



PENNSYLVANIA REAL ESTATE APPRAISAL TRAINEE GUIDE

WHAT IS A REAL ESTATE APPRAISER?

Real estate appraisers play a crucial role in the buying and selling of properties. They are tasked with providing an objective and unbiased assessment of a property's value, which is essential for making informed decisions about real estate transactions.

Here are a few additional things to consider about real estate appraisers:

- Appraisers must be licensed and certified by their state, which requires them to complete rigorous training and education programs.
- The appraisal process typically involves a thorough inspection of the property, as well as research into comparable sales in the area.
- Appraisers may work for a variety of clients, including lenders, real estate agents, and individual buyers and sellers.
- Appraisals can be done for a variety of purposes, including tax assessments, estate planning, and divorce settlements.

Overall, the work of a real estate appraiser is essential to ensuring that buyers and sellers are making informed decisions about the value of their properties.

WHAT IS A REAL ESTATE APPRAISAL TRAINEE?

In Pennsylvania, trainee real estate appraisers work under the supervision of a licensed appraiser who mentors them through the appraisal process. Finding a good mentor and obtaining experience hours can be challenging.

As a licensed real estate appraiser trainee, there are certain things you need to know in order to succeed in this profession. Here are some tips to help you along the way:

- Networking is key. Attend local real estate events and join professional organizations to meet other appraisers and potential mentors.
- Take advantage of online resources. There are numerous websites and forums where you can connect with other appraisers and get answers to your questions.
- Be prepared to work hard. Appraising requires a lot of research and analysis, and you may need to work long hours to meet deadlines.
- Keep learning. The real estate market is constantly changing, so it's important to stay up-to-date on industry trends and regulations.
- Be patient. It can take time to find a good supervisory appraiser and obtain the necessary experience hours but don't get discouraged. With persistence and dedication, you can achieve your goals in this field.

APPRAISAL LICENSES IN PA

To become an appraisal licensee, you typically need to meet education and experience requirements set by your state's appraisal board, pass a qualifying exam, and complete a certain number of supervised appraisal hours. You can start as an appraisal trainee and work under a licensed appraiser to gain the necessary experience and knowledge.

Classification	Education Hours	College Degree Requirements	Experience Requirements
Trainee Appraiser	79 hours	None	None
Certified Residential Appraiser	200 hours	Bachelor's degree, Associate's degree in a focused field of study, successful completion of 30 college semester credit hours in specified topics or successful completion of CLEP exams	1,500 hours of acceptable appraisal experience in no fewer than 12 months
Certified General Appraiser	300 hours	Bachelor's degree or higher (in any field) from an accredited college or university	3,000 hours of experience in no fewer than 18 months of which 1,500 hours must be in non-residential appraisal work

To become a licensed appraiser in Pennsylvania, you need to meet the State Board's specific requirements, including education, experience, and testing. Careful consideration of the type of license that best fits your career goals and qualifications is essential before applying for a license.

See Page 2 for First Steps.

**REAL PROPERTY APPRAISER
QUALIFICATION CRITERIA**



REQUIREMENTS TO BECOME A PENNSYLVANIA APPRAISER TRAINEE

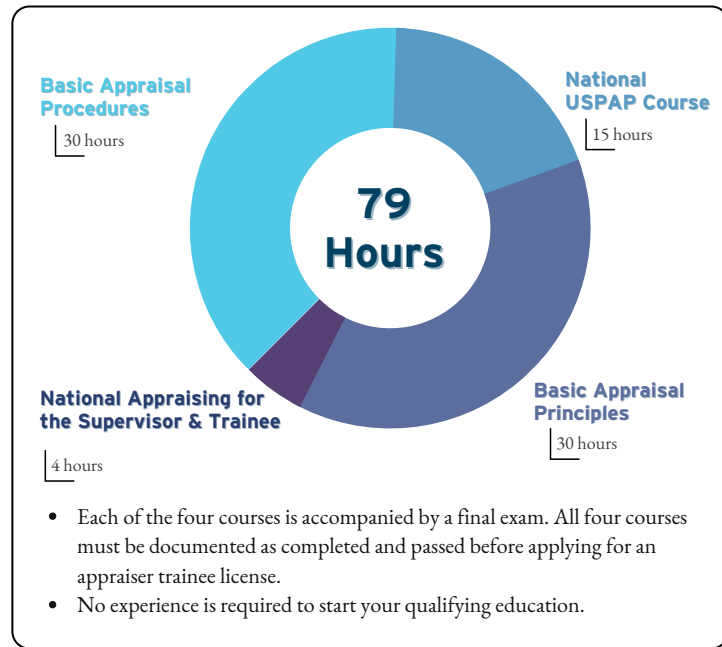
To become an appraiser in PA, you are required to first become an appraiser trainee license.

You Must:

- Be at least 18 years old
- Have a high school diploma or equivalent
- Complete 79 hours of qualifying appraisal education courses from an approved provider
 - Basic Appraisal Principles (30 hours)
 - Basic Appraisal Procedures (30 hours)
 - National USPAP Course (15 hours)
 - National Appraising for Supervisor & Trainee (4 hours)



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HOW DO I FIND A REAL ESTATE APPRAISER MENTOR?

To intern as a Pennsylvania appraiser, you must first meet the state's eligibility requirements by completing specific courses and obtaining a trainee license. Afterward, you can seek opportunities to intern with licensed appraisers or appraisal firms to gain hands-on experience and fulfill the required hours. It's also essential to maintain accurate records of your internship hours and submit them to the state appraisal board for approval.

Tips for Finding a Great Real Estate Appraiser Mentor and Making the Most of Your Internship:

- Find an appraiser who has experience in your area of interest, whether it be residential or commercial real estate.
- Consider seeking out appraisers who have achieved professional designations, like MAI, indicating a high level of expertise.
- Reach out to colleagues or industry contacts for referrals to potential mentors.
- Respect your mentor's time and communicate your goals and expectations clearly.
- Attend networking events and join professional organizations to expand your network and find internship opportunities.
- Take initiative during your internship by asking questions, observing techniques, and taking on tasks to develop your skills.
- Keep detailed records of your internship hours for submission to the state appraisal board.
- Consider taking additional courses or certifications to enhance your skills and make you a more competitive candidate in the field.

Remember, your internship is a valuable opportunity to gain hands-on experience and make connections in the industry. Embrace it with enthusiasm and a willingness to learn, and you'll be setting yourself up for success as an appraiser.

LICENSED APPRAISER TRAINEE APPLICATION



HOW DO I KNOW IF REAL ESTATE APPRAISAL IS RIGHT AS A CAREER?

Getting a license is crucial for success in a real estate appraisal career and offers benefits such as increased job opportunities, higher income potential, and professional credibility. To get started, pursue education or training, gain hands-on experience, stay up-to-date with trends, and set clear career goals. Ongoing education and specialization in a particular appraisal area can offer more job opportunities and higher earning potential.



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