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Comments:

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Customary and reasonable fees across the country have always been \$350 per appraisal on average. Now you're putting the weight of what is reasonable and customary on AMC's? Appraisers as a rule were generally one person shops and great attention was paid to detail in appraising. Now the AMC's are constantly pushing for lowest fees and 24 to 48 hour turnaround times, and 7 day work weeks. The gov't has opened yet another opportunity for greedy "bigger" business to take over. I love this industry. Either keep the \$350 standard or mandate that all banks go through the Mercury Network, since it is a middle man that is mandatad, not an AMC, which only cares about how much money they can take out of appraisers pockets and put in their own. Quality suffers, appraisers suffer, and the banks suffer. Do the right thing.