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SECTION 1 – INTRODUCTION

Welcome to the documentation for PHP Real Estate Classifieds Script (www.phprealestatescript.com) by DB Design. If you have any questions/comments regarding the software documentation please contact us via email at phpsales@gmail.com. Free installation and fault (bug) support are included with every license purchase. Currently phone support is not offered to keep the price of our product down.

SECTION 2 – SOFTWARE REQUIREMENTS

PHP REC is a standalone application that does not required a content management system. Below are the software requirements. If you are unsure whether your hosting account meets the requirements please contact your host provider with the list below.

- Internet Web Hosting Account (Linux or Windows)
- PHP 4+
 - PHP GD modules (used for image dynamic image resizing, php.net/gd)
 - PHP cURL modules (used for safely fetching RSS/API data, php.net/curl)
- MySQL 4+ (1 database required)

SECTION 3 – POWERED BY POLICY

Currently no powered by link is required with the purchase of a software license. Meaning, you may remove the powered by link after purchase by modifying the /skins/silverblue/index.html template file. [See section 10 for more information.](#)

SECTION 4 – DOWNLOAD AND INSTALLATION

4.1 Purchasing and Downloading Software – You may purchase a license at any time by clicking the buy now image/button on the software home page (www.phprealestatescript.com) or by visiting our shopping cart website directly at www.phpscriptindex.com. After purchase an email will be send to the email address provided at the time of registration. The email will contain your order receipt and download link. If you do not see an email in your inbox please check your spam folder. At any time after purchase you can also view your order history and access a download link by logging in to phpscriptindex.com > my account > order history.

Please note: Any license/software purchase on E-Bay is invalid and fraudulent.

4.2 How to Schedule a Free Installation – Free installation is included and recommended with every purchase. To schedule a free installation please send an email to phpsales@gmail.com with the information listed below. If you are unsure about the information below please contact your host provider.

Information Required for Free Installation

- Order Number
- Product
- Hosting Control Panel Login Information (e.g. CPanel, VDeck, Plesk, etc.. Used to manage MySQL)
- Domain URL
- FTP Login Information

4.3 Installing Software – To install software please schedule a free installation as noted in section 4.2 above or download software zip package and follow the instructions listed below.

Please Note: If you are unsure how to install please schedule a free installation.

How to install

1. Download and unzip software package
2. Login to web server via FTP
3. Upload files to web directory via FTP software
4. Open a web browser
5. Navigate to www.example.com/index.php (location of uploaded files)
6. Follow installation wizard instructions

SECTION 5 – COMMONLY ASKED QUESTIONS

Question: What does the price include?

Answer: The price includes the following:

- License to run software on 1 domain.
- [Free installation, see section 4.2 above](#)
- Free email fault (bug) support.

Question: What are the software requirements?

Answer: [Please see section 2 above.](#)

Question: Does the software support international addresses?

Answer: Currently PHP REC is designed for the 50 US states. The source files are not encoded and modifications are allowed in accordance with the software license agreement (no resell or ownership rights). You would need to modify the source files to include a country field. This would required some PHP and MySQL knowledge.

Question: How do I translate?

Answer: You can translate the software by modifying the source and template files, with the majority of the language in the template files (front end).

Question: Are updates/upgrades free?

Answer: Yes, updates/upgrades are free of charge with a license purchase for the life of the product. You can download the latest version of the software at any time by using the download link provided at the time of purchase or on your order history page.

Question: Is there any hidden fees?

Answer: No, only a onetime license fee per domain.

Question: How do you keep the price so low?

Answer: Currently only free installation and fault (bug) support is offered via email.

Question: Do you offer paid support (free quotes)?

Answer: Paid support is offered at a rate of \$50 USD per hour with a min 1 hour. For a free quote please send a detailed outline of the work needed to phpsales@gmail.com. Paid support is paid via email invoice (online credit card or PayPal). Currently Western Union payments are *not* accepted.

Question: Do you offer discounts of bulk license purchases?

Answer: Yes, on request a discount of 20% is offered on bulk license purchases of 5 or more. Licenses must be purchased at the same time. For a free quote on 20+ licenses please send an email to phpsales@gmail.com

SECTION 6 – SOFTWARE LICENSE AGREEMENT

You can view PHP REC's software license agreement at any time by going to:
www.phprealestatescript.com/license.htm

SECTION 7 – USING THE REAL ESTATE ADMINISTRATION PANEL

7.1 Managing General Settings –

How to change admin username and password

Note: The default username/password after purchase is admin/admin

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter username in textbox
4. Enter password in textbox
5. Submit to save

How to change the default HTML site title

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter Site Title in textbox
4. Submit to save

How to change the default Meta keywords and Meta Description

5. Login to the admin panel (www.example.com/admin)
6. Click General Settings
7. Enter Meta Keywords in textbox
8. Enter Meta Description in textbox
9. Submit to save

How to change default email address

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter Email in textbox
4. Submit to save

How to change the website domain URL

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter Domain URL in textbox (e.g. <http://www.example.com> no trailing slash)
4. Submit to save

How to change default banner image

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter banner image path from the installation root folder
(e.g. banner.jpg, /skins/silverblue/images/logo.png)
4. Submit to save

How to change default currency sign

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter Currency Sign in textbox
4. Submit to save

How to change the default weather/news zip code

1. Login to the admin panel (www.example.com/admin)
2. Click General Settings
3. Enter Default Zip in textbox
4. Submit to save

7.2 Managing Articles –

How to create a new article

1. Login to the admin panel (www.example.com/admin)
2. Click Add Article under Articles section
3. Enter Article Title in textbox
4. Enter Date in textbox
5. Enter Description in WYSIWYG editor
6. Submit to save

How to edit/manage articles

1. Login to the admin panel (www.example.com/admin)
2. Click Manage Articles under Articles section
3. Click edit icon in the article row you wish to manage
4. Update form fields and submit to save

How to make an article featured

1. Login to the admin panel (www.example.com/admin)
2. Click Manage Articles under Articles section
3. Click featured button to in the article row you wish to make featured

7.3 Managing Properties –

How to create a property

1. Login to the admin panel (www.example.com/admin)
2. Click Add Property under Properties section
3. Select member to add property under
4. Select existing/new credit package to use for member
5. Select credit package
6. Enter Seller Information in form fields
7. Enter Property Information in form fields
8. Submit to save

How to edit a property

1. Login to the admin panel (www.example.com/admin)
2. Click Manage Properties under Properties section
3. Click on property row you wish to manage
4. Select Edit Property from action drop down menu
5. Update Seller Information in form fields
6. Update Property Information in form fields
7. Submit to save

How to upload/manage property images

Did you know?

PHP REC allows you to upload many different types of files including but not limited to PDF, Word, Mac Write, Excel, CSV, WMV, FLV files. [For a full list please see section 9.4.](#)

1. Login to the admin panel (www.example.com/admin)
2. Click manage Properties under Properties section
3. Click on property row you wish to manage
4. Select Manage Images from action drop down menu
5. To upload image
 - a. Click browse and select JPG image
 - b. Enter Caption in textbox
 - c. Enter Photo Order in textbox or leave blank to auto order
 - d. Submit to upload and save
6. To edit image
 - a. Click edit icon in image row
 - b. Update Order Number in textbox
 - c. Update Caption in textbox
 - d. Click Save button to update
7. To delete image
 - a. Click delete icon in image row
 - b. Click OK to confirm deletion

How to upload/manage property files

1. Login to the admin panel (www.example.com/admin)
2. Click manage Properties under Properties section

3. Click on property row you wish to manage
4. Select Manage Files from action drop down menu
5. To upload file
 - a. Click Browse button to select file
 - b. Enter Title in textbox
 - c. Enter Description in textbox
 - d. Submit to upload and save
6. To edit file
 - a. Click edit icon in file row
 - b. Enter Title in textbox
 - c. Enter Description in textbox
 - d. Click Save button to update
7. To delete file
 - a. Click delete icon in file row
 - b. Click OK to confirm deletion

How to mark a property as sold

1. Login to admin panel (www.example.com/admin)
2. Click Manage Properties under Properties section
3. Click on property row you wish to manage
4. Click Sold button to toggle property sold status

How to make a property featured

1. Login to admin panel (www.example.com/admin)
2. Click Manage Properties under Properties section
3. Click on property row you wish to manage
4. Click Featured button to toggle property featured status

How to disable/enable properties

Note: By default properties are enabled/active immediately after creation. You can modify SQL in the /add.php file to make properties disabled/un-active be default. This would be method of approving ads before posting.

1. Login to admin panel (www.example.com/admin)
2. Click Manage Properties under Properties section
3. Click on property row you wish to manage
4. Click Active button to toggle property status

How to manage property styles

1. Login to admin panel (www.example.com/admin)
2. Click Manage Property Styles under properties section
3. To add style
 - a. Enter Title in textbox
 - b. Click Submit to save
4. To edit style
 - a. Click edit icon in style row
 - b. Enter Title in textbox
 - c. Click Save to update
5. To delete style
 - a. Click delete icon in style row
 - b. Click OK to confirm deletion

How to manage property types

1. Login to admin panel (www.example.com/admin)
2. Click Manage Property Types under properties section
3. To add type
 - a. Enter Title in textbox
 - b. Click Submit to save
4. To edit type
 - a. Click edit icon in type row
 - b. Enter Title in textbox
 - c. Click Save to update
5. To delete type
 - a. Click delete icon in type row
 - b. Click OK to confirm deletion

How to manage property testimonials settings

1. Login to admin panel (www.example.com/admin)
2. Click Testimonial Settings under property section
3. Complete form and submit to save

How to delete expired properties

1. Login to admin panel (www.example.com/admin)
2. Click on Delete Expired Properties under Utilities section
3. Click button to run utility

7.4 Localizing PHP REC to your area—

How to add/manage default counties and cities

1. Login to admin panel (www.example.com/admin)
2. Click Manage County/City under Localizing section
3. To add County
 - a. Enter Title in textbox
 - b. Click Submit to save
4. To edit type
 - a. Click edit icon in type row
 - b. Enter Title in textbox
 - c. Click Save to update
5. To delete type
 - a. Click delete icon in type row
 - b. Click OK to confirm deletion
6. To manage cities for county
 - a. Click manage cities in county row
 - b. To add city enter title and submit
 - c. To edit city click edit icon update fields and click save to update
 - d. To delete city click delete icon and click OK to confirm deletion
7. To delete county and all cities under it
 - a. Click delete icon in county row
 - b. Click OK to confirm deletion

How to add/manage default states

1. Login to admin panel (www.example.com/admin)
2. Click Manage States under Localizing section
3. To add State
 - a. Enter Title in textbox
 - b. Click Submit to save
4. To edit State
 - a. Click edit icon in State row
 - b. Enter Title in textbox
 - c. Click Save to update
5. To delete State
 - a. Click delete icon in type row
 - b. Click OK to confirm deletion

7.5 Managing Member Accounts –

How to create a new member

1. Login to admin panel (www.example.com/admin)
2. Click Manage Members under Member Accounts section
3. Click Create New Member
4. Complete form and submit to save

How to edit a member's information

1. Login to admin panel (www.example.com/admin)
2. Click Manage Members under Member Accounts section
3. Click edit icon in the member row you wish to manage
4. Complete form and submit to update

How to mass email members

1. Login to admin panel (www.example.com/admin)
2. Click Email Members under Member Accounts section
3. Complete form and submit to send message

7.6 Managing Payment Packages & Gateways –

How to add/manage purchase credit packages

1. Login to admin panel (www.example.com/admin)
2. Click Manage Buy Credits under Payment Packages section
3. Click Create Buy/Purchase Package
4. Complete form and submit to save
5. To edit credit package
 - a. Click edit icon in credit package row
 - b. Complete form and submit to update

How to add/manage purchase credit packages

1. Login to admin panel (www.example.com/admin)
2. Click Manage Renew Credits under Payment Packages section
3. Click Create a Renew Package
4. Complete form and submit to save
5. To edit renew package
 - a. Click edit icon in renew credit package row
 - b. Complete form and submit to update

How to set default payment gateway

1. Login to admin panel (www.example.com/admin)
2. Click Manage Payment Gateway under Payment Packages section
3. Click Active button in gateway you wish to make the default

How to setup PayPal IPN

Note: A PayPal business account is needed with the IPN enabled under your profile to use this gateway. The software will set the IPN URL by automatically.

1. Login to admin panel (www.example.com/admin)
2. Click on Manage Payment Gateway under Payment Packages section
3. Click settings icon in the PayPal row
4. Enter your PayPal email address between the seller_email tag as shown below:
<seller_email>yourpaypalemail@paypal.com</seller_email>
5. Submit to save

How to setup Authorize.net AIM

Note: An Authorize.net account is needed to use this feature. Also note that this is the advanced integration AIM for Authorize.net not the simple integration SIM. AIM allows you to accept credit cards directly on your website. A signed secure certificate is required to use this feature.

1. Login to admin panel (www.example.com/admin)
2. Click on Manage Payment Gateway under Payment Packages section
3. Click settings icon in the Authorize.net AIM row
4. Update information between tags as shown below:
<auth_net_login_id>[cnpdev3969](#)</auth_net_login_id>
<auth_net_tran_key>[QxSxSS2H9Df2zUTn](#)</auth_net_tran_key>
<auth_net_test_mode>[true](#)</auth_net_test_mode>
5. Submit to save
6. Be sure to set auth_net_test_mode equal to false when you are ready to accept live payments

7.7 Managing Orders/Transactions –

How to add a credit package to a member's account

1. Login to admin panel (www.example.com/admin)
2. Click Add Order under Orders/Transactions section
3. Select Member from drop down menu
4. Select Credit Package from drop down menu
5. Submit to credit package to member's account

How to manage/view orders

1. Login to admin panel (www.example.com/admin)
2. Click Manage Orders under Orders/Transactions section
3. Click view order icon in the order row you wish to manage

How to view a member's order history

1. Login to admin panel (www.example.com/admin)
2. Click Manage Members under Member Accounts section
3. Click on order total in the member row you wish to view

7.8 Managing Advertisements –

How to add an advertiser

1. Login to admin panel (www.example.com/admin)
2. Click on Add Advertiser under Advertisements section
3. Complete form and submit to save

How to edit/manage advertisers

1. Login to admin panel (www.example.com/admin)
2. Click on Manage Advertisers under Advertisements section
3. To edit
 - a. Click edit icon in the advertiser row you wish to manage
 - b. Complete form and submit to update

How to add an advertisement

1. Login to admin panel (www.example.com/admin)
2. Click on Add Advertisements under Advertisements section
3. Select Advertiser from drop down menu
4. Enter Title in textbox
5. Click browse to select JPG ad image
6. Enter Ad link in textbox
7. Enter Description in WYSIWYG editor
8. Complete form and submit to save

How to edit/manage advertisements

1. Login to admin panel (www.example.com/admin)
2. Click on Manage Advertisements under Advertisements section
3. To edit
 - a. Click edit icon in the advertiser row you wish to manage
 - b. Complete form and submit to update

How to view an advertiser's current advertisements

1. Login to admin panel (www.example.com/admin)
2. Click on Manage Advertisers under Advertisements section
3. Click number of ads in the advertiser row you wish to view

7.9 Managing Email Notifications –

How to configure email notifications Cron Job (scheduled task)

1. Login to admin panel (www.example.com/admin)
2. Click on My Notifications under Email Notifications section
3. Click on PDF Tutorial link in the directions box

How to modify admin notifications

1. Login to admin panel (www.example.com/admin)
2. Click on My Notifications under the Email Notifications section
3. Complete form and submit to save

How to modify seller (member) notifications

1. Login to admin panel (www.example.com/admin)
2. Click on Member Notifications under the Email Notifications section
3. Complete form and submit to save

How to modify email templates

1. All email templates are located in /skins/<currentskin>/emailtemplates/ folder
2. Open and edit the template files in any simple text editor (e.g. Notepad)

7.10 Managing Utilities –

How to backup database to file

Note: On some web servers a database backup/restore can timeout due to the script reaching the PHP max execution time. For very large backup/restores please use phpMyAdmin.

Security Tip: For increased security you can change the backup file location in /admin/utilities/br.php to write to a non public web directory or delete the backup file after saving it.

1. Login to admin panel (www.example.com/admin)
2. Click on Database Backup/Restore under Utilities section
3. Click Backup button to write backup to file

How to restore from file

Note: On some web servers a database backup/restore can timeout due to the script reaching the PHP max execution time. For very large backup/restores please use phpMyAdmin.

1. Login to admin panel (www.example.com/admin)
2. Click on Database Backup/Restore under Utilities section
3. Click Restore button to write backup to file

How to delete expired properties

1. Login to admin panel (www.example.com/admin)
2. Click on Delete Expired Properties under Utilities section
3. Click button to run utility

8.1 Searching & Exporting Properties –

How to perform a quick search (zip code radius search)

1. Go to home page of the software (www.example.com/index.php)
2. Under the Quick Search side section
3. Complete form and submit to search properties

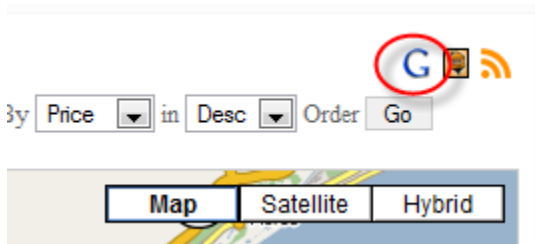
How to perform a advanced search

1. Go to www.example.com/buy.php OR click Advanced Search under the Quick Search side section
2. Complete form and submit to search properties

How to export properties to Google Base XML

1. Complete Quick or Advanced search form to list properties
2. Adjust display to show all properties on 1 page
3. Click Go to adjust display
4. Click Google icon above map as shown in figure 8.1 below

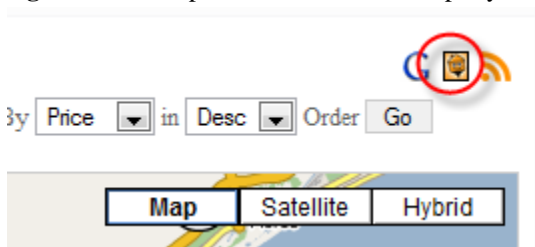
Figure 8.1. – Google Base Icon on Property Results Page



How to export properties to Propsmart.com XML

5. Complete Quick or Advanced search form to list properties
6. Adjust display to show all properties on 1 page
7. Click Go to adjust display
8. Click Propsmart.com icon above map as shown in figure 8.2 below

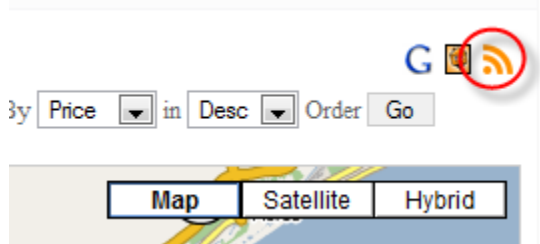
Figure 8.2. – Propsmart.com Icon on Property Results Page



How to export properties to RSS

9. Complete Quick or Advanced search form to list properties
10. Click RSS icon above map as shown in figure 8.3 below

Figure 8.3. – RSS Icon on Property Results Page



SECTION 9 – USING MEMBER FEATURES

9.1 How to register as a member – A member can register for free by going to www.example.com/register.php

9.2 How to retrieve forgotten password – A member can have their password emailed to them by clicking forgot password link on the member sign in page (www.example.com/login.php).

9.3. How to login as a member – A member can sign in by going to www.example.com/login.php

9.4 Using My Account Feature (Member Section) –

How to update my email address

1. Login as member (www.example.com/login.php)
2. Under My Settings tab
3. Complete the New Email form and submit to save

How to update my password

1. Login as member (www.example.com/login.php)
2. Under My Settings tab
3. Complete the New Password form and submit to save

How to update my personal information

1. Login as member (www.example.com/login.php)
2. Under My Settings tab
3. Complete the Update Personal Information form and submit to save

How to purchase listing credits

1. Login as member (www.example.com/login.php)
2. Click on the Purchase Credits link OR the Purchase Credits tab

How to view my purchase history

1. Login as member (www.example.com/login.php)
2. Click on the My Purchases tab

How to add a property

1. Login as member (www.example.com/login.php)
2. Click on the My Properties tab
3. Click the Create New Property link

How to edit property information

1. Login as member (www.example.com/login.php)
2. Click on the My Properties tab
3. Click Edit Property from the action drop down menu in the property row you wish to edit

How to add/manage property images

1. Login as member (www.example.com/login.php)
2. Click on the My Properties tab
3. Click Manage Images from the action drop down menu in the property row you wish to edit

How to add/manage property files

1. Login as member (www.example.com/login.php)
2. Click on the My Properties tab
3. Click Manage Files from the action drop down menu in the property row you wish to edit

How to add/manage property images

4. Login as member (www.example.com/login.php)
5. Click on the My Properties tab
6. Click Manage Images from the action drop down menu in the property row you wish to edit

What type of property files are allowed?

Mime type reference can be found [here](#).

Video

- MPEG - video/mpeg
- MOV - video/quicktime
- AVI - video/x-msvideo
- FLV - video/x-FLV

Audio

- WAV - audio/x-wav
- MID - audio/mid
- MP3 - audio/mpeg

- RA - audio/x-pn-realaudio
- RAM - audio/x-pn-realaudio

Application

- Excel
 - XML - application/vnd.ms-excel
 - XLA - application/vnd.ms-excel
 - XLS - application/vnd.ms-excel
 - XLM - application/vnd.ms-excel
 - XLT - application/vnd.ms-excel
 - XLW - application/vnd.ms-excel
- MW - application/macwriteii
- MS Word
 - DOC - application/msword
 - DOCX - application/vnd.openxmlformats-officedocument.wordprocessingml.document
 - DOT - application/msword
 - WPD - application/wordperfect5.1
- PDF - application/pdf
- PPT - application/powerpoint
- SWF - application/x-shockwave-flash

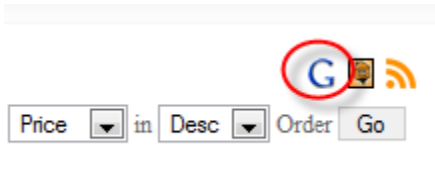
How to mark property as sold

1. Login as member (www.example.com/login.php)
2. Click on My Properties tab
3. Click Sold button to toggle sold status

How to export my properties to Google Base XML

1. Login as member (www.example.com/login.php)
2. Click on My Properties tab
3. Adjust display to show all properties on 1 page
4. Click Go to adjust display
5. Click Google icon above map as shown in figure 9.1 below

Figure 9.1. – Google Base Icon on My Properties Page

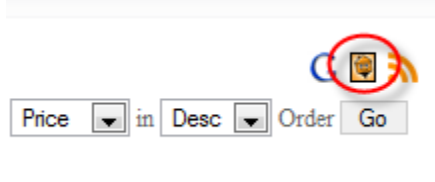


How to export properties to Propsmart.com XML

1. Login as member (www.example.com/login.php)
2. Click on My Properties tab
3. Adjust display to show all properties on 1 page
4. Click Go to adjust display

5. Click Propsmart.com icon above map as shown in figure 9.2 below

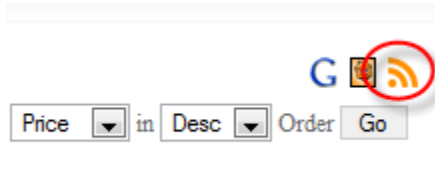
Figure 9.2. – Propsmart.com Icon on My Properties Page



How to export properties to RSS

1. Login as member (www.example.com/login.php)
2. Click on My Properties tab
3. Adjust display to show all properties on 1 page
4. Click Go to adjust display
5. Click RSS icon above map as shown in figure 9.3 below

Figure 9.3. – RSS Icon on My Properties Page



SECTION 10 – CUSTOMIZING LOOK & FEEL

10.1 About the template design – PHP REC is now template driven! The software uses the XTemplate PHP class (<http://www.phpxtemplate.org>). Using a PHP template class over a template engine means no additional server software is required by your host. Templates allow software developers to issue updates to source code without making end users rework files. Full documentation for PHP XTemplate class can be found online at <http://www.phpxtemplate.org/XTemplateSupport>

All template files are located in the /skins folder. PHP REC's default template is Silver Blue. The default template files are located in the /skins/silverblue folder. All template files can be edited in any simple editor (e.g. Notepad). Please be sure when editing template files that you or the file editor do not move, erase, and/or modify the template beginning and ending tags. These tags are very similar to HTML comment tags and are very easy to spot when editing the HTML code directly.

The /skins/silverblue/index.html template file is included on almost every page. In this file you will find the basic HTML for the outer tables, header and footer (e.g. modify this file to the remove powered by link). Each front-end webpage has its own template file that is include into the index.html file by the template class. These files are located in the /skins/silverblue/ folder. Each webpage template file will have sub-files that are included. These files can be found in the /skins/silverblue/storyboxes/ folder. Template files that are included on the side columns from the index.html file can be found in the /skins/silverblue/boxes folder.

Email templates are located in the /skins/silverblue/emailtemplates/ folder. These are plain text template files. Please note: Adding HTML to email template files will *not* convert a basic text message to a HTML message.

The “storyboxes” and “boxes” naming convention is also followed by the PHP source files. In the event you need to modify the PHP source files you can find the bulk of them in the /content/storyboxes and /content/boxes folders.

10.2 How to set the default skin folder – By default the default skin folder is silverblue. You can change the default skin folder in the /skinconfig.php file. Edit this file in any simple editor (e.g. Notepad).