



THOMAS R. WACHTSTETTER ASA, IFA

State Certified General Appraiser #RZ 0000451

Licensed Real Estate Broker #0461624

(954) 791-4663

WEB SITE: honestappraiser.com

EMAIL: appraise@interpoint.net

Qualifications of Appraiser



RESIDENCY :

Broward County since 1962.

PROFESSIONAL MEMBERSHIP :

Certified General Appraiser, State of Florida Lic. #RZ 0000451

Licensed Real Estate Broker, State of Florida Lic. # 0461624

PROFESSIONAL DESIGNATIONS :

A.S.A.-Urban- Designated Senior Member, American Society of Appraisers

I.F.A.-Designated Senior Member, National Association of Independent Fee Appraisers

Realtor- South Broward Board of Realtors

EXPERIENCE :

Work as an independent fee appraiser from January 1987-present

President of Broward Chapter of ASA #82 2002, 2nd VP 2001, 1st VP in 2000, Sec 1999

Worked as Chief & Staff Appraiser Farm Credit of South Florida May 1989-May 1995

President of Miami Chapter of NAIFA 1991 & 1992

President Broward Chapter NSFA & National Upgrading Chairman 1990

Served as 1st Vice President For NSFA Broward Chapter & On

National Board of Directors 1989-present

Served as 2nd Vice President for NSFA Broward Chapter 1988.

Work as staff appraiser for Mason Associates May 1985-December 1986

Ran real estate management office from May 1985-December 1986,

handle rental of residential houses and industrial warehouses.

Keep books for real estate business.

COURT TESTIMONY :

Have been accepted as an expert witness in Broward Circuit Court & US Bankruptcy Court

EDUCATION :

University of Central Florida-Fall 1983 to Spring 1985

Bachelor of Science in Business Administration in Marketing.

University of Florida -Fall 1981 to Spring 1983, general studies

APPRAISAL EDUCATION :

Uniform Standards of Professional Practice & Florida Law 1991, 1994, 1996, 1998

CA1-R, Review of Residential Appraising Oct. 1989

Attended various Seminars dealing with Marshall & Swift Cost Services, FNMA form 1004, URAR,

Construction Methods and URAR, Appraiser as Expert Witness, Fair Lending Requirements,

Reviewing Residential Appraisals, Market Abstraction Review, Litigation Valuations.

Attended courses covering:

-Residential Appraising, January 1986.

-Writing Narrative Reports, April 1986.

-Income Properties, May 1986.

Attended seminar on new FNMA guidelines- Given by IFA February 1988.

SPECIALTY EXPERIENCE :

Have Appraised:

- | | |
|---------------------------------|----------------------------|
| 1. Residence (1 to 4 units) | 5. Mobile Homes |
| 2. Condominiums and Apartments. | 6. Special Use Buildings |
| 3. Commercial Properties. | 7. Agricultural Properties |
| 4. Vacant Land | |

Clients:

- | | |
|------------------------|-------------------|
| 1. Banks: | 3. Credit Unions: |
| 2. Mortgage Companies: | 4. Attorneys: |