

PROFESSIONAL QUALIFICATIONS OF

*Erin Colleen Arnett*

*State-Certified General Real Estate Appraiser RZ3204*

Education

*Palm Beach Community College, Lake Worth FL, 1993-1994*

Two semesters completed towards a degree in Business Administration

*Florida Keys Community College, Marathon FL, Current*

Currently enrolled and pursuing a degree in Business Administration

*Appraisal Institute*

Fannie Mae 2009 Selling Guide Updates, 2009

Business Practices and Ethics, 2009

*Gold Coast School of Real Estate*

ABI-Fundamentals of Real Estate Appraising, 2002

National Standards of Professional Practice, 2002

ABII-Appraising Residential and Income Properties, 2002

National Standards of Professional Practice, 2004

Florida Law and Regulations, 2006

National Standards of Professional Practice, 2004

ABIII-Certified General Appraisal Course (Income Capitalization Course), 2007

National Standards of Professional Practice, 2007

*Institute of Real Estate Studies*

Florida Law and Regulations, 2004

Fannie Mae Guidelines, 2004

ABIIb-Certified Residential Appraisal Course, 2004

Fannie Mae Forms Update, 2005

Residential Marshall and Swift, 2006

Construction Terms and Methods, 2006

Solving Tough Residential Appraisal Problems, 2006

Valuing Real Estate in a Changing Market, 2007

Florida Law and Regulations, 2010

The Roles and Rules of The Supervisor, 2010

National USPAP Update, 2010

Solving Tough Residential Appraisal Problems, 2010

Understanding Leases, 2010

Determining Highest and Best Use, 2010

Understanding Uniform Appraisal Dataset, 2011

Using Excel for Better Appraisals, 2012

*Institute of Real Estate Studies Cont.*

- The Making of a Good Work File, 2012
- National USPAP Update, 2012
- Florida Law Update, 2012
- National USPAP Updated, 2013
- Florida Law Update, 2016
- National USPAP Update, 2016
- Essential Elements and Disclosure and Disclaimers, 2016
- Appraisal Report Form Writing, 2016

**Certification**

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- State-Certified General Appraiser*; Department of Professional Regulation, State of Florida; RZ3204; 2008
- State-Certified Residential Appraiser*; Department of Professional Regulation, State of Florida; RD4835; 2004
- State-Registered Trainee Real Estate Appraiser*; Department of Professional Regulation, State of Florida; RI8943; 2002

**Professional Associations**

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- Associate Member of the Appraisal Institute
- Marathon and Lower Keys Board of Realtors
- Lower Keys Chamber of Commerce
- Greater Marathon Chamber of Commerce

**Experience**

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- Appraisal Certified Services, Inc*, 2010- Present  
Company Owner and Fee Residential and Commercial Real Estate Appraiser
- Appraisal Certified Services, Inc*, 2002-2010  
Fee Residential and Commercial Real Estate Appraiser

**Types of Properties Appraised**

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|---------------------------|------------------------------------|
| Retail Stores             | Hotel/Motel                        |
| Restaurants               | Mobile Home and RV Park            |
| Office Buildings          | Warehouse                          |
| Mixed-Use Properties      | Marine Processing Plant            |
| Service Station           | Residential Income                 |
| Multi-Family Projects     | Vacant Land                        |
| Single Family             | Foreclosure Properties             |
| Commercial Condominiums   | Residential Estate                 |
| Residential Condominium   | Government Properties              |
| Environmentally Sensitive | Substantial Improvement (50% Rule) |
| Commercial Insurance      | Citizen's Flood and Wind Insurance |