

September 22, 2023

BROKER ALERT - FRAUDULENT SELLERS

We've had a report of someone contacting one of our members to list a piece of land. The caller said they were in the hospital out of town, knew property info and had a fake Drivers License with the owner's name on it. After some checking with the title company and tracking down the owner in person, they confirmed that they were NOT the person with whom they had been speaking. The owner had been a victim of identity theft.

We have had reports of this happening previously, so please remember to thoroughly check all seller and property information. Trust your instincts and keep digging before putting the property in the MLS if something doesn't feel right.

DO YOU KNOW SOMEONE DISPLACED BY THE RECENT WILDFIRES?

The REALTORS® Relief Foundation grant is now available to help people whose primary residence was destroyed or damaged by the recent wildfires. Please encourage anyone you know that was impacted by the wildfires to go to SpokaneRealtors.com and apply for the assistance. To get to the application page, [click here](#). Any active members of Spokane REALTORS® who lost their homes are eligible for relief from Spokane REALTORS® as well. We just need a statement from the Designated REALTOR® sent to wildfirerelief@spokanerealtors.com.

REPORTING SALES

Contingent to Pending – Remember that if you report a property as contingent, you need to change the status to pending once the contingency has been removed. A contingent sale is still an active status, so if a property has a contingent status, and the expiration date is prior to the sale closing, it will automatically expire. **They will also continue to accumulate Days on the Market (DOM) until changed to Pending.** Pending listings remain pending until they are reported as sold or put back on market.

Correct MLS numbers - Please check to make sure you have the correct MLS# on your forms before submitting them to the MLS. Many Status Change Forms are being sent in with the wrong MLS#'s on them.

Expired Listings - Once a listing has expired it can **not** be changed to Sold Closed unless it went Pending prior to it expiring. If it has, please make sure to put the Pending date on the MLS Status Change form when sending in the Sold information.

Financing and Additional Agents - When sending in your closed sales please remember to check off the type of financing. Also, if there are any additional listing agents or sales agents, please be sure to list them down below the sale information in the spaces provided.

Reporting Duplicates as Sold - Make sure to include both MLS numbers when reporting a duplicate listing as sold closed. MLS will make one of the numbers sold and the other one will be deleted from the system.