

**APPRAISAL ASSOCIATES**  
P.O. Box 8970 – Tyler, TX 75711  
903/561-3200 – 903/581-1039 FAX  
[pbarrett@appraisal-associates.com](mailto:pbarrett@appraisal-associates.com)

**QUALIFICATIONS OF THE APPRAISER**

**Philip C. Barrett**  
**State Certified - Residential Real Estate Appraiser**  
**TX-1320949-R**  
**Approved FHA and VA Appraiser**

**Education:**

**College:** University of Texas at Tyler, Tyler, Texas  
B.B.A. Degree, Accounting, Graduated May, 1982

**Continuing Education:**

FHA Appraiser Examination, Passed, 9/24/99  
USPAP Update Course, April 2006  
USPAP Update Course, April 2010  
USPAP Update Course, April 2012  
USPAP Update Course, February 2014  
USPAP Update Course, February 2015

**Seminars:**

Property Construction and Inspection, November 2006  
Reviewing and Underwriting Residential Appraisals, April 2008  
A Bankers Perspective on the Loan and Appraisal Process, April 2008  
Understanding and Testing DCF Valuation Models, September 2008  
Analyzing Distressed Real Estate, September 2008  
Introduction to FHA Appraising, March 2008  
The New Residential Market Conditions Form, March 2009  
What Every Appraiser Should Know, April 2010  
A Bankers Perspective on East Texas Real Estate Trends, April 2010  
Online Valuation of Green Residential Properties, January 2011  
Residential Challenge: Declining Market & Sales Concessions, January 2011  
The Uniform Appraisal Dataset, August 2011  
Online Business Practices and Ethics, March 2012  
Online Appraisal Curriculum Overview – Residential, March 2012  
Commercial Trends in East Texas, April 2012  
Expanding the R. E. Market in East Texas, April 2014  
Unraveling the Mystery of Fannie Mae Appraisal Guidelines, April 2014  
Appraisal of Single Residential New Construction, Oct. 2014  
Expanding the Real Estate Market in East Texas, Feb. 2015  
Unraveling the Mysteries of Fannie Mae Appraisal Guideline, Feb. 2015  
FHA SFR Appraising, August 2015  
Public Records, Square Footage and the Real Estate Appraiser, August 2016  
Comprehensive Square Foot Calculations, Feb 2017

**Experience:**

July 1988 - Present  
Fee Appraiser for Appraisal Associates; Residential and other properties upon assignment  
February 1987 - July 1988  
Residential & Commercial Real Estate Sales; Meadows & Company, Tyler, Texas  
June 1985 - October 1986  
Credit Analyst & Internal Appraiser; First City National Bank; Tyler, Texas  
August 1983 - June 1985  
Staff Accountant; Richard H. Barrett III, CPA, Tyler, Texas

**Association Memberships:**

Licensed Texas Real Estate Agent (July, 1984, to present)  
Greater Tyler Association of Realtors (Grievance Committee Member)  
Texas Association of Realtors  
National Association of Realtors

*You may wish to laminate the pocket identification card to preserve it.*

PHILIP C BARRETT  
2003 PATRIDGE ST STE B  
TYLER, TX 75701

The person named on the reverse is licensed by the Texas Appraiser Licensing and Certification Board.

Inquiry as to the status of this license may be made to:

Texas Appraiser Licensing and Certification Board  
P.O. Box 12188  
Austin, Tx 78711-2188  
[www.talcb.texas.gov](http://www.talcb.texas.gov)  
(512) 936-3001  
Fax: (512) 936-3899

**Texas Appraiser Licensing and Certification Board**

P.O. Box 12188 Austin, Texas 78711-2188

**Certified Residential Real Estate Appraiser**

Number#: **TX 1320949 R**

Issued: **03/16/2017**

Expires: **05/31/2019**

Appraiser: **PHILIP C BARRETT**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Texas Occupations Code, Chapter 1103, is authorized to use this title, Certified Residential Real Estate Appraiser.

  
Douglas E. Oldmixon  
Commissioner

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