



May/June 2018

NEWSLETTER

UPCOMING SEMINARS

Friday, May 4, 2018

from 9:00 a.m. to 10:00 a.m.:

Shannon B. Jones provided the legal updates to the California Association of Realtors Legal Affairs Forum in Sacramento, California.

Thursday, June 7, 2018

from 11:30 a.m. to 1:00 p.m.:

Shannon B. Jones will be providing a Risk Management Seminar to the Lodi Association of Realtors. For more information, please contact Kristina Heisler at kristina@thestatesmanteam.com.

Wednesday, June 13 2018

from 9:30 a.m. to 12:00 p.m.:

Shannon B. Jones will be providing a Risk Management Seminar before the Contra Costa Association of Realtors at the Shadelands Civic Arts Center, 111 N. Wiget Lane in Walnut Creek, California. For more information, please contact Jason Catalano (925) 295-9202 or Jason@ccartoday.com.

Wednesday, June 20, 2018

from 9:00 a.m. to 10:00 a.m.:

Shannon B. Jones will be providing a New Member Orientation before the Contra Costa Association of Realtors at the Shadelands Civic Arts Center, 111 N. Wiget Lane in Walnut Creek, California. For more information, please contact Jason Catalano (925) 295-9202 or Jason@ccartoday.com.

A quick note to keep you current regarding events in our office, law and issues...

A NOTE FROM SHANNON –

We have received more incoming claims relating to wire fraud. We have circulated another copy of our risk management tip regarding this issue. We are recommending that the tip be distributed to all agents.

Please note that we are observing that the errors and omissions insurance market appears to be constricting. We have circulated a letter to our brokers with recommendations regarding renewal of your insurance policies. Please let us know if you need further assistance in that regard.

RECENT RESULTS –

Recently, one of our clients was sued by a locksmith, who was shot during an eviction where our client's agent was present. The locksmith sued the owner, brokerage and all other involved parties. The Law Group filed a demurrer on behalf of the brokerage on the grounds that the brokerage owed no duties to the locksmith. The court sustained the demurrer without leave to amend and dismissed the brokerage. The plaintiff appealed the decision to the California Appellate Court, First District. The California Appellate Court recently issued a decision affirming that judgment in favor of the brokerage.

A complete discussion of these matters can be found on our website, www.calrealestatelaw.com, under Legal Updates.



About Shannon...

Shannon B. Jones is the owner and managing partner of Shannon B. Jones Law Group. She has been representing real estate agents and brokers for 25 years.

She has an undergraduate and law degrees from the University of Southern California. She is a member of CAR's Strategic Defense Panel.

She has published a number of articles and the best-selling real estate book, "A Real Estate Agents Practical Guide to Avoiding Litigation." She is a shareholder in California Real Estate Legal Alliance ("CRELA"), a company established to represent real estate professionals throughout the State of California that offers real estate advice, coaching, claims prevention, effective and efficient management of claims, risk management, cutting edge industry information, insurance management assistance, as well as other beneficial services.

LEGAL UPDATES - Our website was recently updated to include the following articles:

- An article wherein an appellate court held that a property owner had no right to keep tigers at her home.
- An article regarding SBJLG's win on appeal wherein our client was sued by a locksmith who was shot during an eviction.
- Letter to clients regarding the insurance market.
- Risk management tip regarding wire fraud.
- An article regarding follow up of Horikke v. Coldwell Banker.

A complete discussion of these matters can be found on our website, www.calrealestatelaw.com, under Legal Updates.

BLOG UPDATES - Our website was recently updated to include the following blogs:

- Blog whether a death at a property occurring more than 3 years ago needs to be disclosed.
- Blog regarding new CAR Forms.
- Blog regarding whether mirrors stay on property upon the close of escrow.

Please visit our blog at <http://www.calrealestatelaw.com/BLOG-1>

HOLIDAYS –

Our offices will be closed for Memorial Day on Monday, May 28, 2018.