

From: Mary Galstyan
Subject: Regulation Z -- Truth in Lending

Comments:

Re: Dodd Frank Law. I quit real estate appraising after 20 years because the lenders control all "independent" fee appraisers and no appraiser can earn a living being INDEPENDENT and honest. No one is addressing the pressure (coersion) to RUSH the work. Due diligence is not possible when a an inspection or a report is due overnight. Questions regarding municipal regulation and compliance take longer to address as officials cannot answer questions about easement, setback, permitted uses, etc. instantly. You must give them time. Reviewing recent sales and listings takes time also.

Here is a request I received on Thursday, November 18, 2010 3:58 PM . It is an order for Next day service. It is typical of lenders and AMCs AND it reflects coersion (Rush, do not investigate). Note: no fee is mentioned.

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