

## **“How To Obtain Your Provisional Appraisal License” - 2005**

*Please note:* Registration forms for the following courses are available at our website at: [www.nfcar.com](http://www.nfcar.com)  
Click on the “Education Information” tab for details.

*75 hours of training (i.e., “credits”) are required in order to apply for a Provisional Appraisal license. NFCAR offers the two state-mandatory courses, ‘Appraisal I’ & ‘USPAP’ (details below), as well as an elective, ‘Essentials in Real Estate Finance’ (also below), equating to a total of 87 credits.*

### ▶ **Sign up for state mandatory prerequisite course:**

#### *“Appraisal I, The Fundamentals of Real Estate Appraisal”*

*(Please call NFCAR for scheduling and fees – or visit: [www.nfcar.com](http://www.nfcar.com).)*

This class is designed to help both the new student and the established professional to relate appraisal theory and technique to practice. Explanations of the basic approaches to appraising are thorough and concise. Frequent examples, including use of forms and data grids, help bring the real world of appraising to each student.

*Location:* NFCAR, 15 Stony Hill Road, Bethel, CT 06801

- Approximately a six-week class that meets twice a week (extended for holidays)
  - Evenings: Usually held Tuesdays & Thursdays from 6:30 PM to 9:30 PM
- Total class hours: 36 (mandatory 30 completed hours, equating to 30 credits)
- Passing grade: ‘70’
- Upon passing class, NFCAR issues you your “Certificate of Successful Completion”

### ▶ **Sign up for elective course:**

#### *“Essentials of Real Estate Finance”*

*(Please call NFCAR for scheduling and fees – or visit: [www.nfcar.com](http://www.nfcar.com).)*

This course is invaluable to agents and brokers and/or appraisers who are interested in increasing their knowledge and professionalism to a new level in the real estate industry. You will be prepared to understand the essential of real estate finance, including... the nature and cycle of real estate finance, mortgage instruments, the monetary system, loan processing, secondary mortgage markets, insured loans, defaults, foreclosures, and much more.

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- Passing grade: ‘70’
- Upon passing class, NFCAR issues you your “Certificate of Successful Completion”



► **Sign up for elective course:**

*“National Uniform Standards of Professional Appraisal Practice (USPAP)”*

*(Please call NFCAR for scheduling and fees – or visit: [www.nfcар.com](http://www.nfcар.com).)*

This class meets the minimum education requirement set forth by the Department of Consumer Protection, and The Appraisal Commission for 15 hours of continuing education credit, or 15 hours of licensing education for your appraisal license. Also 15 hours of continuing education for your Real Estate license.

*Location: NFCAR, 15 Stony Hill Road, Bethel, CT 06801*

- Two Full Days – check our website for current schedule
- Total class hours: 18 (mandatory 15 completed hours)
- Passing grade: ‘70’
- Upon passing class, NFCAR issues you your “Certificate of Successful Completion”

**NEXT STEP:**

Apply to State of Connecticut for your Provisional Appraisal license. Requirements:\*

- You must have established a sponsoring, state-licensed appraiser
- The completed, notarized/stamped “State of Connecticut Department of Consumer Protection application for Individuals”
- Certificates of Successful Completion for the following courses:
  - Appraisal I, The Fundamentals of Real Estate Appraisal
  - National Uniform Standards of Professional Appraisal Practice (USPAP)
  - Essentials of Real Estate Finance (...or other approved course)
- An application fee payment for \$40.00\*\*

Upon State approval, you will receive a bill from the State for your ‘Provisional’ license issuance. Payment for the Provisional Appraisal license: \$50.00.

\* Please confirm these requirements with the State of Connecticut.

\*\* Please confirm fee rates with the State of Connecticut.

Contact the Connecticut Real Estate Commission for more information at: (860) 713-6150.



## **BEYOND “PROVISIONAL” APPRAISAL LICENSING**

### **Upgrade from ‘Provisional’ to ‘Certified’ Appraiser**

- In order for a ‘Provisional’ ("Trainee" or "Apprentice") to upgrade to ‘Certified’, they need at least two (2) years of experience under the supervision of a ‘Certified Appraiser(s)’.
  - You may work for more than one ‘Certified Appraiser’, i.e., part-time for two separate offices.
- During those two years you will need additional education before you can upgrade to ‘Certified’. If you are working toward ‘Certified Residential Appraiser’, you will need a total of 120 hours of education.
  - That is the 75 hours plus another 45 hours. Under NFCAR’s curriculum, that equates to:  $36 + 36 + 15 = 87$  hours already. So you just need  $120 - 87 = 33$  hours to reach the 120-hour requirement. One more 36-hour course will get you there.

*At the moment, NFCAR does not have that last piece in place, although it is in development.*

### **Upgrade from ‘Certified Appraiser’ to ‘Certified General Appraiser’**

If you want to upgrade from ‘Certified Appraiser’ to ‘Certified General Appraiser’, you now have a bigger challenge because you need a total of 180 hours; or two more 30-hour courses.

Currently, we do not know of a real estate school in Connecticut that offers those extra courses. Consider contacting a professional appraisal association to find those courses.

