

# Agency 053 - REAL PROPERTY APPRAISER BOARD

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## **STATUTORY AUTHORITY:**

Statutory Authority: §§76-2201-76-2250 established qualification requirements and ethic provisions for appraiser registration, licensure, and certification and created the Nebraska Real Estate Appraiser Board as an independent agency on January 1, 1991.

## **VISION:**

The vision of the Nebraska Real Property Appraiser Board is to develop and promote the delivery and management of information in order to provide an increasingly higher level of excellence among all real estate appraisers in respect to education, regulation, guidelines, and enforcement so that every appraisal prepared for every citizen of this state will be performed in compliance with the Uniform Standards of Professional Appraisal Practice (USPAP) and Nebraska law and rule by appraisers whose performance is subject to effective supervision. Our vision is to develop a profession that adheres to professional, as well as public, accountability.

## **MISSION AND PRINCIPLES:**

The mission of the agency is to enhance public trust by regulating and supervising appraisers in compliance with Nebraska law, Nebraska rules, and federal mandates for the benefit of citizens needing appraisals related to real property transactions in this state. The principles by which this agency is guided include a commitment to enforcement of strict ethical standards within the agency and in support and governance of the men and women who are regulated by the agency.

## **GOALS:**

The goals are as follows:

1. To recognize and enforce USPAP through appropriate disciplinary action.
2. Support all credentials in their quest for professionalism, encouraging and providing structured educational and experience opportunities for improving skills and knowledge.
3. Establish and maintain an appraiser regulatory agency which is in compliance with Title XI of the FIRREA Act of 1989.
4. To ensure that the Appraiser Act, §76-2201 through §77-2250, and Title 298 NAC are enforced.
5. To ensure that Title 298, Nebraska Administrative Code, Rules and Regulations are enforced.
6. To serve conscientiously and in good faith the credential holders of this state.

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## Financial Data

	FY08 Actual	FY09 Approp	FY10 Request	FY10 Recomm	FY11 Request	FY11 Recomm
<b>Operations Funding</b>						
General Fund	0	0	0	0	0	0
Cash Fund	294,521	297,325	309,595	278,056	314,657	282,423
Federal Fund	0	0	0	0	0	0
Revolving Fund	0	0	0	0	0	0
Other Fund	0	0	0	0	0	0
<b>Total Operations</b>	<b>294,521</b>	<b>297,325</b>	<b>309,595</b>	<b>278,056</b>	<b>314,657</b>	<b>282,423</b>
<b>Aid Funding</b>						
General Fund	0	0	0	0	0	0
Cash Fund	0	0	0	0	0	0
Federal Fund	0	0	0	0	0	0
Revolving Fund	0	0	0	0	0	0
Other Fund	0	0	0	0	0	0
<b>Total Aid Funding</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
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# Agency 053 - REAL PROPERTY APPRAISER BOARD

## Program 079 - APPRAISER LICENSING

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### **PROGRAM DESCRIPTION:**

Administer the operations of the agency.

Obligation by rule to furnish Uniform Standards of Professional Practice (USPAP), state statutes, and rules and regulations.

Nebraska Title 298 - Nebraska Administrative Code (NAC) Rules and Regulations, Chapter 2, Standards of Practice requires as follows: "A copy of such standards (USPAP) will be supplied with the issuance of each new registered, licensed, certified residential or certified general credential. Every real property appraiser shall comply with these rules and regulations."

By state statute and rule this office is obligated to supply a copy of the current statutes and rules and regulations as adopted in addition to USPAP.

### **PROGRAM OBJECTIVES:**

The objective is to assist in the commitment to enforcement of strict ethical standards within the agency and in support and governance of appraisers who are regulated by this agency.

### **PERFORMANCE MEASURES:**

Performance measures can be maintain to a certain degree by furnishing the most important element and basis to the development of an appraisal report that meets the minimum requirements of USPAP, state statute. and rule. The decrease in enforcement issues is a measure of performance.

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**Program 079 - APPRAISER LICENSING**

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