PASS GEORGIA
REAL ESTATE EXAM PREP

GEORGIA REAL ESTATE EXAM GLOSSARY

Assignment

An assignment transfers a party's contractual rights to another person, the assignee, without necessarily releasing the original party from contractual obligations.

OFFICIAL AREA	KNOWLEDGE CLUSTER	LEARNING SYSTEM
Contracts	Contract changes and transfer	Define, distinguish, apply, retrieve

SOURCE STANDARD

Official exam outline plus authoritative Georgia or federal references where the topic has a controlling rule. Independent educational resource, not affiliated with GREC or PSI.

01 / COMPLETE LESSON

Build the complete exam definition

Learn the rule, separate it from the nearest distractor, then apply it to a Georgia fact pattern.

CORE DEFINITION

What does Assignment mean?

An assignment transfers a party's contractual rights to another person, the assignee, without necessarily releasing the original party from contractual obligations.

CLOSEST DISTINCTION

How do you separate the nearest exam answer?

Assignment transfers rights. Delegation transfers duties. Novation substitutes a party or obligation with agreement and releases the replaced obligor.

GEORGIA APPLICATION

What changes or stays the same in Georgia?

The contract controls whether assignment is permitted, restricted, or requires consent. An assignee takes only the rights the assignor could transfer.

WORKED EXAMPLE

A buyer transfers the right to purchase under an assignable contract to an investor, but the seller has not agreed to release the original buyer from liability.

EXAM TRAP

A new person performing does not prove the original party was released.

Memory cue: A new person performing does not prove the original party was released.

02 / PRACTICE AND MASTERY

Retrieve the rule under exam conditions

Answer before reading the explanation. Then explain why every distractor belongs to a different term.

ORIGINAL PRACTICE CHECK

Which statement correctly explains Assignment?

- **A** Novation is the substitution of a new party or obligation for an existing one with the agreement of the necessary parties and release of the replaced party or duty.
- **B** An assignment transfers a party's contractual rights to another person, the assignee, without necessarily releasing the original party from contractual obligations.
- **C** An amendment is a later agreement that changes, deletes, or replaces terms in an existing contract.
- **D** An alienation clause, often called a due-on-sale clause, allows a lender to require repayment of the outstanding loan when the borrower transfers the secured property without the lender's permitted assumption or consent.

CORRECT ANSWER: B

Assignment is correct. An assignment transfers a party's contractual rights to another person, the assignee, without necessarily releasing the original party from contractual obligations. Assignment transfers rights. Delegation transfers duties. Novation substitutes a party or obligation with agreement and releases the replaced obligor. The contract controls whether assignment is permitted, restricted, or requires consent. An assignee takes only the rights the assignor could transfer.

MASTERY TRACKER

Mark each box only when you can perform the skill without looking.

- [ ] I can define the term in one precise sentence.
- [ ] I can separate it from the closest look-alike.
- [ ] I can explain the Georgia rule or confirm that the national rule applies.
- [ ] I can answer the practice check and explain every option.

03 / CONNECTIONS AND AUTHORITY

Connect the term to the wider exam

Use these relationships to move from isolated recall to a connected exam model.

RELATED TERM

Novation

Novation is the substitution of a new party or obligation for an existing one with the agreement of the necessary parties and release of the replaced party or duty.

https://www.passgeorgiarealestate.com/glossary/novation

RELATED TERM

Amendment

An amendment is a later agreement that changes, deletes, or replaces terms in an existing contract.

https://www.passgeorgiarealestate.com/glossary/amendment

RELATED TERM

Alienation clause

An alienation clause, often called a due-on-sale clause, allows a lender to require repayment of the outstanding loan when the borrower transfers the secured property without the lender's permitted assumption or consent.

https://www.passgeorgiarealestate.com/glossary/alienation-clause

RELATED TERM

Buyer brokerage agreement

A buyer brokerage agreement is a written brokerage engagement authorizing a broker to represent a buyer in locating, evaluating, negotiating for, or acquiring property under stated terms.

https://www.passgeorgiarealestate.com/glossary/buyer-brokerage-agreement

RECOMMENDED NEXT COMPLETE LESSON

Contracts complete lesson

https://www.passgeorgiarealestate.com/study-guide/contracts/purchase-agreements

EXAM SOURCES AND AUTHORITY NOTES

1. PSI Georgia Candidate Information Bulletin, 7/1/2026

Official exam administration and content-outline source.

https://test-takers.psiexams.com/api/content/bulletin/4672