



#	Master List of Video Content Ideas
1	Answer questions for TikTok video: Will vs Trust
2	Don't be scared of firing a client
3	Buy the ugliest house in the neighbourhood
4	Zillow accurate is like saying I can operate on you
5	FSBO - why it won't sell (stats - 5.64M homes sold in 2020, over 25% less than market value)
6	You don't pay for the buyer's agent
7	Only 1 in 3 homes have equity out of 56 million. 1 in 21 are seriously underwater. Foreclosures coming? No way.
8	1 PDF for an offer
9	Buying investments? You need only Zillow's 2 features: 1. lease amount 2. calculator then ask your friends for a good agent.
10	Make your first investment your first home
11	How much do real estate agents make?
12	How to become an RE agent?
13	Why agents fail: consistency, plan, mindset, prospect
14	If you're a buyer in today's market, this is how you can win a bid!
15	Biggest mistake most buyers make when they finally own - put in a trust
16	2 Big reasons why people become RE agents
17	Common misconceptions that people have about agents
18	Not all agents are brokers and here's the difference...
19	The most expensive home in Malibu
20	The least expensive home in Malibu
21	Your last hire in RE should be... Admin
22	Watch out for HOA - no rental
23	Here's another inspection story - sewer/septic
24	Always be kind - I left a home inspector alone in CA
25	The key to Real Estate at every level is the Quality of your relationships (story)
26	Story of getting started - Frank Pernice, Mentor
27	Follow up, follow up, follow up. The Venice client
28	Where to find and place reviews - Google
29	Cash depreciates - invest in house
30	RE requires 3 things as an agent: 1. Relationships, 2. Consistency - showing up, 3. Tech to make your life easier
31	The RE market crashing? No, you're crazy. #forebearance #Blackstone
32	Zillow lease amount section
33	Don't forget you're dealing with People. Remember that
34	Glenda Baker (advice for 1st time agents, start with relationships)
35	It's not Real ATOR...
36	Community property vs joint tenants
37	Fee simple
38	Great hacks - Uber & taxi drivers have the in on RE investment
39	The top 3 books to read so you do amazing in Real Estate - Ninja Selling, MREA, and Start With Why
40	Real estate agent hack. When you're studying, highlight the right answers only.



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41	What's an appraisal and why is it important?
42	Contingency - allows you to dissolve a purchase agreement if the contingency isn't met
43	As is - any alteration from when you went into contract to closing - home to be brought to its original look
44	Back up offer - official - non official one only with earnest money
45	Buyers agent/listing agent
46	CCRs - covenants, conditions & restrictions - rules and regulations on real property by an HOA
47	Closing costs
48	DOM - what is it and why is it important?
49	Don't assume home prices are negotiable
50	The foundation - get an expert
51	What happens when you make a lowball offer
52	One of the saddest things I see is home buyers not fixing the home to live in it
53	Top 3 things to look for in a home inspection: Roof, electrical, foundation
54	What the best thing is when you buy a home location. That's it.
55	Please don't make the mistake of choosing the wrong meeting
56	Don't be influenced by the market when buying
57	How long is the normal Real Estate transaction
58	Did you know that hiring and agent in RE is free?
59	Here's the best advice for first time home buyers - don't listen to your family, friends, or your...
60	Credit score - it's important and typically 620 is the key
61	You need Zero to buy a home in VA, USDA
62	Here's a hack for getting a loan.. don't go to MTG brokers.
63	If you're selling you home, listen up... Huge Hack: do a home inspection
64	#1 question to ask agents before hiring an agent. "Are you mentally stable?" Joke. "Is this your full time job? If not, are you part of a team?"
65	Rent to own is an amazing opportunity, but it's not going to happen
66	Have you ever heard of a shortsale?
67	Cool research tip when buying - Utility bills
68	The ages of roof, furnace, AC, water heater
69	How to find the right agent - Cars
70	TOP 5 Challenge - insurance: flood, fire, earthquake
71	Have you ever heard of a home warranty?
72	You know how many times I've seen people pass up on a home because of family, friends...
73	The most important thing about preparing your house to sell
74	Masive hack before selling your home
75	Most NFL players rent before they buy
76	How much house can you afford? (Zillow app)
77	How in the world do you determine house value?
78	The biggest secret in realestate (commission)
79	Mortgage - dead pldege - debt is paid/payment fails
80	Do you want to negotiate a great deal? Days on market



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81	House hack of the year! Duplex + FHA...
82	Negotiate closing cost and interest price
83	If you're smart you'll buy a duplex first...NO!
84	Duet Grant C.
85	You want your agent to work hard for you? Be loyal.
86	You want to lose your earnest money?
87	Listen up it's story time... my client wants to use uncle contractor as inspector (I ask to pay for inspector, too)
88	#1 thing when you buy a house - change locks and toilet seats
89	KCM Report - reasons you should sell
90	The thunderous Fall KCM report
91	Mortgage rates last 60 years
92	Before you buy or lease your next house, talk to your neighbors. Bring a notepad.
93	Saving hack: save \$500 like your new mortgage is going to be \$2k
94	1 thing buyers regret is not putting their taxes in the house payment
95	When I first started in RE...I doorknocked, a lady opened the door with just robe...umm
96	The only thing that will add the most value to your home - not a pool, bathroom, but a bedroom
97	Living in Jacksonville Beach
98	August market update
99	Top 3 questions to ask a realtor when selling
100	3 Things to know before moving to Florida
101	HVACs explained on your inspection report
102	Appraisals cost how much?
103	Top 5 things HOA's can restrict
104	Top 3 smells that can turn off buyers
105	Why do agents tell you to Declutter
106	Can furniture hurt your home's value?
107	Can HOA's foreclose on you?
108	What are CDD fees
109	Is price per sq ft. the way to determine value?
110	Will the foreclosures crash our market?
111	Can you sell a home for more than the appraisal value?
112	3 Common pitfalls that can kill a real estate developer
113	To waive or not to waive - everything you need to know
114	New construction 55+ options
115	Best "meat and 3" in "city"
116	Golf neighborhoods in "city"
117	Best "city" suburbs
118	Best places to live in "city"
119	"city" 10 things you may not know
120	Celebrity homes of "city"



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121	Pros and Cons of living in a gated community
122	Pros and Cons of living in an HOA community
123	Top 20 first time buyer tips
124	Top 20 first time seller tips
125	Closing costs fully explained
126	Buyers STOP this in 2022
127	How much money do you need to buy a house?
128	Appraisals cost what?
129	Best pups n play
130	Most expensive and least expensive home in California
131	Top 5 things I love about this home
132	Can HOAs foreclose?
133	Top 5 things HOAs can restrict
134	Will foreclosures affect the market?
135	Should you get an appraisal before you sell?
136	Should you sell AS IS
137	Will forbearance cause a crash?
138	What are CDDs?
139	What should you do with your equity?
140	BRRRR investing
141	Where you can AirBnB
142	Laws in "state"
143	Where to take kids in "city"
144	Welcome in "city"
145	Down Payment Assistance
146	Rent to Own
147	Best Tacos
148	Best Food Trucks
149	Best fashion boutiques
150	Best burger, pizza, etc.
151	Concert locations in "city"
152	Kids sport associations
153	Best Dog Parks & Dog Friendly Restaurants
154	How to unsubscribe yourself
155	Where is the relief for homebuyers in this market?
156	Should you underprice your home to create a budget?
157	The hidden cost of overpricing your home
158	Top New construction neighborhoods
159	Luxury Listing home tours
160	Community specific overviews