

**PROFESSIONAL QUALIFICATIONS OF
JESSICA KLAUDER**

Real Estate Appraiser & Consultant

Molinari & Associates, P.C.
Harrison Professional Building
14 Harrison Street, Suite 202
Woodbury, New Jersey 08096-5905
(856) 853-7622 ~ Fax (856) 853-7627

Jessica Klauder resides in Marlton, New Jersey and has been appraising real estate since 2010. She is a NJ Certified General Real Estate Appraiser and has appraised various types of properties including: single and multi-family, commercial, mixed-use, industrial, woodland, and farm land, including both preserved and unreserved land.

EDUCATIONAL BACKGROUND:

Bachelor of Science – Hotel and Restaurant Management
East Stroudsburg University of Pennsylvania, East Stroudsburg, PA

APPRAISAL COURSES SUCCESSFULLY COMPLETED (Appraisal Institute):

Basic Appraisal Principles – 30 hours
Basic Appraisal Procedures – 30 hours
Uniform Standards of Professional Appraisal Practice – 15 hours
Residential Market Analysis and Highest & Best Use – 15 hours
Residential Report Writing and Case Studies – 15 hours
Residential Site Valuation & Cost Approach – 15 hours
Residential Sales Comparison & Income Approach – 30 hours
Real Estate Finance Statistics and Valuation Modeling – 15 hours
General Appraisal Market Analysis and Highest and Best Use – 30 hours
General Appraisal Sales Comparison Approach – 30 hours
General Appraisal Income Approach, Part 1 – 30 hours
General Appraisal Income Approach, Part 2 – 30 hours
General Appraisal Site Valuation & Cost Approach – 30 hours
General Appraisal Report Writing & Case Studies – 30 hours
Advanced Market Analysis and Highest and Best Use – 35 hours
Advanced Income Capitalization – 35 hours
Advanced Concepts and Case Studies – 35 hours
Quantitative Analysis – 35 hours

CONTINUING EDUCATION SEMINARS ATTENDED (2 to 7 hours each):

Business Practices and Ethics 2010
Real Estate Market Overview
Farmland Assessment and Local Agriculture
The Uniform Appraisal Dataset from Fannie Mae and Freddie Mac
Assessor's and Appraisers in Today's Market
USPAP Update 2015
USPAP Update 2017
New Jersey Appraisal Laws and Regulations 2017
USPAP Update 2019
New Jersey Appraisal Laws and Regulations 2019
Business Practices and Ethics 2020

continued...

MEMBERSHIPS, LICENSES, PROFESSIONAL, AND SERVICE AFFILIATIONS:

New Jersey Certified General Real Estate Appraiser #42RG00236200

Candidate for Designation of the Appraisal Institute

TYPES OF PROPERTY APPRAISED:

Single and multi-family residential, detached and attached, condominium, vacant building lots, commercial properties, industrial properties, woodland, wetland, agricultural properties and preserved land.

ASSIGNMENTS INCLUDE:

Current market value and retrospective market value for financing, PMI reduction, foreclosure, collateral decisions, settling estates, private sales and purchases, insurance claims, divorce proceedings, employee relocation, litigation matters, tax appeals, conservation easements.