

Qualification Requirements

VA Fee Appraisers

- Must have and retain current residential appraiser licensure or certification issued by the State in which VA appraisals will be completed.
- An applicant must show to the satisfaction of the Secretary that his or her character, experience, and the type of work in which he or she has had experience for at least 5 years qualifies the applicant to competently appraise and value within a prescribed area the type of property to which the approval relates.
(38 CFR § 36.4342)
- Submit recommendations from other appraisers. (38 USC § 3731)
- There may be no conflict of interest between the applicant's employment and performance as a fee appraiser with VA.
- Employees of the Department of Housing and Urban Development (HUD), Federal National Mortgage Association (FNMA), Federal Home Loan Mortgage Corporation (FHLMC), or the Postal Service are ineligible.
- Local and State government employees may be designated but care must be taken that assignments to them will not result in a conflict of interest or the appearance of a conflict of interest.
- Field stations will perform a search through the Credit Alert Interactive Voice Response System (CAIVRS) to determine if the applicant has any outstanding delinquent debts to the Federal Government. If the applicant owes the Federal Government a delinquent debt, there must be evidence of payment in full of the debt, or evidence of an acceptable repayment plan and confirmation that the applicant executed a promissory note for the entire debt balance.
- By completing the application to become a VA fee appraiser (VA Form 26-6681) applicants are authorizing VA to obtain a credit report. (In item #19 of the VA Form 26-6681, preceding your list of Geographic Area(s) of Practice, enter "By signing below I agree that VA may obtain a copy of my credit report.")
- Written tests are not required. Field stations shall require a demonstration appraisal on a Freddie Mac Form 70 or Fannie Mae Form 1004 (Uniform Residential Appraisal Report). Prior to the demonstration appraisal, applicants will be furnished instructional or procedural material necessary to complete the appraisal. When feasible, the Regional Loan Center will assign the property to be appraised. The applicant must certify on the demonstration appraisal that he or she received no assistance from any other person(s) in completing the report.
- An individual may be designated to more than one fee roster geographic area provided he or she demonstrates the required experience or qualifications (geographic competency).