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Comments:

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I am lender in small rural bank. I would like to see a rule that prohibits appraisers from having any information from the bank, real estate agent, seller, or buyer of the sales price. Appraisers have been known to ask bankers and even me, how much do you need to get the deal done. Appraisers get pressured by real estate agents to get the deal done. They tell us (bankers) that they need to a copy of the sales contract which tells them what the sales price is. I think the appraiser needs to appraise the property without any information other than the legal description. This protects the consumer and the lender from over priced and over valued properties.