

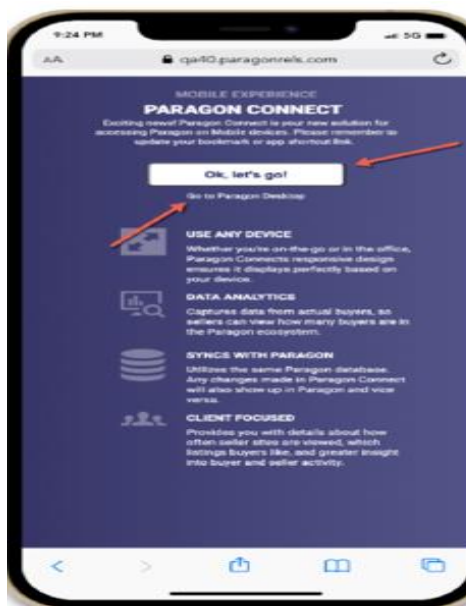
MLS MINUTE



REALTOR® Association of Southern MN

September, 2021

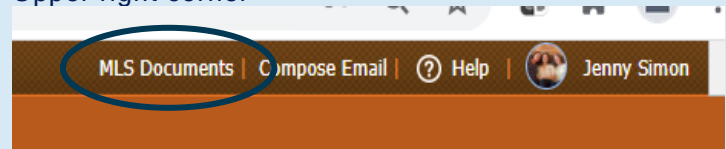
Paragon Connect (mobile option of Paragon) has a new look. You still use the same web address (accessing through your phone or other mobile device web browser). Once the home screen comes up you can choose “ok lets go” which takes you to the mobile version or right below it is an option to go to Paragon Desktop. You can use the full Desktop version on your mobile device but keep in mind it was not designed for mobile devices; that is what Paragon Connect is designed for. Paragon Connect does allow full use of Paragon, including maintenance to listings (provided you have authorization to maintain listings).



Teams in Paragon

The RASM MLS does allow for teams in Paragon. In order to create a team you must have permission from your Broker. Per MN statute, when advertising your team name it may not be more prominent than the Brokerage name. Everyone on the team is licensed to the Brokerage and it is important that advertising is done in a manner so it does not appear to consumers the team is separate company.

Looking for a RASM MLS form? Need a copy of the RASM rules or policies? These items and more can be found in the “MLS documents” section of Paragon. To access simply click on the MLS documents tab within Paragon (to the left of where you log out of Paragon. Upper right corner



In the document section there are folders; just click the folder for documents pertaining to that topic.



And don't forget about the “help” tab also. This has lots of recorded webinars and quick guides for Paragon users.



MLS Listings... Was There a Violation?

We have received several calls/complaints about listings being input into the RASM MLS with an offer already accepted. It is important to note that this does not mean there has been a violation of any MLS policies; it is also important to note that with the current market this is not unique to the RASM MLS.

The RASM MLS polices require a listing be input within 1 business day of the listing agreement being signed.

Let's look at a scenario: Listing agreement is signed on Friday afternoon. Listing agent puts a sign in the yard, schedules an open house for Sunday and has the listing input on Monday afternoon as pending or contingent on a home inspection.

There are many scenarios on how this could have played out and have no MLS policy violations. I think it's important to remember in all real estate transactions agents are required to look out for their seller's best interest; not the best interest of the agent/brokerage.

Think of the above scenario where the agent knows they have potential buyers they can bring in to view the home, they are also hoping for some customers to come through the open house they are hosting on Sunday. There is not a violation of MLS policy by inputting the listing on Monday rather than entering it on Friday right away- but is it in the seller's best interest?

This could bring up a Code of Ethics question; are all protected classes getting a fair and equal chance at the property (or only those in the agent's circle?) If the property is not in the MLS, or the open house not advertised publicly, is it getting the full exposure it could within this market of low inventory?

We are not here to tell anyone how to market their listings (provided it follows the MLS rules/policies). What we want everyone to remember is that there are more things than following the input rules with a listing to consider; there is that important factor of making sure you are putting your clients' best interests first.

Reminder to RASM Members:
2022 dues will be sent out on
October 1st and are due by
October 31st. No dues
increase again this year!!!!

As REALTORS® you come in contact with a lot of people... many you don't know. Always keep your safety as a priority. [Click here](#) for a video from NAR on recognizing predators.



A friendly reminder- if you change your email or phone number please let RASM know. We use your email for communications from the Association office and also for billing purposes. Just give us a call or send an email and we can update the information for you.

Showing Time Waitlist option:

Having trouble finding an available time to book a showing for a popular listing?

Showing Time has a new Waitlist feature that you can opt in to receive alerts when a new time becomes available.

When scheduling a showing if you have trouble finding an available time you can choose to join the waitlist. You simply need to click "join waitlist". By clicking join waitlist you will get more details on the process and be asked to review and update your mobile number if needed; you will then select "agree and join waitlist".



Notifications are sent simultaneously to all agents on the listings waitlist; so, it is important to act fast if an opening becomes available. If you have joined multiple waitlists the notification you receive will show the specific listing the opening is for with a link to book an appointment. If your buyer is no longer interested in a property that you have joined a waitlist for you can leave the waitlist by clicking on "leave waitlist".

Policy reminder: Off Market listings relisted

A listing must be off the market a minimum of 45 days before a new listing number can be assigned if listing remains with the same brokerage. If property is entered as a new listing prior to 45 days a \$50.00 fine will be assessed.

There is a major update coming to Authentisign. RASM has not gotten the full details of everything within the update or when our system will have the update done. We will keep you up to date with details as we get them from Authentisign

[Helpful Phone Numbers for Support:](#)

Paragon Help Desk: 1-877-657-4357

Transaction Desk/Instanet: 1-800-668-8768

Supra: 1-877-699-6787

Showing Time: 1-800-379-0057

Dept. of Commerce: 1-800-657-3978 or licensing.commerce@state.mn.us.

Trust Funds: support@trustfunds.us.com

[Pulse portal link](#) Make sure you disable your pop up blocker in order to view reports.

And of course... RASM- 507-345-6018

If interested in any one on one training or an office training session contact Jenny.

Paragon Passwords:

We are not able to see your password for Paragon. If you forget your password you will need to go through the "reset" password link.

