

Presents

SUPPORTING APPRAISAL ADJUSTMENTS USING SAN DIEGO COUNTY DATA

DATE: Thursday, February 11, 2021
TIME: Check in 8:30 am / Seminar 9:00 am to 11:00 am
LOCATION: It's Virtual; Participate From Where It is Most Convenient for You

DESCRIPTION: This seminar is designed to help participants improve their abilities to develop and support reasonable adjustments in the Sales Comparison Approach to residential appraising using data from San Diego County. Each participant will be provided with a detailed Excel spreadsheet to use during the seminar. Topics to be covered include:

- Is an adjustment necessary? How were adjustments completed in the past? Common methods for developing an adjustment
- Sensitivity Analysis: Derivative of matched pairs; provides a method for determining if adjustments applied in a report are reasonable
- Grouped Data Analysis: What is it? Cons of the Grouped Data Analysis; and how does it work? Examples will be provided that show how it can be developed using the spreadsheet
- Cost Analysis: How does it work? Which depreciation rate should be utilized?

VIRTUAL OFFERING: Registrants will connect using ZOOM interactive technology. For the full ZOOM experience, registrants will need a computer, Internet access, webcam, and a microphone. You do not need a paid account from ZOOM to participate. If you are using your iPad/Iphone/smartphone, please download the ZOOM app prior to the offering.

PHOTO VERIFICATION: As part of the required attendance monitoring, all students need to provide the Chapter Office with a copy of your driver's license in advance of the offering. Simply take a picture of your driver's license, scan it, and email a copy to patti@sdcai.org Registrants who do not forward their photo ID to the Chapter Office will be ineligible for credit and will be prohibited from attending the seminar.

A WEBCAM IS REQUIRED. The session monitor must be able to see each of the students and verify that they are participating at all times throughout the seminar. If you do not have a camera on your computer, they are available at BestBuy and other online retailers starting at around \$30.

SEMINAR INSTRUCTOR: Jason Tillema, SRA, AI-RRS

EDUCATION CREDIT: This seminar is approved for 10 points of Appraisal Institute education credit. This seminar is also approved for two hours of BREa continuing education credit (Approval No. 20CP754601455). Please note that not all states have approved virtual education; therefore, registrants must check their individual states for approval before registering for the program.

SEMINAR FEE (on or before December 30, 2020): Appraisal Institute Professionals \$39 / All Others \$59
Seminar fees will increase \$10 on December 31, 2020, and an additional \$10 on February 1, 2021.

CANCELLATIONS/REFUNDS: Up to 15 days prior to program start date, a \$20.00 cancellation fee will be applied to all requests for cancellation. Between two and 14 days prior to program start date, a \$35.00 cancellation fee will be applied to all requests for cancellation. Less than two days prior to program start date, no refunds will be given.

Register online at [Supporting Adjustments](#)