

Residential Site Valuation and Cost Approach

Instructor: Sara Schwarzentraub, SRA

February 2-3, 2012

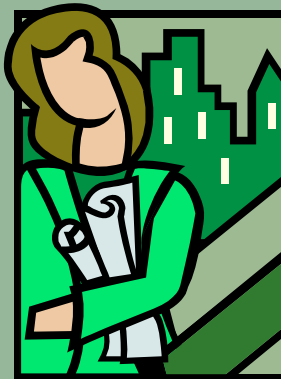
Lafayette Library & Learning Center, 3491 Mt. Diablo Boulevard, Lafayette, CA

*Introduction to the Cost
Approach*

Cost Estimating Methods

Depreciation Concepts

*Site Valuation and
Procedures*



*Practice Problems in
Estimating Depreciation*

*Cost Approach Review
and Reconciliation*

Breakdown Method

*Extraction and Allocation
Methods*

Designed for participants with introductory experience and understanding of fundamental concepts of appraising, it focuses on the valuation of vacant land parcels and the development of the cost approach. Develop your skills by creating a current cost estimate using market extraction, interview techniques, and information provided by professional cost data sources. An in-depth case study takes you from the origin of the appraisal assignment to a final value estimate using various cost approach applications. By successfully completing the course and exam, you will have met most states' education requirements in the content area identified as residential site valuation and cost approach.

✂✂✂✂✂✂✂✂✂ **REGISTRATION FORM** ✂✂✂✂✂✂✂✂✂
Residential Site Valuation & Cost Approaches / February 2-3, 2012 – Lafayette

Register online at <http://www.norcal-ai.org/event.html> or remit a completed registration form with appropriate tuition fee payable to:
Appraisal Institute, 1243 Alpine Road, Suite 102, Walnut Creek, CA 94596 – FAX 925/932-7754

Name _____ Designation(s) _____

Firm Name _____ Email _____

Business Address _____ City/State/Zip _____

Bus Phone ____/____/____ FAX ____/____/____ Home ____/____/____

I am an Appraisal Institute Member Chapter Name / Affiliation _____

Charge My AmEx VISA MC Acct # _____ Exp __/__/__

Name on Card _____ Signature _____

For internal use only: Rec'd _____ Check# _____ Amount _____ DBCA ____ OLRS ____ Conf ____ Grp ____

Designed for beginning appraisers seeking residential licensure and/or certification with introductory experience and an understanding of the fundamental concepts of appraising.

Course Hours & Materials

Onsite check-in will begin at 8:00a.m. on Thursday, February 2. The course will run from 8:30a.m. – 4:30p.m. on February 2. On Friday, February 3, instruction will run from 8:30a.m. – 3:30p.m. followed by the 1-hour multiple choice course exam. Participants registered two weeks prior to the offering will be sent their course materials in advance. Express shipping may be available for late registrants; fee applies.

Tuition

Tuition fee includes course handbook

Appraisal Institute Members

BEST VALUE:

Register by January 18 \$285
Register by Jan 25 \$300
Standard tuition (after Jan 25) \$320

Nonmembers

BEST VALUE:

Register by January 18 \$385
Register by Jan 25 \$400
Standard tuition (after Jan 25) \$420

Secure online registration is available at

<http://www.norcal-ai.org/event.html>
AmEx, MasterCard & VISA accepted

Accommodations

Lafayette Park Hotel – 877/283-8787
3287 Mt. Diablo Boulevard, Lafayette

Embassy Suites – 925/934-2500
1345 Treat Boulevard, Walnut Creek

For additional lodging options in the Lafayette / Walnut Creek area [click here](#).

We reserve the right to change locations, substitute instructors or to cancel this program if sufficient registrations are not received by January 23. In the event of cancellation, tuition fees will be refunded. All other costs incurred are the registrant's responsibility. Special accommodations are available for individuals who have been professionally diagnosed as physically or learning disabled and can provide appropriate documentation prior to the course. Without advanced notification in writing, accommodation may not be available.

Equipment

Laptops are Not Required

An HP-12C calculator and the HP-12C calculator user's manual are required. Students must be familiar with the calculator operations when the course begins. The in-class and homework problems and solutions will utilize this calculator exclusively. For a free review – *Using a Financial Calculator: Formulas, Symbols, Math Review, and Sample Problems and Financial Calculator Practice Exercises* visit http://www.appraisalinstitute.org/education/fin_calc.aspx. For additional help with the HP-12C calculator, take our online seminar, *Using Your Financial Calculator*.

Recommended texts

(texts not included w/ tuition fee)

The Appraisal of RE, 13th ed

Members \$76.50
Nonmembers \$92.75
Add \$5.80 for advanced shipping

The Dictionary of RE Appraisal, 5th ed

Members \$76.50
Nonmembers \$92.75
Add \$4.75 for advanced shipment

Text price includes ca sales tax. Please add indicated shipping fees for advance shipment of texts. All texts are sent via US mail or UPS.

Prerequisites

Successful completion of the following courses is required:

- Basic Appraisal Principles
- Basic Appraisal Procedures
- USPAP (15-Hour)
- Residential Market Analysis/HBU
- Or, equivalent courses

Students must sign a waiver at the beginning of the course stating that they have met the prerequisites.

Confirmation Letters

All confirmed registrants will receive a confirmation letter via email.

Directions, Parking & BART

For best results when using your GPS or www.mapquest.com enter the exact street address. Ample complimentary parking is available onsite in the garage located under the library.

Take Public Transportation

The Lafayette Library is conveniently located near the Lafayette BART station – visit <http://www.bart.gov> for details.

“Sara Schwarzentraub is well-versed, experienced and her knowledge of residential appraisal is great!”

Continuing Education Credit

APPRAISAL INSTITUTE: Full attendance (100%) and successful completion of the course exam enable designated and associate members to receive 15 hours of continuing education credit; 14 hours of continuing education credit for full (100%) attendance only (no exam). Partial credit is not available. Associate members seeking credit toward designation must have full (100%) attendance and successfully complete the course exam.

OREA Continuing Education:

Approved for 14 hours (#05754102) of OREA CEC for licensed/certified appraisers seeking renewal credit. Full (100%) attendance is required. Successful completion of the course exam is not required for OREA CEC.

OREA Qualifying / Basic

Education: Approved for 15 hours of OREA basic/qualifying education credit (#05754102) toward initial licensing/certification with full (100%) attendance and successful completion of the course exam.

Cancellations

Written cancellations received by Thursday, January 19 are subject to a \$40 cancellation fee. Cancellations received after that time but prior to noon on Thursday, January 26, are subject to a \$60 cancellation fee. No refunds for cancellations received after Thursday, January 26 or for course “no shows.” Cancellations are also subject to a \$25 material fee and can be faxed to the chapter office at 925-932-7754 or pat@norcal-ai.org.

Questions & Contact Information

Northern California Chapter
1243 Alpine Road, Suite 102
Walnut Creek, CA 94596
T 925-932-7753 F 925-932-7754
www.norcal-ai.org