



Client File #:

Appraisal File #:

Summary Appraisal Report • Residential

Appraisal Company:

Address:

Phone:

Fax:

Website:

Appraiser:

AI Membership (if any): ☐ SRA ☐ MAI ☐ SRAAI Status (if any): ☐ Candidate for Designation ☐ Practicing Affiliate

Other Professional Affiliation:

E-mail:

Client:

Address:

Phone:

Fax:

Co-Appraiser:

AI Membership (if any): ☐ SRA ☐ MAI ☐ SRAAI Status (if any): ☐ Candidate for Designation ☐ Practicing Affiliate

Other Professional Affiliation:

E-mail:

Contact:

E-mail:

SUBJECT PROPERTY IDENTIFICATION

Address:

City:

County:

State:

ZIP:

Legal Description:

Tax Parcel #:

RE Taxes:

Tax Year:

Use of the Real Estate As of the Date of Value:

Use of the Real Estate Reflected in the Appraisal:

Opinion of highest and best use (if required):

SUBJECT PROPERTY HISTORY

Owner of Record:

Description and analysis of sales within 3 years (minimum) prior to effective date of value:

Description and analysis of agreements of sale (contracts), listings, and options:

RECONCILIATIONS AND CONCLUSIONS

Indication of Value by Sales Comparison Approach

\$

Indication of Value by Cost Approach

\$

Indication of Value by Income Approach

\$

Final Reconciliation of the Methods and Approaches to Value:

Opinion of Value as of:

\$

Exposure Time:

The above opinion is subject to: ☐ Hypothetical Conditions and/or ☐ Extraordinary Assumptions cited on the following page.

Sample Commercial Appraisal Report

Richard C. Sorenson



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Appraising the Appraisal: The Art of Appraisal Review Richard C. Sorenson, 2010 **Implementation of Appraisal Reform Sections of FIRREA** United States. Congress. House. Committee on Banking, Finance, and Urban Affairs. Subcommittee on General Oversight and Investigations, 1993 Report of the Commissioner of Agriculture New York (State). Department of Agriculture, 1902 Issues for 1911 1915 16 1918 also include the report of the New York Agricultural Experiment Station Geneva N Y *Annual Report of the Department of Agriculture ...* New York. Department of Agriculture, 1902 **Annual Report of the Commissioner of Agriculture for the Year ...** New York (State). Department of Agriculture, 1902 *Annual Report of the Commissioner of Agriculture for the Year ...* , 1906 *Valuation of Physician Practices and Clinics* Bruce G. Krider, 1997 One of the major trends in health care is the consolidation of physician practices To compete effectively for patients and control costs physicians are either combining into larger groups or deciding to sell their practices to hospitals The *Valuation of Physician Practices and Clinics* provides buyers with a basic how to approach to the valuation of physician practices and outlines how sellers can get the most for their money Current Practices in Income Property Appraisal Richard Updegraff Ratcliff, 1967 Federal Register , 2013-04 Civil Society Contributions to Policy Innovation in the PR China A. Fulda, 2015-04-29 This book focuses on the question of whether and how civil society may contribute to policy innovation As the focus of civil society research is often more on the constraints on civil society by the state and less on the agency and effects of civil society organisations the authors provide a fresh and fruitful perspective Annual Report [with Accompanying Documents]. New York (State). Department of Agriculture, 1906 *The National Real Estate Journal* , 1933 **How to Make Money With Real Estate Options** Thomas Lucier, 2012-06-29 Spend like a miser profit like a mogul Who says you have to spend money to make money Savvy real estate investors follow the examples of Donald Trump and Walt Disney turning substantial profits on properties without incurring the debt risk and maintenance costs of ownership and now so can you In *How to Make Money with Real Estate Options* real estate expert Thomas Lucier introduces you to the low risk high yield investment vehicle that can earn big bucks even for small investors Lucier explains what real estate options are how they work and why they are the tools of choice for thousands of successful investors Step by step he shows you how to Locate potential option properties using the Internet want ads and bird dogs Contact and negotiate with property owners Perform due diligence and avoid options pitfalls Prepare an option agreement that protects you Insure real estate options with title insurance Package and sell optioned properties for optimum profits Packed with no nonsense advice on how to identify the most profitable properties and manage every step of the option process *How to Make Money with Real Estate Options* is a practical guide to one of the secret weapons of savvy investors *Valuation & Distribution of Marital Property* John P. McCahey, 1990 *Effective Commercial Truck and Bus Safety Management Techniques* Ronald R. Knipling, Jeffrey Scott Hickman, Gene Bergoffen, Commercial Truck and Bus Safety Synthesis Program (U.S.), 2003 TRB s

Commercial Truck and Bus Safety Synthesis Program CTBSSP Synthesis 1 Effective Commercial Truck and Bus Safety Management Techniques focuses on the problems commercial truck and bus fleet managers confront and the methods that are available to address problems in the areas of driver and vehicle safety and more *Impact of Faulty and Fraudulent Real Estate Appraisals on Federally Insured Financial Institutions and Related Agencies of the Federal Government* United States. Congress. House. Committee on Government Operations. Commerce, Consumer, and Monetary Affairs Subcommittee,1986 Federal Home Loan Bank Review United States. Federal Home Loan Bank Administration,United States. Federal Home Loan Bank Board,1936 **Appraising Residential Properties** Appraisal Institute (U.S.),1994 A comprehensive handbook on residential valuation which includes coverage of recently revised professional standards descriptions of current reporting formats current definitions for industry specific terms and more **The Encyclopedia of Commercial Real Estate Advice** Terry Painter,2020-09-14 The first Encyclopedia of Commercial Real Estate The Encyclopedia of Commercial Real Estate Advice covers everything anyone would ever need to know from A Z on the subject The 500 entries inside not only have hard hitting advice but many share enlightening stories from the author s experience working on hundreds of deals This book pulls off making the subjects enjoyable interesting and easy to understand As a bonus there are 136 time and money savings tips many of which could save or make you 6 figures or more Some of the questions this informative guidebook will answer for you are How to Buy Foreclosed Commercial Properties at a Discount at Auctions Guidelines for Getting Started in Commercial Real Estate and Choosing Low Risk Properties How to Value a Property in 15 Minutes How to Fake it Until You Make it When Raising Investors Should You Hold Sell 1031 Exchange or Cash Out Refinance How to Reposition a Property to Achieve its Highest Value when Buying or Selling 10 Tested Methods to Recession Proof Your Property How You Can Soar To The Top by Becoming a Developer Trade Secrets for Getting The Best Rate and Terms on Your Loan Revealed 11 Ways Property Managers Will Try and Steal From You How to Catch and Stop Them Whenever you have a question on any commercial real estate subject just open this invaluable book and get the guidance you are looking for Find author Terry Painter apartmentloanstore com businessloanstore com **Biennial Report to the Governor and Legislature** Minnesota. Department of Taxation,1955

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 - Chapter 2: Essential Elements of Sample Commercial Appraisal Report
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