



APPRAISAL & APPRAISAL SERVICES FEES

Full Appraisals

GPRES2	Residential Single Family – w/ Interior Inspection	\$375
1004C	Manufactured Home Appraisal Report	\$375
GP 2-4	2-4 Units (Small Residential Income Property) Includes Operating Income Statement 216	\$675 - 2 Units / \$775 - 3 to 4 Units
GP Condo	Condo (Individual Condominium Unit Appraisal)	\$375
GP Land	Vacant Residential Lot	\$375

See below for notes on possible additional charges

Limited/Drive By Appraisals

GPRES2	Residential Single Family – w/ Drive-By Inspection	\$275
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Review Appraisals

2000	1-Unit Field Review	\$275
2006	Single Family Residential Desk Review	\$175

See below for notes on possible additional charges

Travel Fees — all forms may be subject to additional travel fees

El Dorado County	\$25-\$150	<i>No travel fee for El Dorado Hills or Cameron Park</i>
Yolo County	\$25-\$75	<i>No travel fees for West Sacramento</i>
Placer County	\$25-\$150	<i>No travel fees for Roseville, Rocklin or portions of Lincoln</i>
San Joaquin County	\$50-\$100	
Solano County	\$50-\$100	

Additional Forms & Services

Retrospective Appraisal	Call for Fee Quote
1007 Rent Schedule	\$75
216 Operating Income Statement	\$50
1007 & 216 Ordered together	\$100
Expert Witness Testimony*	\$125/HR (3 hour minimum - includes 1 hour drive time)

*Retainer fee of \$375 due prior to naming as expert witness. Appraisal fee is due at time of or prior to inspection. If appraisal is cancelled at any time prior to the delivery of the appraisal report, the client will be refunded the appraisal fee minus a \$200 inspection fee.
For a single family residence: If case settles (with notice given to appraiser) prior to 48 hours before trial, the retainer will be refunded in full. If settled within 48 hours or less than trial date ½ of the retainer (\$187.50) will be refunded.

Additional fees will apply for rural or acreage properties, larger homes (over 3000sf), custom homes and properties with uncommon construction styles.

All fees are subject to change without notice.

This fee schedule is a guide. It is not a contract to perform appraisals at any listed fee.

The above fees are for properties in the immediate Sacramento Area.

Please call for quotes in any property type or area not listed in this fee schedule. Discounts may apply for bulk orders, special cases or for properties previously appraised by Arctic Appraisals.