

QUALIFICATIONS OF THOMAS G. STEVENS, MAI, SRA

P.O. BOX 8287
MISSOULA, MONTANA 59807-8287

EXPERIENCE:

1971 – 1974 Vice-President, Pool Mortgage Company, Oklahoma City, Oklahoma. Full-time appraisal experience in all types of residential, commercial, and special purpose properties. Commercial loan production and placement, underwriting credit and analysis of commercial projects. Supervision of residential and commercial financing.

May 1974 – Appraiser, Stillwater Savings & Loan Assn., Stillwater, Oklahoma.
July 1976 Appraising all types of residential, commercial, and multi-family properties for the Association, or reviewing all appraisals for loan applications both from the home and branch offices. Responsibilities also included origination and servicing of all construction loan activities for the Association.

July 1976 – Vice-President, Chief Appraiser, Loan Manager, Stillwater Savings
December 1977 and Loan Association, Stillwater, Oklahoma. Included Appraising or reviewing all appraisals on residential, commercial, and multi-family properties for the Association. Also included all day-to-day supervision of the home office loan department and reviewing and underwriting all loan applications from both the home and branch offices, setting forth formal policies and procedures for the operation of the loan department.

December 1977 – Working under the supervision of C. Robert White, MAI, an
October 1978 independent real estate appraisal firm, appraising all types of residential, commercial, and special purpose properties throughout the State of Montana. Missoula, Montana.

October 1978 – Formed the firm White-Stevens, Ltd., Missoula, Montana.
August 1985 An independent real estate appraisal firm, appraising all types of residential, commercial, and special purpose properties throughout the State of Montana. The principals in the firm were C. Robert White, MAI, and Thomas G. Stevens, MAI.

August 1985 Firm restructured under the name of Stevens, Stuckey & Co.

December 1992 – Firm restructured under the name, Stevens & Co.

Present Stevens & Co. is a full service, independent real estate appraisal firm serving clients throughout the State of Montana.

Stevens & Co.
P.O. Box 8287
Missoula, Montana 59807-8287
Telephone: 406-721-5454
tom@stevenscompany.net

EDUCATION:

University of Montana, 1966 – 1970

B.S. Business Administration/Economics

A.I.R.E.A. (Now Appraisal Institute) Courses

Basic Real Estate Appraisal Principles and Practices
Capitalization Theory and Techniques
Case Studies in Real Estate Evaluation (1980, 1989)
Litigation Valuation
Real Estate Investment Analysis
Advanced Income Capitalization
Valuation of Conservation Easements

Society of Real Estate Appraisers (Now Appraisal Institute)

Narrative Report – Writing Seminar, R-2 Examination

Mortgage Bankers Association of America

Course 1, Basic Principles
Course 2, Income Property Financing

Professional Memberships

Appraisal Institute – Awarded membership by earning the SRA Designation in 1979
Awarded membership by earning the MAI Designation in 1980

Certified General Appraiser – State of Montana with Certification #151

Current Seminars

Valuation of Buildings for Insurance Purposes
Highest and Best Use
Litigation Valuation
Feasibility, Market Analysis, Investment Timing & Option Value
Standards of Professional Practice
Computer Applications – Income Feasibility Studies
Professionals Guide to the URAR
Residential Sales Comparison Approach
The Appraiser as an Expert Witness
Appraising Convenience Stores
National USPAP Update
Appraisal Review – General
Litigation Skills for the Appraiser
Hotel/Motel Valuation and Investment Seminar
Environmental Considerations in Real Property Valuation
Understanding Limited Scope Appraisals
Appraisal Curriculum Overview
Partial Interest Valuation, Divided
Partial Interest Valuation, Undivided
Data Confirmation and Verification Methods
Uniform Standards for Federal Land Acquisitions
Effective Appraisal Writing
Subdivision Valuation
Appraising From Blueprints and Specifications
Business Practices and Ethics
Analyzing Commercial Lease Clauses
Condominium, Co-ops, and Planned Unit Developments
30 Specialized Appraisal Issues
Advanced Income Capitalization
Small Hotel/Motel Valuation
Appraisal of Wineries & Vineyards
The Appraiser as an Expert Witness
Appraisal Review – Commercial
The Valuation of Conservation Easements
Fundamentals of Separating Real Property, Personal Property and Intangible Business Assets

EDUCATIONAL CERTIFICATION:

The Appraisal Institute conducts a voluntary program of continuing education for its designated members. MAIs and SRAs who meet the minimum standards of this program are awarded periodic educational certification. Thomas G. Stevens, MAI, SRA

has completed the requirements under the continuing education program of the Appraisal Institute.

I received a Certificate of Completion for the Valuation of Conservation Easements certificate program December 28, 2010, as offered by the American Society of Appraisers, the American Society of Farm Managers and Rural Appraisers and the Appraisal Institute and endorsed by the Land Trust Alliance. This certificate indicates that I have completed the Valuation of Conservation Easements educational requirements and passed the examination.

GENERAL:

- 1978 Elected to Residential Membership, American Institute of Real Estate Appraisers, receiving the RM Designation (Now Appraisal Institute).
- 1979 Elected as a Senior Residential Appraiser, Society of Real Estate Appraisers, receiving the SRA Designation (Now Appraisal Institute).
- 1980 Elected to Membership, American Institute of Real Estate Appraisers, receiving the MAI Designation (Now Appraisal Institute).
- 1982-83 Secretary-Treasurer, American Institute of Real Estate Appraisers, Chapter #50.
- 1992 Montana Certified General Real Property Appraiser, Certificate No. 151.
- 2011 Appointed by Governor Brian Schweitzer to a 3-year term on the State of Montana regulatory Board of Real Estate Appraisers. Served as Chairman all three years.
- 2014 Re-Appointed by Governor Steve Bullock for an additional 3-year term on the State of Montana regulatory Board of Real Estate Appraisers. Served all three years as Chairman
- 2017 Re-Appointed by Governor Steve Bullock for an additional 3-year term on the State of Montana regulatory Board of Real Estate Appraisers. Served all three years as Chairman