



PROFESSIONAL QUALIFICATIONS

JAMES E. WILSON, III, MRICS

James E. Wilson has been a resident of South Florida since 1976. His education includes a Bachelor of Science in Business Administration with a Major in Economics from the University of Florida, 1987-1991. His experience in the real estate industry began in early 1992 as a residential real estate appraiser in Pompano Beach, Florida. He appraised a wide variety of single and multi-family residential properties in Dade, Broward, and Palm Beach counties over a two-year period. In the search of advancement and challenge, James Wilson moved to the City of Key West, Monroe County, Florida in order to obtain experience and practice commercial real estate appraisal valuation techniques in a demanding and somewhat unique market area. Over the past 22 years James has been exposed to a wide-range of appraisal projects, including highest and best use studies, complex property appraisals, and wetland and environmentally sensitive valuations including transferrable development rights. His appraisal experience includes financial and investment analysis, appraisal review, feasibility and planning analysis, as well as market research and analysis. James Wilson is a State Certified General Real Estate Appraiser (licensed to perform residential and commercial appraisals) and a General Associate Member of the Appraisal Institute. He is a member of RICS (Royal Institution of Chartered Surveyors), which is an international member organization for professionals in property, land, real estate, construction and related environmental issues. Jim is past President of the Key West Gator Club, 2013/2014 President of the Sunset Key West Rotary Club, member of Class VII Leadership Monroe, 2012 President of the Key West Chamber of Commerce, and has been elected to serve on the Board of Directors of the Key West Chamber of Commerce. Jim is still an active member on the Board of Directors for the Key West Chamber of Commerce.

Education:

SOUTH BROWARD HIGH SCHOOL, Hollywood, FL, 1987.

UNIVERSITY OF FLORIDA, Gainesville, Florida - Bachelor of Science in Business Administration - Major in Economics, 1987-1991.

APPRAISAL INSTITUTE

Appraisal Reporting of Complex Residential Properties, October, 1993.

Persuasive Style in Narrative Appraisal Reports, May, 1994.

ACE 1779 - "Special Purpose Properties - The Challenge of Real Estate Appraising in Limited Markets", September, 1996.

410 Standards of Professional Practice, Part A (USPAP), 8/97.

420 Standards of Professional Practice, Part B, August, 1997.

520 Highest & Best Use and Market Analysis, October, 1997.

Non-Conforming Uses Seminar, January, 1998.

510 Advanced Income Capitalization, May, 1998.

530 Advanced Sales Comparison & Cost Approach, May, 1998.

540 Report Writing & Valuation Analysis, August, 1998.

550 Advanced Applications, February, 1999.

Regression Analysis in Appraisal Practice: Concepts & Applications, Seminar, March, 2000.

General Demonstration Appraisal Report Writing Seminar, March, 2000.

800 Separating Personal & Real Property from Intangible Business Assets, March, 2002.

Successful Completion of the General Comprehensive Examination for the Appraisal Institute

Uniform Appraisal Standards for Federal Land Requisitions, March, 2007

General Demonstration Appraisal Report Writing Seminar, August, 2007

Valuation of Conservation Easements, January, 2008.

Appraising Distressed Commercial Real Estate, June, 2009

Oil Spills and Property Values, Webinar, August, 2010

Business Practices and Ethics, September, 2010

A Debate of the Allocation of Hotel Total Assets, October 26, 2010

Appraisal Institute Update, May 19, 2011

Appraisal Curriculum Overview (2-day General) May, 2011

Perspectives from Commercial Review Appraisers, July 20, 2011

Fundamentals of Separating Real Property, Personal Property, and Intangible Business Assets, 05/07/2012 - 05/08/2012

Professional Qualifications of James E. Wilson, III (Continued)

APPRAISAL INSTITUTE

Purchase Price Allocations for Financial Report and Tax, April 16, 2014

Behind the Headlines, the New Real Estate Real Estate Economy, May 16, 2014

GOLD COAST SCHOOL OF REAL ESTATE

Real Estate Principles, Practices, and Law - FREC Course I, May, 1992.

Salesman Post-License Program, February, 1994.

Mortgage Broker, Exam-Prep Program, September, 1992.

AB I - Appraisal Board - Fundamentals of R.E. Appraising, 5/92.

AB II - Appr. Board - Appraising Resid. & Income Properties, 2/94.

AB III - Appraisal Board - Cert. Resid. Appraisal Course, 7/94.

AB III - Appraisal Board - Certified General Appraisal Course (Income Capitalization Course), February, 1995.

USPAP - Uniform Standards of Professional Appraisal Practice, 6/92.

USPAP Course, September, 1995.

A-102 - Plan Reading for Appraisers, September, 1995.

National USPAP Update Course, June 2006

Techniques of Income Property Appraisal, June 2006

McKISSOCK DATA SYSTEMS

Automated Valuation Models, October, 2000.

Uniform Standards of Professional Appraisal Practice, October, 2000.

Factory Built Housing, October, 2000.

Appraiser Liability, September, 2002.

Appraising Nonconforming & Difficult Properties, September, 2002.

Appraiser Liability, USPAP, September, 2002.

Appraising for the Secondary Market, October, 2004.

Appraising High-Value Residential Properties, October, 2004.

Florida Laws and Regulations, October, 2004.

Limited Appraisals and the Scope of Work Decision, October, 2004.

National USPAP Equivalent, October, 2004.

Florida Laws and Regulations, September 2006.

Disclosures and Disclaimer, September, 2006.

Appraisal Trends, September 2006.

National USPAP Update Equivalent(2008-2009), November, 2008.

Introduction to Expert Witness Testimony, November 2008.

Mortgage Fraud-Protect Yourself, November, 2008.

Florida Appraisal Supervisor-Trainee Roles and Relationships, November, 2008.

Florida Laws and Regulations, November, 2008.

National USPAP Update Equivalent (2010-2011), August, 2010.

Risky Business: Ways to Minimize Liability, August, 2010.

Florida Laws and Regulations, August 2010.

Florida Appraisal Supervisor-Trainee Roles and Relationships, August, 2010.

The Changing World of FHA Appraising, August, 2010.

Systems Built Housing: Advances in Housing for the New Millennium, October, 2012

Deriving and Supporting Adjustments, October, 2012

Introduction to Regression Analysis for Appraisers, October, 2012

Introduction to Residential Green Building for Appraisers, October, 2012

Florida Appraisal Laws and Regulations Update

National USPAP Update Equivalent (2012-2013), October, 2012

Professional Qualifications of James E. Wilson, III (Continued)

VALUE INFORMATION TECHNOLOGY, INC.
"Perspectives on Appraisals" FREAB Course ACE#1591, June, 1995.

NORTH BROWARD BOARD OF REALTORS
ACE 591 - Basics of Construction - How a Florida Home is Built II, January, 1994.

Certification: State certified general real estate appraiser, as designated by the Department of Professional Regulation, State of Florida; Registration No. RZ 2164.

Licensed Real Estate Salesperson, as designated by the Department of Professional Regulation, State of Florida; License No. SL 0589552 (currently inactive).

Professional
Associations:

Key West Board of Realtors
General Associate Member of the Appraisal Institute
Member of RICS (Royal Institute of Chartered Surveyors), October, 2010 Member#1299389

Affiliations:

Past President of the Key West Gator Club (Alumni Organization of the University of Florida)
Member of Class VIII, Leadership Monroe County
Board Member of the Rotary Club of Sunset Key West, 2013/2014 President, 2009 Treasurer, 2010 Vice President, 2011 President-Elect, 2012 President Board of Directors of the Key West Chamber of Commerce, Current Board Member

Experience:

WILCO VALUATIONS, P.A. d/b/a APPRAISAL COMPANY OF KEY WEST, James Wilson, President and his wife, Maria Virginia Wilson, also a State Certified General Real Estate Appraiser purchased the Appraisal Company of Key West from Mr. Richard Padron in April, 2004. Mr. Padron has continued to be a Fee Commercial Real Estate Appraiser with the Appraisal Company of Key West, which has ensured continuity and quality control.

APPRAISAL COMPANY OF KEY WEST, INC., Fee Commercial Real Estate Appraiser, April, 1994 to April, 2004.

F.C.P. APPRAISAL SERVICES, INC., Senior Real Estate Appraiser and Trainer, May, 1992 to April, 1994.

Appraised various types of properties in the Florida Keys, including:

Retail Stores	Commercial/Residential Condominiums
Restaurants	Full-Service Marinas/Boat Yards
Strip Centers	Environmentally Sensitive Acreage
Office Buildings	Industrial Uses
Mixed-Use Properties	Guest Houses /Hotels/Motels
Service Stations	Mobile Home and RV Parks
Multi-family Projects	Warehouse (including mini-storage)
Proposed Developments	Special-Use Properties including Schools
Single-family Estates	Seafood Processing Plants

APPRAISER CERTIFICATION

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AC# 6479232 STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
FLORIDA REAL ESTATE APPRAISAL BD SEQ# L12102302786

DATE	BATCH NUMBER	LICENSE NBR
10/23/2012	120182480	RZ2164

The CERTIFIED GENERAL APPRAISER
Named below IS CERTIFIED
Under the provisions of Chapter 475 FS.
Expiration date: NOV 30, 2014

WILSON, JAMES E
3229 FLAGLER AVE #101
KEY WEST FL 33045-2152

RICK SCOTT
GOVERNOR

KEN LAWSON
SECRETARY

DISPLAY AS REQUIRED BY LAW

