
- Reduce the Broker's routine file-review burden
- Creates an audit trail of identified items
- Scales with your brokerage's transaction volume

THE EXPERIENCE BEHIND THE SERVICE

25+ Years of Texas Real Estate Brokerage & Leadership

Texas Real Estate Broker • Sales Leadership • Agent Training • Contract Expertise
Coached, Trained and Mentored hundreds of real estate professionals.

Independent • Experienced • Texas Focused • Texas Broker

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Julius F. Zatopek, III

Texas Real Estate Broker License # 0471355 | Residential Contract Compliance Specialist

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A SIMPLE, SCALABLE PROCESS

Designed to fit your existing brokerage workflow.

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1 SUBMIT
Transaction documents are submitted for review.

2 AUDIT
Independent review for completeness, consistency and compliance-related issues.

3 IDENTIFY
Potential errors, omissions and concerns are documented.

4 REPORT
Clear, concise findings identify items requiring attention.

5 CORRECT
Your designated professional addresses the identified items.

6 CLOSE
Goal: a cleaner file and stronger quality-control process.

FLEXIBLE SERVICE OPTIONS

TRANSACTION AUDITS
Independent review of executed transactions uploaded into TM System.

PRE-CLOSING AUDITS
Final quality-control review before closing & prior to issuance of a CDA/DA.

POST-CLOSING AUDIT
Comprehensive review of the contract and all supporting documentation.

BROKERAGE COMPLIANCE PROGRAM
Ongoing auditing structured around transaction volume.

AGENT QUALITY-CONTROL PROGRAM
Regular reviews designed to identify recurring issues.

TRAINING & DEVELOPMENT
Targeted training based on recurring audit findings.

THE VALUE TO YOUR BROKERAGE

REDUCE AVOIDABLE RISK
Identify potential problems before they escalate.

IMPROVE ACCOUNTABILITY
Objective feedback on contract completion.

STRENGTHEN FILE QUALITY
Create a consistent transaction-file review process.

IDENTIFY TRAINING NEEDS
Use audit results to identify recurring agent issues.

FREE UP BROKER TIME
Add quality control without requiring the broker to review every file.

SCALE YOUR OPERATION
Use contract auditing as transaction volume grows.

LET'S TALK ABOUT YOUR CONTRACT PROCESS

Is your brokerage confident that every residential transaction file is being reviewed consistently? Let's discuss an independent contract-audit process tailored to your operation.

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IMPORTANT NOTICE

Contract auditing services are intended to provide an independent quality-control review of real estate transaction documentation. An audit does not constitute legal advice, a legal opinion, or a determination that a contract is legally valid or enforceable. Issues involving legal interpretation, unusual circumstances, or matters requiring legal advice should be referred to a qualified Texas attorney. Texas real estate license holders remain responsible for applicable Texas law, TREC rules, and their sponsoring or employing broker's requirements.