

FINDING AN APPRAISER

1. Visit our website: *appraiserboard.wv.gov*
 2. Select *Roster* from the headings at the top of the page
 3. Click on *Appraisers*
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The WVREALCB receives numerous requests from consumers asking how they can locate an appraiser to help them with their appraisal needs. While the WVREALCB cannot make recommendations for a specific appraiser, the information below can assist you in locating an appraiser that may service your location. The roster is organized by the county in which the appraiser's office is located and contains the names of all active appraisers in the respective county location. Keep in mind that many appraisers include multiple counties in their primary service areas. If there are no appraisers physically located in the county where you have an appraisal need, try contacting those in surrounding counties.

The list of appraisers can be narrowed down by looking at the appraiser's license type in relation to the type of property that you need appraised. There are three levels of licensure for appraisers in West Virginia. The appraiser's licensure level dictates the scope of practice that an individual appraiser may perform. Those license levels are as follows:

LR: Licensed Residential Real Estate Appraiser

A state licensed residential real estate appraiser is authorized to conduct appraisals of:

- Complex residential real estate of 1-4 units having a value of less than \$250,000;
- Non-complex residential real estate of 1-4 units having a value of less than \$1 million; and
- Non-residential real estate having a value of less than \$100,000.

CR: Certified Residential Real Estate Appraiser

A state certified residential real estate appraiser is authorized to conduct appraisals of:

- Residential real estate of 1-4 units without regard to value or complexity; and
- Non-residential real estate when the value is less than \$100,000.

CG: Certified General Real Estate Appraiser

A state certified general real estate appraiser is authorized to conduct appraisals of all types of real estate.

- Certified general real estate appraisers often specialize in commercial real estate, but many conduct appraisals of residential properties, as well. If your specific need is for the appraisal of a commercial property, you will most likely need the services of a Certified General Real Estate Appraiser.

When contacting appraisers, and you aren't sure what license level may be required, be sure to describe the property you need appraised, and the intended use of the appraisal. This will assist the appraiser in deciding whether the assignment will fall within the permitted scope of practice for their individual license.

Please note that the West Virginia Real Estate Appraiser Licensing and Certification Board will not provide any individual/company names or recommendations.