

**STATE OF NEVADA
DEPARTMENT OF BUSINESS AND INDUSTRY
REAL ESTATE DIVISION**

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SUMMARY OF APPRAISER LICENSING REQUIREMENTS

To register for the Appraisers licensing exam, please visit <http://www.pearsonvue.com/nv/appraisers/>.

REQUIRED HOURS OF EDUCATION:

On or after January 1, 2008, **EDUCATIONAL REQUIREMENTS** of an application must consist of instruction in the following subjects:

Registered Intern (78 hours)

30 hours Basic Appraisal Principles
30 hours Basic Appraisal Procedures
15 hours National *USPAP*
4 hours Supr/Trainee
3 hours Nevada Law

78 hours (Satisfies requirements for Registered Intern)

Additional education for Licensed Residential

15 hours Residential Market Analysis & Highest and Best Use
15 hours Residential Site Valuation Cost Approach
30 hours Sales Comparison & Income Approaches
15 hours Residential Report Writing & Case Studies

Associate Degree

75 + 78 = 153 hours (Satisfies requirements for Licensed Residential)

Additional education for Certified Residential

15 hours Statistics, Modeling and Finance
15 hours Advanced Residential Applications & Case Studies
20 hours Appraisal elective courses

Bachelor's Degree

50 + 78 + 75 = 203 hours (Satisfies requirements for Certified Residential)

Certified General (303 hours)

30 hours Basic Appraisal Principles
30 hours Basic Appraisal procedures
15 hours National *USPAP*
3 hours Nevada Law
30 hours General Market Analysis & Highest & Best Use
30 hours General Site Valuation & Cost Approach
30 hours General Sales Comparison Approach
60 hours General Income Approach
30 hours General Report Writing and Case Studies
15 hours Statistics, Modeling and Finance
30 hours Appraisal Elective Courses

Bachelor's Degree

303 hours certified General

EXPERIENCE REQUIREMENTS:

LICENSED RESIDENTIAL – Two years and 2400 hours of experience as an Appraiser OR Intern.

CERTIFIED RESIDENTIAL - Two years and 2500 hours of experience (INCLUDING 500 HOURS OF COMPLEX APPRAISALS).

CERTIFIED GENERAL - At least three years and 3600 hours of experience (INCLUDING 1500 HOURS OF NON-RESIDENTIAL APPRAISALS).

ISSUANCE OF OUT-OF-STATE LICENSE/ CERTIFICATION:

For issuance of a license/ certification, the following information must be submitted:

1. Form 599
2. Completed application, with notarized "Consent to Service of Process."
3. One completed fingerprint card.
4. Copy of your appraiser license/ certification issued by your home state.
5. One photo, 1 ½" x 1 ½".
6. Proof of completion of 3 hours of NEVADA APPRAISAL LAW.

TEMPORARY PRACTICE PERMIT

1. Form 538
2. Completed application, with notarized "Consent to Service of Process."
3. Copy of your appraiser license/ certification issued by your home state.
4. A letter of engagement or other evidence of the specific property to be appraised **MUST INCLUDE COMPLETION DATE.**
5. One photo 1 ½" x 1 ½".

FEES:

Licensed or Certified Residential - \$100.00 Application fee, \$320.00 License fee.....	TOTAL \$420.00
Certified General - \$100.00 Application fee, \$420.00 License fee.....	TOTAL \$520.00
Temporary Practice Permit - \$115.00.....	TOTAL \$115.00
Intern Registration - \$100.00 Application fee, \$190.00 Registration fee	TOTAL \$290.00