

(c) (1) The Commission may require all applicants for a license under this subtitle to act as real estate broker or as a real estate salesman, including members of copartnerships and associations and officers of corporations, to present reasonable proof [of graduation from a recognized elementary school, or that they have, in the judgment of the Commission, acquired comparable educational qualifications through other sources and in either event] that they are trustworthy and qualified to perform the functions authorized by the license applied for, and, when the application is for a license as a real estate broker, including evidence that they have actively and lawfully engaged, for no less than three years as a licensed real estate salesman, in any of the activities defined in § 212 (a) and that they have successfully completed a course of instruction approved by the Real Estate Commission, or that they are duly qualified to practice law in this State. All applicants for a license as a real estate broker under this subtitle shall be required to pass a reasonable written examination as to their qualifications to perform the functions authorized under the license applied for and that they possess adequate knowledge as to the general procedure for handling real estate transactions, so as to properly protect the interest of those whom they may represent in such transactions. All persons who hold such a license under the provisions of this subtitle on September 1, 1967, shall be entitled to a renewal of their license upon applying therefor and paying the prescribed fee, unless their license has been suspended or revoked for cause as provided in § 224 of this subtitle. Any licensed real estate broker going into the armed services of his country may designate his attorney, any adult member of his immediate family, or any salesman licensed in his office to supervise and carry on his business during the period of such service, and that the license of any such broker shall be renewed during such period on application by the person so designated. Upon the death of any licensed broker, any adult member of his family may carry on the business of the deceased broker for the remainder of the license year or six months, whichever is the longer period. On and after July 1, 1969, upon the death of any licensed broker, any one member of his immediate family who has been licensed as a real estate salesman for three years previously and continuously, by application to the Real Estate Commission and payment of the required fee shall be licensed as a real estate broker after having passed the real estate brokers' license examination, without the necessity of having fulfilled the educational requirements before taking the examination. Such license shall remain in force for a period of four years during which the broker must fulfill the educational requirements that were required at the time of his examination. Failure to complete the educational requirements will be cause for nonrenewal by the Commission.

SECTION 2. . AND BE IT FURTHER ENACTED, That this Act shall take effect July 1, 1981.