

## **LGLA 2309 Real Property Course Syllabus**

**INSTRUCTOR:** Kim Hayes Dayton  
**OFFICE:** LBC120C  
**TELEPHONE:** Office (806) 716-4662  
**OFFICE HOURS:** As posted at office.  
**E-MAIL:** [khayes@southplainscollege.edu](mailto:khayes@southplainscollege.edu)  
**CLASS TIME:** Online

**COURSE DESCRIPTION:** This course presents fundamental concepts of real property law, with emphasis on the paralegal's role. Topics include the nature of real property, rights and duties of ownership, land use, voluntary and involuntary conveyances, and the recording of and searching for real estate documents.

**COURSE OBJECTIVES:** Students successfully completing this course will understand the role of the paralegal in real property transactions; be familiar with real property concepts, principles, and terminology; be familiar with applicable rules and laws governing real property; and be familiar with documents routinely used in real property transactions.

### **REQUIRED TEXTBOOK:**

Title: *Real Estate and Property Law for Paralegals, 5<sup>th</sup> ed.*; Author: Bevens, Neal

**GRADING:** One final exam will be given. It will count 25% of the final grade. No make-up examinations will be given. Weekly class assignments will count 75% of the final grade. Grade equivalents: 90 to 100% = A; 80 to 89% = B; 70 to 79% = C; 60 to 69% = D; Below 60% = F.

**ASSIGNMENTS:** Late class assignments will not be accepted. Assignments will not be accepted by e-mail unless otherwise stated. All assignments will be submitted via Blackboard. Students must maintain academic integrity in all assignments – “copying and pasting” from other sources (e.g. the Internet) is plagiarism and will be grounds for dismissal from the course.

**ATTENDANCE:** Students are expected to regularly and timely attend class (by timely submission of assignments). Excessive “absences” (3 or more missed assignments) may result in the student being dropped from the course without notice.

When an unavoidable reason for class absence arises, such as illness, an official trip authorized by the college or an official activity, the instructor may permit the student to make up work missed. It is the student’s responsibility to complete work missed within a reasonable period of time as determined by the instructor. Students are officially enrolled in all courses for which they pay tuition and fees at the time of registration. Should a student, for any reason, delay in reporting to a class after official enrollment, absences will be attributed to the student from the first class meeting.

Students who enroll in a course but have “Never Attended” by the official census date, as reported

by the faculty member, will be administratively dropped by the Office of Admissions and Records. A student who does not meet the attendance requirements of a class as stated in the course syllabus and does not officially withdraw from that course by the official census date of the semester, may be administratively withdrawn from that course and receive a grade of “X” or “F” as determined by the instructor.

It is the student’s responsibility to verify administrative drops for excessive absences through MySPC using his or her student online account. If it is determined that a student is awarded financial aid for a class or classes in which the student never attended or participated, the financial aid award will be adjusted in accordance with the classes in which the student did attend/participate and the student will owe any balance resulting from the adjustment.

CLASSROOM ETIQUETTE: Paralegals are legal professionals, and as such, must maintain a professional attitude and demeanor. Spirited discussion is encouraged, but respect for the opinion of others is required. All students are expected to be prepared for every class. Disruptive or unprofessional behavior in class is grounds for a student to be removed from the classroom and dropped from the course without notice. Students are referred to the SPC Student Guide for more information about the policies and procedures concerning student conduct which are incorporated herein by reference. Student personal conduct must also comply with all Lubbock Center guidelines and all applicable laws.

CELL PHONES: Cell phones must be turned off before entering the classroom. The professor reserves the right to answer any cell phone (on speaker) that rings during class time. “Texting” (text messaging) during class is prohibited. Violation of this policy may result in the student being removed from the classroom and dropped from the course. Use of cell phones for class purposes may be permitted with instructor approval.

COMPUTERS: Laptop computers may be used during class for class-related purposes only and provided computer speakers are muted. Wireless internet access is provided at SPC for education-related purposes only. Paralegal Studies students also have access to computers available in LBC109, as well as other SPC campuses. All student work must be saved on a removable storage device, e.g. a flash drive, and not on an SPC computer.

NOTICE TO STUDENTS: In this class, the teacher will establish and support an environment that values and nurtures individual and group differences and encourages engagement and interaction. Understanding and respecting multiple experiences and perspectives will serve to challenge and stimulate all of us to learn about others, about the larger world and about ourselves. By promoting diversity and intellectual exchange, we will not only mirror society as it is, but also model society as it should and can be.

ADA STATEMENT: Students with disabilities, including but not limited to physical, psychiatric, or learning disabilities, who wish to request accommodations in this class should notify the Disability Services Office early in the semester so that the appropriate arrangements may be made. In accordance with federal law, a student requesting accommodations must provide acceptable documentation of his/her disability to the Disability Services Office. For more information, call or visit the Disability Services Office at the Lubbock Center, the Levelland Student Health &

Wellness Center 806-716-2577, Reese Center Building 8: 806-716-4675, Plainview Center Main Office: 806-716-4302 or 806-296-9611, or the Health and Wellness main number at 806-716-2529.

COVID: If you are experiencing any of the following symptoms please do not attend class and either seek medical attention or get tested for COVID-19.

- Cough, shortness of breath, difficulty breathing
- Fever or chills
- Muscles or body aches
- Vomiting or diarrhea
- New loss of taste and smell

Please also notify DeEtte Edens, BSN, RN, Associate Director of Health & Wellness, at [dedens@southplainscollege.edu](mailto:dedens@southplainscollege.edu) or 806-716-2376.

CONCEALED CAMPUS CARRY: Campus Concealed Carry Statement-Texas Senate Bill - 11 (Government Code 411.2031, et al.) authorizes the carrying of a concealed handgun in South Plains College buildings only by persons who have been issued and are in possession of a Texas License to Carry a Handgun. Qualified law enforcement officers or those who are otherwise authorized to carry a concealed handgun in the State of Texas are also permitted to do so. Pursuant to Penal Code (PC) 46.035 and South Plains College policy, license holders may not carry a concealed handgun in restricted locations. For a list of locations and Frequently Asked Questions, please refer to the Campus Carry page at <https://www.southplainscollege.edu/campuscarry.php>

SCANS Competencies: C1, C5, C6, C7, C8, C9, C10, C11, C12, C13, C14 C15, C18, C19;  
Foundation Skills: F1, F2, F5, F6, F7, F8, F9, F11, F12, F13, F14, F15, F16, F17

Explanations of the codes are posted in the classroom.