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Comments:

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Before Appraisal Management Companies the appraisal fees ranged between \$325 to \$400 with the VA fee set at \$375 July 20, 2009 this was prior to the requirement of the Market Conditions Addendum form 1004MC which an additional 1 hour to competently complete. It takes 7-10 hours to competently complete an appraisal from start to finish without interruptions to respond to mortgage company underwriters requests to supply additional comparable sales even though I supplied 4 to 6 comparables in addition to 3 active listngs and assuming there are no appraisal challanges that require visting tax assessor office or other agencies to collect data that are not available on line. The process is becoming unbearable. There will be good percentage of appraisers not renewing their appraisal license at the end of the 2012 reneal cycle. My cost to do an appraisal includes: MLS fees, Errors & Omission insurance, maintaining an office with the cost of electric, heat, copying machine, printers, phones, continuing education, licensing fees & misc at a cost of \$100 per appraisal. The appraisal fees that I am receiving are between \$275 and \$325 for management companies with unreasonable turn turn around times The VA and 1 client pay \$375 with an adequate time to complete the appraisal. A fair fee for an appraisal is \$375. to the appraiser