



Barbara Minyard

Appraisal Program Director

Gold Coast's appraisal program provides Florida's leading appraisal education for individuals seeking to start their appraisal careers, as well as those needing to renew an existing license. We offer courses that not only meet the state requirements but also contain practical and relevant information related to what appraisers experience out in the field.

Our professional instructors are passionate about your success and understand the importance of building your knowledge by coupling the course material with real-world examples. This will provide you with experience that will help you achieve success beyond our classroom.

Your Appraisal Career

Appraisals are extremely important during all real estate transactions, thereby creating excellent career opportunities for those who are working in the industry. As a real estate appraiser, you are trained to provide objective, impartial, and unbiased opinions about the value of real property.

Our appraisal program is designed to teach you the skills needed to succeed out in the field so that you can generate income by providing properly formatted and accurate appraisal reports.

License Requirements

The following are the basic licensing requirements for trainee and state certified appraisers. More detail is provided on the pages that follow or please visit the DBPR Web site at myfloridalicense.com

- 1 Start your appraisal career as a trainee appraiser:**
 - Must be at least 18 years old and have a high school diploma.
 - Complete 100 hours of approved trainee qualifying courses.
 - Submit a state application.
- 2 Becoming a state certified residential appraiser:**
 - Have a bachelor's degree from an accredited university.
 - Have at least 2,500 hours of appraisal experience.
 - Complete 200 hours of approved certified residential appraisal education.
 - Submit a state application.
 - Pass the residential national exam and the Florida supplemental exam.

Contact our helpful Career Counselors at 1-800-732-9140 with any questions regarding how to get started with your appraisal career.

The reasons to choose Gold Coast Schools

- 1 You receive education from the best instructors in the appraisal industry.**
 - Our industry experienced instructors will teach you how to be a successful appraiser.
- 2 Your tuition is valid for 1 year.**
 - Gold Coast does not believe in charging retake fees.
 - This policy is designed to show that we stand behind your success from start to finish.
- 3 We help you find employment upon completion.**
 - We put you in contact with top appraisal companies that strive to hire Gold Coast graduates.
 - Visit the Career Opportunities section of the Gold Coast Website at www.GoldCoastSchools.com.

Trainee Appraiser Pre-Licensing Courses

The first step to starting a successful appraisal career is with the trainee appraiser license. Our courses are taught by professional instructors who are dedicated to your success.

We have designed our trainee educational package to help you save hundreds of dollars and complete the full course requirements in less than 3 weeks.

30-Hour Basic Appraisal Principles • \$399

This course provides an overview of real property concepts and characteristics, legal consideration, value influences, real estate finance, types of value, economic principles, real estate markets and analysis, and ethics in appraisal practice.

4 Days | Mon-Wed 9:00am-6:15pm
Thurs 9:00am-11:15am

BROWARD

Jan 15	Jun 4	Dec 3
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30-Hour Basic Appraisal Procedures • \$399

This is a pre-certification course for the trainee applicant that provides an overview of real estate appraisal approaches to valuation procedures. Through theory, case studies, and examples, the course offers practical application of appraisal procedures. Students must have a financial calculator. HP 17bII+ is demonstrated in class.

4 Days | Mon-Wed 9:00am-6:15pm
Thurs 9:00am-11:15am

BROWARD

Jan 22	Jun 11	Dec 10
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15-Hour State of Florida Law & Appraisers • \$299

This course covers the required minimum 3 hours of Florida law, rules, and regulation and 3 hours of roles and rules of the supervisor and trainee appraiser that pertain to the practice of appraisal. Also included is a case study of an appraisal that went through the FREAB complaint process showing violations of Florida Law, rules, and/or USPAP.

2 Days | Thurs 12:00pm-6:00pm
Fri 9:00am-6:00pm

BROWARD

Jan 18	Jun 7	Dec 6
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15-Hour Residential Report Writing • \$299

This is a pre-certification course for the trainee and state certified residential applicant that introduces how to use the various residential forms and reports for the appraisal.

2 Days | Thurs 12:00pm-6:00pm
Fri 9:00am-6:00pm

BROWARD

Jan 25	Jun 14	Dec 13
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15-Hour USPAP National Course • \$299*

This course is designed to comply with the Uniform Standards of Professional Appraisal Practice (USPAP) requirements for all appraisers and it highlights the role of the competent appraiser. Participants will learn how requirements of USPAP affect their appraisal businesses. These courses are taught by AQB Certified Instructors.

2 Days | Mon-Tues 9:00am-5:30pm

BROWARD

Jan 29	Jun 18	Dec 17
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*Special Note: Course tuition includes the USPAP student manual 2016-2017, which should be reviewed prior to class. Tuition does NOT include the USPAP 2018-2019 edition, which is also REQUIRED for class. Students may bring their own copy or purchase one from Gold Coast for \$75 plus tax.



Available Online! Visit www.GoldCoastSchools.com

Classroom Package for Trainee Appraisers

105-Hour Trainee Appraisal Package

This package includes all courses needed to obtain your appraisal trainee license

- 30-Hour Basic Appraisal Principles
- 15-Hour State of Florida Law & Appraisers
- 30-Hour Basic Appraisal Procedures
- 15-Hour Residential Report Writing
- 15-Hour USPAP National Course

Individually priced, the appraisal trainee courses total \$1,695. With our complete trainee package, your tuition investment is reduced to **\$1,395!**

Save \$300

Continuing Education Package for Trainees

Trainee appraisers must complete 30 hours of continuing education every renewal period. Gold Coast offers a package that combines continuing education and pre-certified courses.

The continuing education requirement must include the 7-Hour USPAP and 3-Hour State Law Update, as well as a total of 20 FREAB CE hours of Pre-Certified courses (listed on page 24).

30-hour Classroom Continuing Education Package for Only \$499! (Save \$128!)

The package includes these courses:

- 7-Hour USPAP National Course
- 3-Hour State Law Update
- 30-Hour Residential Sales Comparison and Income Applications Course (valid for 20-hrs of FREAB CE)



Certified Residential Appraiser

State certified residential appraisers must complete at least 200 hours of approved appraisal education, have at least 2,500 hours of experience (as defined by state law), have a bachelor's degree or higher from an accredited university, and pass the residential national and the Florida supplemental exams.

Law changes now require a bachelor's degree for all Certified Residential Appraiser applicants after January 1, 2015. No semester hours will be accepted in lieu of a bachelor's degree.

15-Hour Advanced Residential Applications & Case Studies Course (Includes 15hrs of FREAB CE) • \$299

This is a pre-certification course for the state certified residential applicant and can be used for part of the post-license requirements for trainee appraisers. With the aid of case studies, students will develop and apply the techniques for market analysis.

2 Days | Mon-Tues 9:00am-5:00pm

BROWARD

Mar 12

Aug 6

15-Hour Statistics, Modeling, & Finance Course (Includes 15hrs of FREAB CE) • \$299

This is a pre-certification course for the state certified residential applicant and can be used for part of the post-license requirements for the trainee appraiser. This course includes the use, theory, and practice of statistics; real estate finance; and valuation modeling for today's residential appraiser.

2 Days | Mon-Tues 9:00am-5:00pm

BROWARD

Feb 12

May 14

20-Hour Mastering Unique Properties Course (Includes 17hrs of FREAB CE) • \$349

This is a pre-certification course for the state certified residential applicant and can be used for part of the post-license requirements for trainee appraisers. The property types discussed include mixed use, income producing, unusual, and one of a kind properties.

3 Days | Mon-Tues 9:00am-4:30pm
Wed 9:00am-2:00pm

BROWARD

Feb 19

May 21

15-Hour Residential Site Valuation & Cost Approach Course (Includes 15hrs of FREAB CE) • \$299

This is a pre-certification course for the state certified residential applicant and can be used for part of the post-license requirements for trainee appraisers. The course discusses the theory and application of site valuation techniques as well as the cost approach through theory and hands-on examples.

2 Days | Mon-Tues 9:00am-5:00pm

BROWARD

Apr 23

Oct 8

15-Hour Market Analysis & Highest and Best Use Course (Includes 15hrs of FREAB CE) • \$299

This is a pre-certification course for the state certified residential applicant and can be used for part of the post-license requirements for trainee appraisers. The course discusses the theory and application of market analysis and the difficult but necessary highest and best use application.

2 Days | Wed-Thurs 9:00am-5:00pm

BROWARD

Feb 14

May 16

30-Hour Residential Sales Comparison and Income Applications Course (Includes 20hrs of FREAB CE) • \$399

This is a pre-certification course for the state certified residential applicant and can be used for part of the post-license requirements for trainee appraisers. With the aid of case studies, students will develop and apply techniques.

4 Days | Mon-Thurs 9:00am-4:30pm

BROWARD

Apr 9

Aug 20

15-Hour Residential Report Writing (Includes 15hrs of FREAB CE) • \$299

This is a pre-certification course for the trainee and state certified residential applicant that introduces how to use the various residential forms and reports for the appraisal.

2 Days | Thurs 12:00pm-6:00pm | Fri 9:00am-6:00pm

BROWARD

Jan 25

Jun 14

Dec 13



Available Online! Visit www.GoldCoastSchools.com

Gold Coast offers the online Real Estate Appraisal Compucram® Exam Prep Course

Compucram® is designed for the most current version of the AQB National Uniform Licensed and Certified Residential Appraiser exams.

Compucram® integrates vocabulary tools, practice testing, and comprehensive simulated exams into an "all-in-one" solution.

For more information, visit us on the Web at <http://GoldCoast.FastClass.com> or call us at 1-800-732-9140.

Note: A financial calculator is required for these courses. The HP 17bII+ is demonstrated in class. Also, students are strongly encouraged to pick up the course material in advance and read the textbooks prior to class.

Classroom Packages for Certified Residential Appraisers

65-Hour Certified Residential Package • \$850

This package is for Trainees that completed the 40-Hour post-licensing education.

The package includes the following courses:

- 20-Hour Mastering Unique Properties
- 30-Hour Residential Sales Comparison and Income Applications
- 15 hours of your choice of the Pre-Certified courses listed above



95-Hour Certified Residential Package • \$1345

This package is for Trainees that did NOT complete the no longer required 40-Hour post-licensing education.

The package includes the following courses:

- 20-Hour Mastering Unique Properties
- 30-Hour Residential Sales Comparison and Income Applications
- 45 hours of your choice of the Pre-Certified courses listed above

Call Us Today! 1-800-732-9140

Continuing Education

All trainee, licensed, and certified appraisers must complete 30 hours of CE by November 30, 2018. Gold Coast makes it easy to keep your license active with convenient classroom and online continuing education courses that are state approved and provide real world knowledge.

Classroom CE: Simply complete all 5 courses listed below in order to fulfill the 30-hour requirement.

Online CE: Complete your entire CE online. Visit the appraisal section on our Web site at www.GoldCoastSchools.com for a list of courses.

Continuing Education Classroom Packages

30-Hour Continuing Education Package • \$399 (Save \$276)

This package is for all appraiser and fulfills the 30 hours of required 2018 continuing education courses.

The package includes the following courses:

- 7-Hour USPAP Update
- 3-Hour Florida State Law Update
- 5-Hour Back 2 Basics Course
- 8-Hour Neighborhood and Market Analysis Course
- 7-Hour Appraiser vs Form Filler Course

40-Hour Trainee to Certified Continuing Education Package • \$499 (Save \$128)

This option is for Trainee Appraisers who want to complete the required 30 hours of CE while obtaining additional credit towards the education requirement to become a Certified Appraiser.

The package includes these courses:

- 7-Hour USPAP National Course
- 3-Hour State Law Update
- 30-Hour Residential Sales Comparison and Income Applications Course (valid for 20-hrs of FREAB CE)

7-Hour USPAP Update • \$149

Appraisal Foundation's National Uniform Standards of Professional Appraisal Practice (USPAP) update course focuses on recent changes to USPAP requirements for ethical behavior and competent performance by appraisers. It also includes information to clarify some commonly misunderstood aspects of USPAP. This course is taught by state certified appraisers who are also AQB certified instructors.

The USPAP 2018-2019 edition is required for class; however, your tuition does not include the cost. You may bring your own copy or purchase one from Gold Coast for an additional \$75, plus tax.

1 Day | Mon 9:00am-4:30pm

DORAL	NORTH DADE	BROWARD	BOCA RATON	LANTANA
Jul 23	Sept 10	Mar 19	Sept 24	Jul 9
Oct 1		Jun 25	Nov 26	Nov 12
Nov 5		Jul 28*		Oct 15

3-Hour State Law Update • \$79

Every year changes are made to F.S. 475, Part II and the Florida Real Estate Appraisal Board (FREAB) Rules. This course is designed to fulfill the state requirements to maintain your license or to take The Florida State Certification exams. This course is also required for post-licensing and/or continuing education for license renewal.

1 Day | Tue 9:00am-4:30pm

DORAL	NORTH DADE	BROWARD	BOCA RATON	LANTANA
Jul 24	Sept 11	Mar 20	Sept 25	Jul 10
Oct 2		Jun 26	Nov 27	Nov 13
Nov 6		Jul 29*		Oct 16

Back 2 Basics 5-Hour Course • \$129

Test your knowledge of basic principles of real estate appraising. A summary of the basic methods, principles, and procedures that are used by appraisers will be covered.

1 Day | Tue 9:00am-4:30pm

DORAL	NORTH DADE	BROWARD	BOCA RATON	LANTANA
Jul 24	Sept 11	Mar 20	Sept 25	Jul 10
Oct 2		Jun 26	Nov 27	Nov 13
Nov 6		Jul 29*		Oct 16

Neighborhood and Market Analysis 8-Hour Course • \$169

Is it a market analysis or neighborhood analysis that Fannie Mae really wants? This course will analyze the difference between the two. Fun facts, history, and future plans of South Florida Cities will be covered through discussions, stories, and short clips.

1 Day | Wed 9:00am-4:30pm

DORAL	NORTH DADE	BROWARD	BOCA RATON	LANTANA
Jul 25	Sept 12	Mar 21	Sept 26	Jul 11
Oct 3		Jun 27	Nov 28	Nov 14
Nov 7		Aug 4*		Oct 17

Appraiser vs Form Filler 7-Hour Course • \$149

This course will cover the importance of writing a persuasive report. This is an interactive course using case studies and your peer opinions. The Scope of Work Rule, Advisory Opinions, valuation advisories, and information on gathering, analyzing, and verifying data will be discussed.

1 Day | Thurs 9:00am-4:30pm

DORAL	NORTH DADE	BROWARD	BOCA RATON	LANTANA
Jul 26	Sept 13	Mar 22	Sept 27	Jul 12
Oct 4		Jun 28	Nov 29	Nov 15
Nov 8		Aug 5*		Oct 18

* Weekend Classes | Two Consecutive Sat & Sun



Available Online! Visit www.GoldCoastSchools.com