



STATE OF OKLAHOMA
REAL ESTATE APPRAISER BOARD

OFFICIAL MINUTES

April 4, 2008
Date

189
Number

The Real Estate Appraiser Board, established pursuant to the provisions of the Oklahoma Certified Real Estate Appraisers Act, held its regularly scheduled meeting April 4, 2008 at 9:32 a.m. The Meeting was held in the Boardroom of the offices of the Oklahoma Insurance Department at 2401 Northwest 23rd Street, Suite 28, Oklahoma City, Oklahoma. In compliance with the Open Meeting Act, 25 O.S. § 301 et seq., the agenda for this meeting was posted in the main entrance to the offices of the Oklahoma Insurance Department on March 25, 2008 and was mailed or hand delivered to the offices of the Board members and posted to the REAB website on March 25, 2008. The agenda is attached as Exhibit A.

- I. **CALL TO ORDER.** Vice-Chairperson Lee R. Caesar, Jr. called the meeting to order at 9:32 a.m. The roll of Board members was called to establish a quorum.

Board members present were: Lee R. Caesar, Jr., Vice-Chairperson;
Patti L. Fisher;
James W. Hoyt;
Kim N. Allen;
Jana S. Barker; and
Joey H. Snyder, III;

Board members excused were: Kim Holland, Chairperson; and
P. Lane Wheeler

Based on the result of the roll call, a quorum was declared present by the Chair.

Others in attendance were: Rod Stirman, Director; Sandra LaVenue, attorney for Commissioner Kim Holland; Bryan Neal, Assistant Attorney General; Preston Draper, Assistant Attorney General; Shannon Phipps, Board Secretary and Christine McEntire, Board Legal Secretary. Others present were: Steve Cavin, Charles Ozan, Connie Burk, Daniel Gamino, Roy B. Black, Jerry Jones, Russell McIntosh, Ralph McIntosh, Charles Barnes, Brett Robinson, Patsy Spray, Mr. Spray, Sue Wycoff, Board Prosecutor and Steve McCaleb, Board Prosecutor.

- II. **READING AND APPROVAL OF MINUTES.** Mr. Hoyt moved that the reading of the minutes of the March 7, 2008 session be waived and approved as published as distributed. The Motion was seconded by Ms. Barker. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

Board member(s) excused were: Lane Wheeler

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

- III. **CHAIRPERSON'S REPORT.** The Chairperson offered no report.

VICE-CHAIRPERSON'S REPORT. The Vice-Chairperson offered no report.

Board member Lane Wheeler entered the room and was declared present.

DIRECTOR'S REPORT.

A. **Discussion and possible action regarding procedures to upgrade state licensed appraisers not qualified under AQB Criteria.** A Motion was made by Mr. Hoyt

and seconded by Ms. Fisher to issue an order concerning the upgrade of state licensed appraisers not qualified under AQB Criteria as listed in agenda item III, Director's Report A. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

B. Discussion and possible action regarding suspension of individuals for non-payment of annual fees. (Exhibit B) A Motion was made by Ms. Fisher and seconded by Mr. Allen to issue an order to suspend individuals listed in agenda item III, Director's Report B for non-payment of annual fees due by January 31, 2008. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

C. Discussion and possible action regarding approval of renewal applications due May 31, 2008 and authority to issue certificates. (Exhibit C) A Motion was made by Ms. Fisher and seconded by Mr. Allen to approve board staff to issue renewal certificates to the individuals listed in agenda item III, Director's Report C. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

IV. COMMITTEE REPORTS:

A. Standards and Disciplinary Procedures Committee. No Report.

B. Education, Experience and Testing Committee:

1. Discussion and possible action regarding recommendations from the committee meeting on March 18, 2008. (Exhibit D) A Motion was made by Mr. Hoyt and seconded by Ms. Fisher to approve the recommendations from the committee meeting on March 18, 2008 as presented in Agenda item IV B (1). The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.

THE MOTION WAS AGREED TO.

2. Discussion and possible action regarding approval of course submittals. (Exhibit E) A Motion was made by Mr. Hoyt and seconded by Mr. Snyder to approve the courses as presented in Agenda item IV B (2). The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

2(A) A Motion was made by Mr. Caesar and seconded by Mr. Hoyt to approve course submittals of four (4) hours Continuing Education for the individual listed in IV B 2 (A). The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	No
	Mr. Wheeler	No
	Mr. Hoyt	Yes
	Mr. Allen	No
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS FOUR VOTES IN THE AFFIRMATIVE AND THREE OPPOSED.
THE MOTION WAS AGREED TO.

3. Discussion and possible action regarding approval or disapproval of various applications received and authority to issue certificates. (Exhibit F) A Motion was made by Mr. Hoyt and seconded by Mr. Snyder to allow staff to be given authority to issue trainee certificates to the individuals listed in agenda item IV B 3 (A) with conditions as specified. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

3(B) A Motion was made by Mr. Hoyt and seconded by Ms. Barker to allow staff to be given authority to approve applications received and to issue certificates to the individuals listed in agenda item IV B 3 (B) with conditions as specified. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

3(C) A Motion was made by Mr. Hoyt and seconded by Ms. Fisher to allow staff to be given authority to approve reinstatement and to issue a certificate to the individual listed in agenda item IV B 3 (C) with conditions as specified. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	No
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND ONE OPPOSED.
THE MOTION WAS AGREED TO.

4. Discussion and possible action regarding approval or disapproval of experience documentation of applicant. (Exhibit G) A Motion was made by Ms. Barker and seconded by Mr. Hoyt to disapprove experience documentation of applicant. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

C. Legislation and Rules Committee. No report from the Committee.

Brett Robinson, Legislative Liaison reported to the Board concerning the status of pending State Legislation regarding licensure. A Motion was made by Mr. Hoyt and seconded by Ms. Fisher not to support legislation with conditions as specified. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

A Motion was made by Mr. Hoyt and seconded by Mr. Allen not to support State Legislation concerning providing appraisers with report formats. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

D. Probable Cause Committee.

1. Discussion and possible action regarding appointment of volunteers and/or committee members to assist Probable Cause Committee. A Motion was made by Mr. Hoyt and seconded by Ms. Fisher to appoint Board member Lane Wheeler, past Board member Tom Evans, Jeannette Snovel, James Artman and Bill Stephens to the Probable Cause Committee effective June, 2008. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

2. Discussion and possible action regarding standing operating procedures for the Probable Cause Committee. No Action.

3. Discussion and possible action regarding Probable Cause Committee disciplinary recommendations. The Probable Cause Committee did not meet and offers no report.

V. DISCUSSION AND POSSIBLE ACTION REGARDING ORDER TO APPEAR AND SHOW CAUSE IN THE MATTER OF PATSY SPRAY, COMPLAINT #05-056.

POSSIBLE EXECUTIVE SESSION AS AUTHORIZED BY 25 O.S. 2001 §307(B)(8), REGARDING THE ABOVE MATTER AND IN ORDER FOR THE BOARD TO DISCUSS LEGAL MATTERS RELATED TO THIS ACTION WITH ITS ATTORNEY.

Ms. Barker and Mr. Snyder recused themselves from consideration of Agenda Item V due to Probable Cause Committee conflicts. Mr. Allen recused himself due to geography.

At the request of Board counsel, a brief recess was had in order for counsel to confer.

The Chair declared the Board to be back in open session. The Chair ordered a roll call to establish a quorum.

Board members present were:

Jana S. Barker;
P. Lane Wheeler;
James W. Hoyt;
Kim N. Allen;
Joey H. Snyder, III;
Patti L. Fisher; and
Lee R. Caesar, Jr.

Based on the result of the roll call, a quorum was declared present by the Chair.

After a brief discussion with Board counsel, the Chair ordered this Agenda item to be tabled until the May 2, 2008 Board Meeting.

IX. DISCUSSION AND POSSIBLE ACTION REGARDING RECOMMENDATION OF DISCIPLINARY HEARING PANEL IN COMPLAINT #03-003, IN THE MATTER OF STEVE W. CAVIN, TO INCLUDE HEARING OF ORAL ARGUMENT AND ANY ASSOCIATED MOTIONS OR MATTERS.

POSSIBLE EXECUTIVE SESSION AS AUTHORIZED BY 25 O.S. 2001 §307(B)(8), REGARDING THE ABOVE MATTER AND IN ORDER FOR THE BOARD TO DISCUSS LEGAL MATTERS RELATED TO THIS ACTION WITH ITS ATTORNEY.

After oral argument by both Steve Cavin, and Board prosecutor, Steve McCaleb, a Motion was made by Ms. Fisher and seconded by Ms. Barker for the Board to enter Executive Session. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

The Chair declared the Board to be back in open session. The Chair ordered a roll call to establish a quorum.

Board members present were: Jana S. Barker;
 P. Lane Wheeler;
 James W. Hoyt;
 Kim N. Allen;
 Joey H. Snyder, III;
 Patti L. Fisher; and
 Lee R. Caesar, Jr.

Based on the result of the roll call, a quorum was declared present by the Chair.

Following a short discussion concerning Complaint #03-003. A Motion was made by Ms. Barker and seconded by Mr. Wheeler to adopt Hearing Panel Recommendations, amending to add Title 59: Section 858-717. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	No
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND ONE OPPOSED.
THE MOTION WAS AGREED TO.

VI. DISCUSSION AND POSSIBLE ACTION REGARDING ORDER TO APPEAR AND SHOW CAUSE IN THE MATTER OF RUSSELL S. MCINTOSH, COMPLAINT #05-001.

POSSIBLE EXECUTIVE SESSION AS AUTHORIZED BY 25 O.S. 2001 §307(B)(8), REGARDING THE ABOVE MATTER AND IN ORDER FOR THE BOARD TO DISCUSS LEGAL MATTERS RELATED TO THIS ACTION WITH ITS ATTORNEY.

Upon Calling Agenda Item VI, Mr. Snyder recused himself due to being a member of the Probable Cause Committee at the time Mr. McIntosh's Grievance first came before the Board. After brief oral argument by Russell McIntosh, and Board Prosecutor, Sue Wycoff, a Motion was made by Ms. Fisher and seconded by Ms. Barker to go into Executive Session.

The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

The Chair declared the Board to be back in open session. The Chair ordered a roll call to establish a quorum.

Board members present were: Jana S. Barker;
 P. Lane Wheeler;
 James W. Hoyt;
 Kim N. Allen;
 Patti L. Fisher; and
 Lee R. Caesar, Jr.

Based on the result of the roll call, a quorum was declared present by the Chair.

A Motion was made by Ms. Fisher and seconded by Ms. Barker to modify the recommendation of the Hearing Panel requiring a certificate of course completion for class 613 to be submitted to Board Staff no later than August 1, 2008 or the Appraiser's Credential will be suspended without further action by the Board. A \$250.00 fine is to be paid to the Real Estate Appraiser Board within thirty (30) days from the date of the Order. The Chair

ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	No
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS FIVE VOTES IN THE AFFIRMATIVE AND ONE OPPOSED.
THE MOTION WAS AGREED TO.

VII. DISCUSSION AND POSSIBLE ACTION REGARDING RECOMMENDATION OF DISCIPLINARY HEARING PANEL IN COMPLAINT #07-064, IN THE MATTER OF GREGORY K. WARD, TO INCLUDE HEARING OF ORAL ARGUMENT AND ANY ASSOCIATED MOTIONS OR MATTERS.

POSSIBLE EXECUTIVE SESSION AS AUTHORIZED BY 25 O.S. 2001 §307(B)(8), REGARDING THE ABOVE MATTER AND IN ORDER FOR THE BOARD TO DISCUSS LEGAL MATTERS RELATED TO THIS ACTION WITH ITS ATTORNEY.

Ms. Barker and Mr. Snyder recused themselves from consideration of Agenda Item VII due to Probable Cause Committee conflicts.

Following a short discussion concerning Complaint #07-064, Mr. Hoyt made a Motion to accept the Hearing Panel's Recommendations of a private reprimand. The Motion was seconded by Ms. Fisher. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS FIVE VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

VIII. DISCUSSION AND POSSIBLE ACTION REGARDING RECOMMENDATION OF DISCIPLINARY HEARING PANEL IN COMPLAINT #07-061, IN THE MATTER OF ROY B. BLACK, TO INCLUDE HEARING OF ORAL ARGUMENT AND ANY ASSOCIATED MOTIONS OR MATTERS.

POSSIBLE EXECUTIVE SESSION AS AUTHORIZED BY 25 O.S. 2001 §307(B)(8), REGARDING THE ABOVE MATTER AND IN ORDER FOR THE BOARD TO DISCUSS LEGAL MATTERS RELATED TO THIS ACTION WITH ITS ATTORNEY.

Mr. Caesar recused himself from consideration of Agenda Item VIII due to a probable cause committee conflict.

Following a discussion of the issues pertaining to 07-061 and the various Motions that had been filed, a Motion was made by Ms. Barker and seconded by Mr. Hoyt for the Board to go into Executive Session. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

The Chair declared the Board to be back in open session. The Chair ordered a roll call to establish a quorum.

Board members present were: Jana S. Barker;
P. Lane Wheeler;
James W. Hoyt;
Kim N. Allen;

Joey H. Snyder, III; and
Patti L. Fisher

Based on the result of the roll call, a quorum was declared present by the Chair.

The Board's Prosecutor's Motion to Strike Oral Argument was sustained, but will hear arguments related to the disciplinary recommendation of the Hearing Panel. The various Motions filed by Respondent's Counsel were denied as not appropriate for this forum. A Motion was made by Ms. Fisher to hear oral argument. The Motion was seconded by Ms. Barker. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

After hearing oral argument from the Board's Prosecutor, Stephen McCaleb, and counsel for the Respondent, Daniel Gamino, a Motion was brought by Ms. Fisher to go into Executive Session and was seconded by Ms. Barker.

The Chair declared the Board to be back in open session. The Chair ordered a roll call to establish a quorum.

Board members present were: Jana S. Barker;
P. Lane Wheeler;
James W. Hoyt;
Kim N. Allen;
Joey H. Snyder, III; and
Patti L. Fisher

Based on the result of the roll call, a quorum was declared present by the Chair.

Ms. Fisher made a motion to adopt the findings of fact and accept the Hearing Panel's Recommendations. The Motion was seconded by Mr. Hoyt. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes

THE RESULT WAS SIX VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

X. DISCUSSION AND POSSIBLE ACTION REGARDING FY 2009 CONTRACTS FOR PROFESSIONAL SERVICES WITH STEVE MCCALED AND SUE WYCOFF, AND EXERCISING OPTION OF ADDITIONAL YEAR WITH BRETT ROBINSON.

A Motion was made by Mr. Allen and seconded by Ms. Fisher to accept all FY 2009 contracts. The Chair ordered a roll call vote with the following results:

ROLL CALL VOTE:	Ms. Barker	Yes
	Mr. Wheeler	Yes
	Mr. Hoyt	Yes
	Mr. Allen	Yes
	Mr. Snyder	Yes
	Ms. Fisher	Yes
	Mr. Caesar	Yes

THE RESULT WAS SEVEN VOTES IN THE AFFIRMATIVE AND NONE OPPOSED.
THE MOTION WAS AGREED TO.

XI. NEW BUSINESS. No New Business.

XII. ADJOURNMENT.

Mr. Caesar made a motion for adjournment. The motion was seconded by Ms. Fisher. The Board adjourned by general consent.

OFFICIAL MINUTES.

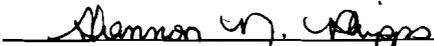
The action taken by the Oklahoma Real Estate Appraiser Board on the items for consideration after motion duly made and seconded has been noted herein and made a part of these minutes.

The Board caused the entire proceeding of the meeting, excepting any executive sessions, to be recorded on a digital audio recording device to be retained as a record in the office of the Board.

Exhibits are A through G.



LEE R. CAESAR JR., VICE-CHAIRPERSON
OKLAHOMA REAL ESTATE APPRAISER BOARD



SHANNON N. PHIPPS, BOARD SECRETARY
OKLAHOMA REAL ESTATE APPRAISER BOARD