

Syllabus
Property II, Section 1
Spring, 2021

Class sessions: room 102
1:30pm – 2:45pm, Mondays and Wednesdays

Teacher: Sheila Simon
Email: ssimon@siu.edu
Cell phone: 618 967-2062
Secretary: Cynthia Heisner, heisner@siu.edu
Teaching Assistant: Colton Trina, coltontrina@siu.edu

Textbook: *Property: A Contemporary Approach*, Fourth Edition, Sprankling and Coletta, (West, 2018), ISBN 978-1-63460-650-9

What you can expect to learn: This semester real property gets real – yesss! This semester you will learn about selling property, financing that transaction, private land use restrictions, public land use restrictions, environmental law, and takings. Like last semester, all of these topics are fair game on the bar exam.

Last semester you worked on learning the law from a case or series of cases. This semester we will build on those skills and engage in more practical applications of the law you will be learning. In the first semester the practice of law was hypothetical. At the end of this semester, many of you will be working at a legal job, internship or volunteer position. My goal is to help prepare you to serve your employer and clients effectively.

By now you have your own expectations for law school and for this class. Get in touch with me early in the semester about what you want from this semester and how we can work together to get you there.

Attendance: Be here, it's what you paid for. I work hard to make sure class time is valuable to you. And if you miss more than six classes, you will not be allowed to take the final.

Grading: Your grade will be based on the following:
a short report on your title research 5%,
a short paper on a local easement case 10%,
a mid-term exam 25%, and
a final exam worth 60% of your grade.

D2L: Keep posted on news, assignments, any changes in the syllabus and other good stuff through D2L.

Office hours: This semester, in addition to our property class, my other classes are on Tuesdays at 9:15 and 11:00. Stop by any other time, including after class. If you want to reserve some

time, feel free to schedule an appointment. You can also reach me by email at ssimon@siu.edu, and you can call me at my cell, 618 967-2062. Remember that I am an old person and go to sleep earlier than you do. 😊

Recording class sessions: Making sure everyone gets all they can out of class is challenging in this era. To maximize your opportunities, our classes will be recorded and posted.

Final exam: The final exam in this class will be on a date to be set by the school, some time between April 27 and May 7.

Workload expectations: Even if you haven't thought about this, the American Bar Association has. The ABA's standards for accrediting law schools contain a formula for calculating the amount of work that constitutes one credit hour. According to ABA Standard 310(b)(1), "a "credit hour" is an amount of work that reasonably approximates: (1) not less than one hour of classroom or direct faculty instruction and two hours of out-of-class student work per week for fifteen weeks, or the equivalent amount of work over a different amount of time." This is a three credit hour class, so the assigned reading and out of class preparation should take you about three hours for each class session or six hours for the week. Bottom line, the ABA expects that you will spend a total of nine hours per week on this class. You know that I don't always agree with those in authority, but this guideline seems pretty smart to me.

Yikes! Stress! The University and the School of Law recognize that there are lots of potential stressors in your life. Here is some information on a campus-wide effort to be there to support you: The purpose of Saluki Cares is to develop, facilitate and coordinate a university-wide program of care and support for students in any type of distress—physical, emotional, financial, or personal. By working closely with faculty, staff, students and their families, SIU will continue to display a culture of care and demonstrate to our students and their families that they are an important part of the community. For Information on Saluki Cares: (618) 453-2461, or siucares@siu.edu, <http://salukicare.siu.edu/index.html>. At the School of Law, Assistant Dean Judi Ray is also available to help students access university resources. Her email is judiray@siu.edu, and her phone number is 618-453-3135.

Disabilities: I want everyone in this class to succeed. If a disability is challenging you, here is some information about how to seek accommodations: SIU Carbondale is committed to providing an inclusive and accessible experience for all students with disabilities. Disability Support Services coordinates the implementation of accommodations. If you think you may be eligible for accommodations but have not yet obtained approval please contact DSS immediately at 618-453-5738 or disabilityservices.siu.edu. You may request accommodations at any time, but timely requests help to insure accommodations are in place when needed. Accommodations and services are determined through an interactive process with students and may involve consideration of specific course design and learning objectives in consultation with faculty. Upon completion of a Disability Accommodation Agreement with DSS, students should bring the agreements for each course to the School of Law Registrar's Office to ensure the School of Law provides the proper classroom and examination accommodations. Accommodation [request](#) and [renewal](#) forms can be found here: <https://law.siu.edu/academics/>.

Tornado much? Emergency Procedures. We ask that you become familiar with **Emergency Preparedness @ SIU**. Emergency response information is available on posters in buildings on campus, on the Emergency Preparedness @ SIU website, and through text and email alerts. To register for alerts, visit: <http://emergency.siu.edu/>.

COVID-19: As a condition of on-campus enrollment, all SIUC students are required to engage in safe behaviors to avoid the spread of COVID-19, including the requirement that all students wear a mask in campus buildings, including classrooms, laboratories, and studios when others are present, regardless of social distancing. Students are expected to follow physical or social distancing guidelines by keeping at least 6 feet from others, and practicing good hand hygiene. Failure to comply with this policy may result in dismissal from the current class session. If the student refuses to leave the classroom after being dismissed, the student may be referred to the Office of Student Rights and Responsibilities. SIUC will follow federal, state and county public health recommendations and mandates in all decisions relating to university operation. Students should regularly review the link for the [SIUC COVID-19 response](#).

Tentative schedule:

This is the target schedule for readings for the semester. I expect it will change some over the course of the semester. As those changes are made I will post the revised schedule on D2L. Like last semester, the songs noted with each assignment have almost no educational value. ☺

- January 18 no class – Martin Luther King Day. Make -up day for this class will be at noon on February 24
- January 20 Review of exams from last semester, plan for this semester.
No reading assignment for today.
- January 25 **At last we buy land – how hard can this be?** read pages 535-556 This Land is Your Land, Woodie Guthrie
- January 27 **Disclosure, indeed!** read pages 556-578, Ghostbusters, Ray Parker, Jr.
- Feb 1 **And things go wrong.** read pages 579-597, Title, Meghan Trainor
- Feb 3 **You can be a recording artist!** read pages 596-625, Put Your Records On, Corinne Bailey Rae
- Feb 8 **Courthouse records** – if all goes well I will have a video for you!
- February 10 **Finding other information on land** – in-class exercise on property research
- February 15 **Notice me.** read pages 626-641, Moment’s Notice, John Coltrane
- February 17 **So Secure.** read pages 643-664, Safe and Sound , Taylor Swift

- February 22 **Foreclosed!** read pages 664-681, It's Over, Roy Orbison
- February 24 special session – tune in at noon to the ABA book discussion with the author of The Color of Law
- February 24 **Just a few of your Legos.** read pages 683-718 Ease on Down the Road, Michael Jackson and Diana Ross
- March 1 **Easy to go big or go home?** read pages 718-735 Easy, the Commodores
- March 3 Clay Kolar, a friend with a crazy easement case, in class/online/out at his property? We'll make that call as we get closer to the date.
- March 8-12 Mid-term week. Our mid-term will be on Friday, March 12.
- March 15 **Now the neighborhood wants some Legos.** read pages 736-752 Happy Together, The Turtles
- March 17 **Who runs this thing?** read pages 753-787 Rulers, Apollo Ltd.
- March 22 **Such a nuisance.** read pages 787-803, Dust in the Wind, Kansas
- March 24 **In the zone.** read pages 805-825, The Zone, The Weeknd
- March 29 **Rezone?** read pages 825-842, Just Dropped In (to see what condition my condition was in), The First Edition
- March 31 **A zone too far?** read pages 842-871, We are Family, Sister Sledge
- April 5 **Save the planet.** read pages 873-917, Earth, Lil Dickey
- April 7 **The ultimate landowner.** read pages 919-928, In the Air Tonight, Phil Collins
- April 12 **Kinda public.** read pages 928-942, Eminence Front, The Who
- April 14 **Take it.** read pages 943-972, Take Five, Dave Brubeck
- April 19 **Test it.** read pages 972-1001, This is Not a Test, TobyMac
- April 21 review day, no new reading
- To be set final exam, 8:15am