



CONTINUING EDUCATION OF THE BAR ■ CALIFORNIA

**California Real Estate Brokers:
Law and Litigation**

August 2025 Update

Filing Instructions

This packet contains replacement pages to be interleaved in the main text, including a complete replacement of Chapters 3 and the “Tables” and “Index” sections at the end of the book. For a complete list of all pages that should be in your binders after inserting the revised pages, see the accompanying Page List.

Remove old pages

Insert new pages

Volume 1

Cover and Imprint

i—ii

same

Continuing Education Opener

iii—iv

same

CEB Advisory Board

v—vi

same

Contents

vii—viii

same

Preface

ix—x

same

About the Authors

xi—xiv

same

About the 2025 Update Authors

xv—xvi

same

Acknowledgments

xvii—xviii

same

41REBL2500

8/25

<i>Remove old pages</i>	<i>Insert new pages</i>
Selected Developments xix—xxii	xix—xx
Cutoff Dates and CEB Citation xxiii—xxiv	xxi—xxii
1. Overview of Real Estate Brokerage 1-1—1-14	same
2. Broker Contracts 2-5—2-6 2-11—2-14 2-17—2-20 2-23—2-26 2-31—2-42 2-49—2-52	same same same same 2-31—2-42.2 same
3. Agency: Broker Fiduciary and Statutory Duties 3-1—3-56	same
4. Broker Liabilities to Principals and Third Parties 4-23—4-24	same
5. Principal's Duties, Liabilities, and Defenses 5-1—5-10	same
6. Alternative Dispute Resolution 6-1—6-2 6-25—6-30 6-35—6-36 6-41—6-46 6-53—6-54	same 6-25—6-30.2 6-35—6-36.2 same same
7. Broker Compensation and Claims 7-1—7-6 7-15—7-22 7-27—7-30 7-33—7-34 7-37—7-44 7-47—7-50	7-1—7-6.2 same same same same same
8. Regulation of Brokers 8-3—8-4 8-7—8-12 8-15—8-16 8-19—8-20 8-29—8-30 8-33—8-36	same 8-7—8-12.2 same same 8-29—8-30.2 same

<i>Remove old pages</i>	<i>Insert new pages</i>
8-43—8-44	same
9. Disciplinary Procedures	
9-1—9-2	same
9-11—9-14	same
9-17—9-18	same
9-21—9-22	same
Volume 2	
Cover and Imprint	
i—ii	same
Contents Volume 2	
iii—iv	same
10. Broker Errors and Omissions Liability Insurance	
10-49—10-50	same
10-97—10-98	10-97—10-98.2
11. Litigation: Suing and Defending Brokers	
11-1—11-8	same
11-11—11-12	same
11-15—11-16	same
11-21—11-22	same
11-25—11-30	same
11-41—11-42	same
12. Trial Tactics and Strategies	
12-9—12-10	12-9—12-10.2
13. Standard of Care Experts	
13-3—13-8	same
13-15—13-16	same
Table of Statutes, Regulations, and Rules	
T-1—T-14	same
Table of Cases	
T-15—T-44	same
Index	
I-1—T-36	same





CONTINUING EDUCATION OF THE BAR ■ CALIFORNIA

**California Real Estate Brokers: Law and
Litigation**

August 2025 Update

Page List

This is a complete list of all pages that should be in your binders after filing the August 2025 Update.

Volume 1

Cover and Imprint	
i—ii	8/25
Continuing Education Opener	
iii—iv	8/25
CEB Advisory Board	
v—vi	8/25
Contents	
vii—viii	8/25
Preface	
ix—x	8/25
About the Authors	
xi—xiv	8/25
About the 2025 Update Authors	
xv—xvi	8/25

**PLEASE MAKE SURE YOUR VOLUME IS COMPLETE
BEFORE RECYCLING DISCARDED PAGES**

Acknowledgments	
xvii—xviii	8/25
Selected Developments	
xix—xx	8/25
Cutoff Dates and CEB Citation	
xxi—xxii	8/25
1. Overview of Real Estate Brokerage	
1-1—1-14	8/25
1-15—1-22	8/24
2. Broker Contracts	
2-1—2-4	8/24
2-5—2-6	8/25
2-7—2-10	8/24
2-11—2-14	8/25
2-15—2-16	8/24
2-17—2-20	8/25
2-21—2-22	8/24
2-23—2-26	8/25
2-27—2-30	8/24
2-31—2-42.2	8/25
2-43—2-48	8/24
2-49—2-52	8/25
3. Agency: Broker Fiduciary and Statutory Duties	
3-1—3-56	8/25
4. Broker Liabilities to Principals and Third Parties	
4-1—4-22	8/24
4-23—4-24	8/25
4-25—4-30	8/24
5. Principal's Duties, Liabilities, and Defenses	
5-1—5-10	8/25
5-11—5-24	8/24
6. Alternative Dispute Resolution	
6-1—6-2	8/25
6-3—6-24	8/24
6-25—6-30.2	8/25
6-31—6-34	8/24
6-35—6-36.2	8/25
6-37—6-40	8/24
6-41—6-46	8/25
6-47—6-52	8/24

6-53—6-54	8/25
7. Broker Compensation and Claims	
7-1—7-6.2	8/25
7-7—7-14	8/24
7-15—7-22	8/25
7-23—7-26	8/24
7-27—7-30	8/25
7-31—7-32	8/24
7-33—7-34	8/25
7-35—7-36	8/24
7-37—7-44	8/25
7-45—7-46	8/24
7-47—7-50	8/25
7-51—7-52	8/24
8. Regulation of Brokers	
8-1—8-2	8/24
8-3—8-4	8/25
8-5—8-6	8/24
8-7—8-12.2	8/25
8-13—8-14	8/24
8-15—8-16	8/25
8-17—8-18	8/24
8-19—8-20	8/25
8-21—8-28	8/24
8-29—8-30.2	8/25
8-31—8-32	8/24
8-33—8-36	8/25
8-37—8-42	8/24
8-43—8-44	8/25
8-45—8-50	8/24
9. Disciplinary Procedures	
9-1—9-2	8/25
9-3—9-10	8/24
9-11—9-14	8/25
9-15—9-16	8/24
9-17—9-18	8/25
9-19—9-20	8/24
9-21—9-22	8/25
9-23—9-28	8/24

Volume 2**Cover and Imprint**

i—ii	8/25
Contents Volume 2	
iii—iv	8/25
10. Broker Errors and Omissions Liability Insurance	
10-1—10-48	8/24
10-49—10-50	8/25
10-51—10-96	8/24
10-97—10-98.2	8/25
10-99—10-120	8/24
11. Litigation: Suing and Defending Brokers	
11-1—11-8	8/25
11-9—11-10	8/24
11-11—11-12	8/25
11-13—11-14	8/24
11-15—11-16	8/25
11-17—11-20	8/24
11-21—11-22	8/25
11-23—11-24	8/24
11-25—11-30	8/25
11-31—11-40	8/24
11-41—11-42	8/25
11-43—11-78	8/24
12. Trial Tactics and Strategies	
12-1—12-8	8/24
12-9—12-10.2	8/25
12-11—12-26	8/24
13. Standard of Care Experts	
13-1—13-2	8/24
13-3—13-8	8/25
13-9—13-14	8/24
13-15—13-16	8/25
13-17—13-20	8/24
Table of Statutes, Regulations, and Rules	
T-1—T-14	8/25
Table of Cases	
T-15—T-44	8/25
Index	
I-1—I-36	8/25