

CNA210 - Report Writing Update

Text 4.3R Residential Appraisal Report Writing

This 1-day course reviews correct methods of completing residential appraisal report with emphasis on USPAP compliance. The course includes detailed instruction on completing both the cost approach and the sales comparison approach, including methods of calculating effective age from the market, and all forms of depreciation. Land valuation is also addressed. Specific methods of calculating adjustments in the sales comparison approach are presented with many actual examples and case studies. Significant time is spent discussing current appraisal industry issues, and solutions. Students must successfully complete an examination to receive course credit.

(8 Hrs.)

CONTENT

- the physical report
- the letterhead
- grammar and sentence structure
- the narrative sections
- completing the form
- USPAP compliance
- land valuation
- depreciated cost
- site adjustments
- GLA adjustments
- condition adjustments
- sample formats
- case studies and examples

Text: Residential Appraisal Report Writing
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Total contact hours: 8

Prerequisite: Principles of Residential Real Estate Appraising 1.1
Market Data Analysis 1.2
Sales Comparison Adjustment Methods 4.3A The
Cost Approach For Residential Properties 6.7

Students must bring a calculator to class and be proficient in its use.

This course is mandatory for the DAR professional designation and all members are required to take this update every 2 years.