



Flax Appraisals, LLC

1111 East Putnam Ave. Ste. 300, Riverside, CT 06878

Ph (203)698-8800 Fax (203)409-6017

Em: info@flaxappraisals.com

Coverage

All of Connecticut & New Jersey, NY Counties: Westchester, Rockland, Dutchess, Putnam, Orange

Bronx, Brooklyn, Kings, Queens, Richmond, Nassau, Suffolk & Manhattan

Fee Schedule

| <i>Property / Assignment Type</i> | <i>Complexity</i> | <i>Range*</i> | <i>Price</i> |
|---|-------------------|-------------------------|--------------|
| Single (SFR), Condo, Co-op | Standard | Up to \$499,999 | \$325 |
| | Medium | \$500,000-\$999,999 | \$425 |
| | Complex | \$1,000,000-\$1,499,999 | \$525 |
| | Very Complex | \$1,500,000-\$1,999,999 | \$625 |
| | Ultra Complex | \$2,000,000 & Up | Quote |
| 2-4 Family (Multi w/ 1007&216) | Standard | Up to \$499,999 | \$475 |
| | Medium | \$500,000-\$999,999 | \$575+ |
| | Complex | \$1,000,000 & Up | Quote |
| Exterior Only Products | ALL | -- | Less \$50 |
| FHA Single (SFR), Condo, Co-op | ALL | -- | Add \$75 |
| FHA 2-4 Family (Multi w/ 1007/216) | ALL | -- | Add \$75 |
| Field Review | Standard | -- | \$250+ |
| Retro-Field Review | Standard | -- | \$300+ |
| Recertification/Appraisal Update | Standard | -- | \$200 |
| Final/Draw Inspection (1004D, 442) | Standard | -- | \$175 |

Appraisal fees are not contingent upon reaching a predetermined value or a range of value. Our fees are not set from a value rather they are based on assignment complexity. However, in many instances value and complexity are directly related. For your reference, we have provided a typical range next to each complexity level. While the range is accurate in most cases, this should only be used as an aid in the estimation of a fee when obtaining a fee estimate from our office is not possible. To provide a precise fee our staff will perform the appropriate research on the property to determine the level of complexity. Please contact us for further clarification or email us info@flaxappraisals.com with the property details and one of our staff will provide you with a fee promptly.