

MARYLAND STATE COMMISSION OF REAL ESTATE APPRAISERS AND HOME INSPECTORS

STATEMENT FOR APPRAISAL ASSISTANTS



As one of two options, the Commission requires this statement be used when an appraisal assistant is utilized in the performance of an appraisal and does not sign that appraisal. This statement must be prominently and conspicuously displayed at the bottom of page one and included in the appraisal that is delivered to the client. It should also be retained in the appraiser's workfile. For another reporting option, please refer to the REAHI website.

This statement is considered to meet applicable Maryland State Commission of Real Estate Appraisers and Home Inspectors requirements for acknowledgement and disclosure of significant real property appraisal assistance.

The Commission will not grant experience hours for appraisal assignments in which the appraisal assistant is not properly acknowledged in the report. This statement is not required when the assisting appraiser signs the appraisal report.

IMPROVEMENTS	Attic <input type="checkbox"/> None	Heating <input type="checkbox"/> FWA	<input type="checkbox"/> HWBB	<input type="checkbox"/> Radiant	Amenities <input type="checkbox"/>	Woodstove(s) # <input type="checkbox"/>	Driveway Surface <input type="checkbox"/>
	<input type="checkbox"/> Drop Stair	<input type="checkbox"/> Stairs	<input type="checkbox"/> Other	Fuel <input type="checkbox"/>	Fireplace(s) # <input type="checkbox"/>	Fence <input type="checkbox"/>	Garage # of Cars <input type="checkbox"/>
	<input type="checkbox"/> Floor	<input type="checkbox"/> Scuttle	Cooling <input type="checkbox"/>	Central Air Conditioning <input type="checkbox"/>	Patio/Deck <input type="checkbox"/>	Porch <input type="checkbox"/>	Carport # of Cars <input type="checkbox"/>
	<input type="checkbox"/> Finished	<input type="checkbox"/> Heated	<input type="checkbox"/> Individual	<input type="checkbox"/> Other	Pool <input type="checkbox"/>	Other <input type="checkbox"/>	Att. <input type="checkbox"/> Det. <input type="checkbox"/> Built-in <input type="checkbox"/>
	Appliances <input type="checkbox"/> Refrigerator <input type="checkbox"/> Range/Oven <input type="checkbox"/> Dishwasher <input type="checkbox"/> Disposal <input type="checkbox"/> Microwave <input type="checkbox"/> Washer/Dryer <input type="checkbox"/> Other (describe) <input type="checkbox"/>						
	Finished area above grade contains: Rooms <input type="checkbox"/> Bedrooms <input type="checkbox"/> Bath(s) <input type="checkbox"/> Square Feet of Gross Living Area Above Grade <input type="checkbox"/>						
	Additional features (special energy efficient items, etc.) <input type="checkbox"/>						
	Describe the condition of the property (including needed repairs, deterioration, renovations, remodeling, etc.) <input type="checkbox"/>						
	Are there any physical deficiencies or adverse conditions that affect the livability, soundness, or structural integrity of the property? <input type="checkbox"/> Yes <input type="checkbox"/> No If Yes, describe <input type="checkbox"/>						
	Does the property generally conform to the neighborhood (functional utility, maintenance, use, construction, etc.)? <input type="checkbox"/> Yes <input type="checkbox"/> No If No, describe <input type="checkbox"/>						

Freddie Mac Form 70 March 2005

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Fannie Mae Form 1004 March 2005

Ms. Maryanne Doe, MD State Licensed Real Estate Trainee # 01-12345, has provided significant appraisal assistance in this assignment by: Inspecting the interior and exterior of the subject property, researching, selecting, and inspecting the comparables, performing a Market Analysis, analyzing all data in the Sales Comparison and Cost Approaches, preparing this report, producing the comparable sales map, photo pages, addendum pages, illustration pages, and reconciling all indicated values into a final estimate of value. It has taken 5 hours to provide this assistance.

This statement should be conspicuously placed at the bottom of Page 1 of the URAR Report, or a similar location on other form reports. If all of the information cannot fit, then the appraiser should begin the comments here and continue them in the addenda of the report. If there are comments regarding the "Conditions of the Property" etc, those comments should be referenced to another section of the report.