

CHAPTER 520-1

LICENSURE AND BROKERAGE

RULES  
OF  
GEORGIA REAL ESTATE COMMISSION

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**(3) Examinations**

(g) An applicant for licensure who is licensed in another state and who has moved to Georgia must supply the criminal history report required by paragraph (7) of this rule. If that criminal history report reveals no prior criminal conviction(s) and if the applicant has no prior professional license disciplinary action(s), such applicant for licensure who has moved to Georgia from another state shall be granted a license without further examination or education if such applicant produces, from the licensing body of each state which has licensed the applicant, an original certification issued no more than twelve months prior to the applicant's making application for licensure which shows that the applicant:

1. has passed an examination for the type of license for which such applicant seeks licensure in Georgia;
2. has met all prelicense and continuing education requirements required by such other state(s) for that license;
3. is licensed in good standing at the time of the certification; and
4. has not had any formal disciplinary action imposed by such state's licensing body.

An applicant whose certification does not comply with all of the conditions in the preceding sentence must take and pass the qualifying examination for

the Georgia license which such applicant seeks.

If such applicant's criminal history report reveals a prior criminal conviction(s) or if the applicant has a prior professional license disciplinary action, the applicant shall comply with the provisions in paragraphs (8) and (9) of this rule and said applicant shall be subject to the provisions of 43-40-15 (a) et seq.

**(7) Criminal History Report.** No more than 60 days prior to making application, each applicant for a license or an instructor approval shall obtain, at the applicant's expense, and attach to the applicant's application for licensure or approval:

- (a) a certified criminal history report issued by the Georgia Crime Information Center of the Georgia Bureau of Investigation, indicating whether the applicant has any record of a criminal history;
- (b) for applicants for licensure who have not lived in Georgia, a certified criminal history report from their resident state, province, or territory that is equivalent to the report required in sub-paragraph (a) of this sub-section.

If that report indicates that the applicant has a record in another jurisdiction, or if the applicant is unable to obtain a report as set forth in sub-paragraph (b) of this sub-section, the applicant must, at the applicant's expense, provide any necessary fingerprints, fees, authorization, or other requirements for the Commission to obtain a Federal Crime Information Center report from the Federal Bureau of Investigation.

#### **520-1-.10 Handling Real Estate Transactions.**

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(1.1) License Numbers in Offers. A licensee preparing or signing a brokerage engagement or an offer to purchase, sell, lease, or exchange real property shall include the license number issued by the Commission of each firm and of each licensee participating in the transaction. The licensee shall include the six digit license number issued by the Commission.