***Client Specific Requirements - The client requires these items be corrected to receive a "pass".***

- UAD - INCOME APPROACH - Estimated Monthly Market Rent - is not a whole number. Please enter value as a whole number. If Income Approach was not developed the field should be left blank.
- UAD - INCOME APPROACH - Gross Rent Multiplier - is not a whole number. Please enter value as a whole number. If Income Approach was not developed the field should be left blank.
- UAD - INCOME APPROACH - Indicated Value by Income Approach - is not a whole number. Please enter value as a whole number. If Income Approach was not developed the field should be left blank.
- UAD - RECONCILIATION - Indicated Value by Income Approach - is not a whole number. Please enter value as a whole number. If Income Approach was not developed the field should be left blank.

***Errors - These items must be corrected to receive a "pass".***

- APPRAISER - Signature - is blank.
- SUPERVISORY APPRAISER - The Supervisory Appraiser Signature - is blank.

***Information - These items typically require comment.***

- UAD - SUBJECT - Twelve Month Listing History Description - MLS is not in the correct format. MLS should be reported as the abbreviated MLS name, # and Listing identifier. (Ex. XYZMLS #123)
- UAD - PROJECT INFORMATION - If Project Completed/If Project Incomplete - each category contains entries in one or more fields . Please complete only one category.
- UAD - IMPROVEMENTS - Source(s) Used for Physical Characteristics of Property - is required.
- UAD - SALES COMPARISON APPROACH - Subject Prior Sales Data Source(s) - is not in the correct format. MLS should be reported as the abbreviated MLS name, # and Listing identifier. (Ex. XYZMLS #123)
- UAD - SALES COMPARABLE(S) #3 - Prior Sales Data Source(s) - is not in the correct format. MLS should be reported as the abbreviated MLS name, # and Listing identifier. (Ex. XYZMLS #123)
- UAD - SALES COMPARISON - Subject Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (DT, RT, GR, MR, HR, O), the Number of Levels in whole numbers followed by the letter L, and a brief description of the Architectural Design (Style) of the property. Example: RT3L;Twnhse
- UAD - SALES COMPARISON APPROACH - Subject Gross Living Area - does not match the gross living area in the unit description section.
- UAD - SALES COMPARISON APPROACH - Energy Efficient Items - contains an unacceptable response: average, typical, standard, N/A, not available, etc. Please enter a description or enter None, if there are no Energy Efficient Items.
- UAD - SALES COMPARISON - Subject Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (g,cv,op). If there is no off-street parking, enter None. Example: 1 car garage with 1 covered space would be entered as "1g1cv".
- UAD - SALES COMPARABLE(S) #1, 2, 3 - Data Source(s) - MLS is not in the correct format. MLS should be reported as the abbreviated MLS name, # and Listing identifier. (Ex. XYZMLS #123)
- UAD - SALES COMP #1 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (DT, RT, GR , MR, HR, O), the Number of Levels in whole numbers followed by the letter L, and a brief description of the Architectural Design (Style) of the property. Example: RT3L;Twnhse
- UAD - SALES COMP #1 - Condition - Adjustment contains a zero (0). Description is the same as the subject property. If no adjustment is warranted, the field must be left blank.
- UAD - SALES COMP #1 - Energy Efficient Items - contains an unacceptable response: average, typical, standard, N/A, not available, etc. Please enter a description or enter None, if there are no Energy Efficient Items.
- UAD - SALES COMP #1 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (g,cv,op). If there is no off-street parking, enter None. Example: 1 car garage with 1 covered space would be entered as "1g1cv".
- UAD - SALES COMP #2 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (DT, RT, GR , MR, HR, O), the Number of Levels in whole numbers followed by the letter L, and a brief description of the Architectural Design (Style) of the property. Example: RT3L;Twnhse
- UAD - SALES COMP #2 - Energy Efficient Items - contains an unacceptable response: average, typical, standard, N/A, not available, etc. Please enter a description or enter None, if there are no Energy Efficient Items.
- UAD - SALES COMP #2 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (g,cv,op). If there is no off-street parking, enter None. Example: 1 car garage with 1 covered space would be entered as "1g1cv".
- UAD - SALES COMP #3 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (DT, RT, GR , MR, HR, O), the Number of Levels in whole numbers followed by the letter L, and a brief description of the Architectural Design (Style) of the property. Example: RT3L;Twnhse
- UAD - SALES COMP #3 - Energy Efficient Items - contains an unacceptable response: average, typical, standard, N/A, not available, etc. Please enter a description or enter None, if there are no Energy Efficient Items.
- UAD - SALES COMP #3 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (g,cv,op). If there is no off-street parking, enter None. Example: 1 car garage with 1 covered space would be entered as "1g1cv".

- UAD - SUPERVISORY APPRAISER - Date of Signature - Must be 10 characters or less.