

RESIDENTIAL APPRAISAL REVIEW NARRATIVE FORM

Leading Institution \_\_\_\_\_
Lender's Address \_\_\_\_\_
Name of Borrower \_\_\_\_\_
Property Address \_\_\_\_\_
Loan Number \_\_\_\_\_
Appraised Value\$ \_\_\_\_\_ Date \_\_\_\_\_
Lender's Appraiser \_\_\_\_\_ Phone \_\_\_\_\_
Appraiser's Address \_\_\_\_\_
Review Appraiser \_\_\_\_\_ Phone \_\_\_\_\_
Reviewer's Address \_\_\_\_\_

REVIEW ANALYSIS

- 1. Does the appraisal report present a consistent and convincing analysis?
2. Are there serious omissions, false information, faulty reasoning or the possibility of calculated deception?
3. Comment on the report's quality, completeness, consistency, and accuracy.
4. Do you agree with the appraiser's value conclusion? Comment on the adequacy of the appraiser's value analysis as well as the soundness of the value conclusion?
5. If there is a difference between your opinion and that of the appraiser, what is the reason for the difference?
6. Does it appear that the subject property has been over appraised? Comment on your opinion of value and the appraiser's opinion of value:
7. How would you rate the appraiser report with respect to overall quality (poor, fair, good, very good, excellent)?

REVIEWER'S SUMMARY

Recommendation:
[ ] Accept as is [ ] Accept when revised-See items #
[ ] Have another appraisal by someone else [ ] Other
Comments:
Field Review was made [ ] Yes [ ] No
Sale price \$ Appraiser Value\$ Reviewers Recommendation \$
Reviewer's Signature Title Date of Review
Reviewer's Signature Title Date of Review
See Attached [ ]

