



# OKLAHOMA REAL ESTATE APPRAISER BOARD

## Newsletter

January 7, 2016  
Volume 42

### 2016 Board Meeting Dates

January 6	Board Meeting
February 3	Board Meeting
March 2	Board Meeting
March 30	Board Meeting
May 4	Board Meeting
June 1	Board Meeting
July 6	Board Meeting
August 3	Board Meeting
September 7	Board Meeting
October 5	Board Meeting
November 2	Board Meeting
December 7	Board Meeting

### BOARD MEMBERS

Commissioner John D. Doak, Chairperson	
Stephen C. Walton, Appraiser Member, Vice	2016
H.E. "Ted" Smith, Appraiser Member	2020
Betty J. Cagle, Appraiser Member	2019
James R. Artman, Appraiser Member	2018
Shelley Pruitt, Layperson	2017
John P. Smithson, Banking Member	2017
Lee R. Caesar, Jr., Realtor Member, Vice-Chair	2016

### Board Staff:

Christine McEntire, Director  
Eric Schoen, Administrative Officer  
Sherry Ainsworth, Legal Secretary

Please welcome **Sherry Ainsworth**, the Board's new legal secretary! Sherry comes to us from The Shelton Law Firm and brings with her ten years of legal experience. Sherry has been with us just a little more than a month and is already proving to be a great asset to the staff office.

### 2016 Board Chair and Committee Appointments

At its January 6, 2016 meeting, the Board voted to appoint Stephen C. Walton to serve as its Vice-Chairman for the calendar year 2016. Co-chair appointments were previously voted on for each of the three committees that serve the Board. Betty J. Cagle and Lee R. Caesar, Jr., will serve as co-chairs of the Education, Experience and Testing Committee; Shelley Pruitt and John P. Smithson will serve as co-chairs of the Legislation and Rules Committee. H.E. "Ted" Smith and James R. Artman will serve as co-chairs of the Standards and Disciplinary Procedures Committee. If you would like to review the entire roster for each committee, you will find it posted to the REAB website under Standing Committees.

**2015 Licensing Numbers**

**Total Appraiser Population:**

Trainees	82		
State Licensed	98		
Certified Residential	444	Non-Domestic Certified Residential	53
Certified General	445	Non-Domestic Certified General	214

**Applications for Upgrade:** **19**

State Licensed	5
State Licensed – AQB Compliant	1
Certified Residential	9
Certified General	4

Upgrade Applications Approved	14
Upgrade Applications Denied	0
Upgrade Applications Pending	5
Pass Approval Percentage	100%

**2015 Enforcement Numbers**

<b>Grievances Filed Against Appraisers:</b>	52	<b>Total Disciplinary Orders Issued:</b>	17
<b>Grievances Filed against AMCs:</b>	2	Corrective Education	9
Grievances Forwarded to Prosecution	32	Imposed Fines	5
Grievances Dismissed by PCC	5	Probation	5
Non Disciplinary Letters of Concern	4	Reimbursement of Costs	4
Corrective Education then Dismissal	3	Suspension	3
2015 Grievances Pending PCC Review	10	Prohibition against Supervising	2
		No Temporary Practice Permits	2
		Voluntary Surrender	1
		Downgrade	1
		Letter of Warning	1

### 7-Hour USPAP Update

Each appraiser is required to take the 7-Hour USPAP update on a two-year cycle. In Oklahoma it is an odd-year, even-year, cycle. This requirement is unrelated to your three-year continuing education requirement, although you will receive continuing education credit for the USPAP update and it will count towards your 42-hour total.

The current cycle is January 1, 2015 to December 31, 2016 and relates to the 2016-2017 USPAP. Regardless of when you last took the 7-Hour USPAP Update, you must complete this course no later than December 31, 2016. You MUST submit proof of completion, in the form of a course completion certificate, no later than close of business on December 31, 2016. If you do not take the course in a timely manner, or if you take the course and do not submit your certificate, you risk being fined or suspended. Do not rely on the education provider to submit your certificate. It is the appraiser's responsibility to submit the course completion certificate for this course.

Course announcements can be found on the Board's website at the following link:

[https://www.ok.gov/oid/documents/120415\\_Course%20Announcements.pdf](https://www.ok.gov/oid/documents/120415_Course%20Announcements.pdf)

These listings change frequently as providers are only required to give 7 days' notice of a course offering. Check back often.

The Appraiser County by County Map has been updated as of January 1, 2016. There is some minor improvement in some of our rural counties, while others remain problematic. You can view the map by clicking on this link:

[https://www.ok.gov/oid/documents/012615\\_ActiveAppraisersByCounty.pdf](https://www.ok.gov/oid/documents/012615_ActiveAppraisersByCounty.pdf)

### Uniform Standards of Professional Appraisal Practice Q&As

The *Uniform Standards of Professional Appraisal Practice* (USPAP) Q&As are issued by the Appraisal Standards Board (ASB) to provide guidance on USPAP questions raised by state regulators and the public. They illustrate the applicability of USPAP in specific situations and provide advice from the ASB for the resolution of appraisal issues and problems.

USPAP Q&As do not establish new standards or interpret existing standards and do not constitute a legal opinion of the ASB. The below link will take you directly to the current USPAP Q & As issued by the ASB:

[https://appraisalfoundation.org/imis/TAF/Standards/Appraisal\\_Standards/Q\\_As/TAF/USPAP\\_QAs.aspx?hkey=5a53a9a1-e299-4ad5-a477-7964dfd1fca6](https://appraisalfoundation.org/imis/TAF/Standards/Appraisal_Standards/Q_As/TAF/USPAP_QAs.aspx?hkey=5a53a9a1-e299-4ad5-a477-7964dfd1fca6)