Real Estate Appraiser

Appraise improved or unimproved real property to determine value for purchase, sale, investment, mortgage, or loan purposes. Develop a written appraisal, giving an opinion of the value of a property by applying knowledge of relevant market information (location, depreciation, value of similar property, income potential, etc.). There are four classes: Apprentice Appraiser; Licensed Residential Appraiser; Certified Residential Appraiser, and Certified General Appraiser.

Legislation
Statute: NH RSA 310-B
Administrative Rules: Chapter Rab 100 - 500

Certification/Licensure Requirements
NOTE: The requirements listed below are based on administrative rules effective January 1, 2015. All requirements are subject to change.

Apprentice Appraiser
• Submit application and application fee
• Complete a minimum of 75 hours of qualifying coursework within the five year period prior to the date of submission of application. A specific list of approved courses can be found in Rab 302.9(d)
• All qualifying education must be taken in a classroom setting
• Must take an Apprentice Trainee course
• Supervisor must take a Supervisor course
• Must be supervised by a New Hampshire certified appraiser in good standing for the preceding three years in any jurisdiction in which he or she holds certification, with a minimum of three years as a certified appraiser with whom the apprentice may gain experience hours
• An affidavit signed by the apprentice’s supervisor
• The apprentice must maintain an on-going log of experience hours which must be signed by the apprentice’s supervisor on a monthly basis
• Submit a notarized criminal history record release form for fingerprinting

Licensed Residential Appraiser
• Submit application and application fee
• Complete a minimum of 150 hours of qualifying coursework, over half of which was obtained within the last ten years. A specific list of approved courses can be found in Rab 302.9 (f)

Regulatory Agency

New Hampshire Real Estate Appraiser Board
Office of Professional Licensure and Certification
121 South Fruit Street, Suite 201
Concord, New Hampshire 03301-2412

phone  (603) 271-2219
fax    (603) 271-7928
web   <www.oplc.nh.gov/real-estate-appraisers.htm>
contact Dawn Couture, Supervisor
e-mail dawn.couture@oplc.nh.gov

Fees
Application fee ........................................... $150.00
Certificate/License fee ................................. $400.00
Apprentice fee (renewable annually) .............. $150.00
Renewal fee (renewable biennially) ................ $250.00
Late Renewal fee .......................................... $50.00

O*Net Codes
13-2021.00 Appraisers, Real Estate

Additional Information Sources
The Appraisal Foundation
<www.appraisalfoundation.org>
The Appraisal Subcommittee
<https://refermyappraisalcomplaint.asc.gov>

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- 2,000 hours of work experience obtained in no less than 18 months, with at least 25 percent of the experience requirement met within the three years prior to application submission
- In addition to the above coursework, complete 30 semester hours of college-level education or attain an Associate’s degree
- Board review of three appraisals, selected by the Board
- Pass examination
- Submit a notarized criminal history record release form for fingerprinting
- All qualifying education must be taken in a classroom setting

Certified Residential Appraiser

- Submit application and application fee
- Postsecondary education of a Bachelor’s degree or higher from an accredited college or university
- In addition to the degree, complete a minimum of 200 hours of qualifying coursework in a classroom setting, over half of which was obtained within the last ten years. Approved courses can be found in Rab 302.09 (g).
- 2,500 hours of work experience obtained in no less than 24 months, with at least 25 percent of the experience requirement met within the three years prior to application submission.
- Board review of three appraisals, selected by the Board
- Pass examination
- Submit a notarized criminal history record release form for fingerprinting

Certified General Appraiser

- Submit application and application fee
- Postsecondary education of a Bachelor’s degree or higher from an accredited college or university
- In addition to the degree, complete a minimum of 300 hours of qualifying coursework. A specific list of approved courses can be found in Rab 302.09 (h)
- All qualifying education must be taken in a classroom setting and at least 50 percent shall be obtained within the last ten years
- 3,000 hours of work experience, which must include at least 1,500 hours of non-residential appraisal work; experience must be obtained in no less than 30 months
- Board review of three appraisals, selected by the Board
- Pass examination
- Submit a notarized criminal history record release form for fingerprinting

Examination

Required, after completing initial application and educational and experience requirements are met. Testing is held every week.

Continuing Education

All Appraisers must have a total of 28 hours every two years (14 per year); at least a total of 14 hours must be in a classroom setting.

Reciprocity

An applicant who is licensed or certified under the laws of another state and whose license or certificate is in good standing may obtain a license or certification as a licensed or certified real estate appraiser in New Hampshire.

Active Licenses: 715

Related Training: Real Estate