



Submit by E-mail

Local Knowledge ... Nationwide

Guaranteed Fee Quote (GFQ)

Appraising complex properties may cost a little more due to increased time in inspecting the property and finding and analyzing comparable sales.

Complex Assignment - is the property Atypical for its area? Yes No
Indicators of a complex assignment can include properties with:

- * Large square footage
- * Unusual construction or amenities (Solar, green or log home, indoor pool, etc.)
- * Additional outbuildings capable of separate use or that generate income
- * Gated community, in the mountains, near or on water, or other location that is not easily accessible
- * Significant deferred maintenance or requires replacement or repair of physical curable items, e.g., roof peeling paint, settlement or major cracks in foundation walls.
- * Larger land size (Typically more than 5 acres)
- * Atypical property ownership-e.g., a cooperative in an area where that type of ownership is not prevalent.

Brief Description

Rural Location - is the neighborhood considered rural ? Yes No
The definition of rural will vary, but for this purpose the property is located in an area that is sparsely occupied such that there are not many comparable sales or availability of appraisers.

Brief Description

Rental Property Yes No
For a single family non-owner occupied property determine if your loan programs require the 1007 rental comparison and/or the 216 Operating and Income expense form and add appropriate fees.

IRR-Residential Guaranteed Appraisal Fee Quote

Once it's determined that the property to be appraised is either Complex or Rural, you can obtain a Guaranteed appraisal fee quote prior to completing the GFE.

Forward this completed form to IRR-Residential by clicking the "Send by E-mail" box in the upper right corner. All quotes will be returned in writing and locked in for 10 days from quote.

IRR-Residential will GUARANTEE our written appraisal price quotes.

Property Address	<input type="text"/>		
Lender Name	<input type="text"/>		
Lender Contact Name	<input type="text"/>	Lender Phone #	<input type="text"/>
Return E-Mail	<input type="text"/>	Date & Time Ordered	<input type="text"/>

For IRR-Residential Use Only:

IRR Agent:	<input type="text"/>	Date & Time Quoted	<input type="text"/>
		Fee Quoted	<input type="text"/>

For assistance: Call 866-538-8933
Form can be printed and Faxed to 913-261-1811
Form can also be e-mailed directly to Allorders@irr-residential.com