APPRAISAL REVIEW SCORECARD

ID#: 061224.0822_LAND2

754 Harper Loop

Oak Grove, LA 71263

Appraised Value
$13,000



Not Available

Case #.....4012580798
Assignment Type.....Not Available
Client.....Fannie Mae
Borrower.....N/A
Legal Owner.....
Seller is Owner.....NA
Occupancy.....Not Available
For Sale Last 36 Mo?.....NA
PUD | HOA Fees.....No | /yr
Form.....LAND2

Appraisal is Made.....N/A
Appraised Value.....$13,000

Appraiser.....Timothy A. Touchet
License Expiration.....N/A
Signed Date.....
Site Size.....1.6
Site Value.....N/A

Multiple Parcels.....
Parcel #.....
Flood Hazard Area.....No
Zoning.....Not Available
Highest and Best Use.....No
Design | # of Stories..... | Not Available
Year Built.....Not Available |

Legal Desc.....1.6 AC - BEG AT SW CORNER OF SW OF NE SEC 28 23 11E. see attached legal

Listing Desc.....
Contract Price.....
Concessions.....NO

Additional Details

Tech Review Complete.....No

Risk Indicators

Accuracy

INSUFFICIENT DATA

Review Results: 135 Rules / 23 Findings

Business	Compliance	Cross-Check	Requirements	Risk
Best Practices	Industry Standards	Data Validation	Letter of Engagement	Areas of Concern
BUS - 19 Findings	CPL - PASS	CRX - 2 Findings	REQ - 2 Findings	RSK - PASS

Review Checklist: 0 Items

Thank you for your order! This Summary is provided for information purposes and is for internal use only. All information was taken directly from the appraisal report. It is not a technical review nor is it verified for conformity to a specific loan program. Please email comments to us.

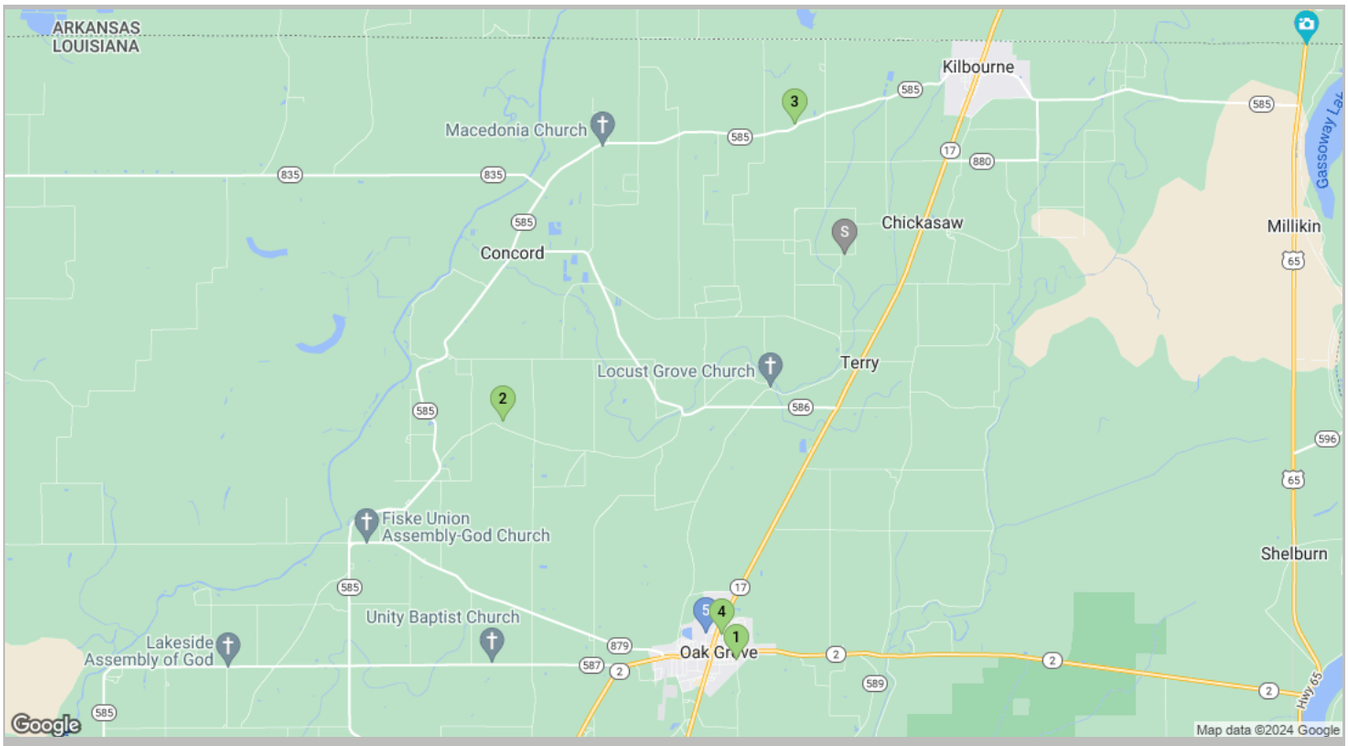
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Alternative Sales & Listings

754 Harper Loop
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SUBJECT SALES COMPS LISTING COMPS POTENTIAL SALES POTENTIAL LISTINGS



#	ADDRESS	PROX. (mi)	SALE/LIST PRICE	SALE/LIST DATE	SITE	GLA (sf)	BD	BA	AGE	CARS
S	754 Harper Loop Oak Grove LA, 71263	–	–	May 24, 20 24	2 sf	–	–	–	–	–
1	607 Beale St Oak Grove, LA 71263	–	$15,000	06/21/2023	–	–	–	–	–	–
2	Chavers Rd Oak Grove, LA 71263	–	$24,000	09/28/2023	–	–	–	–	–	–
3	397 Layton Rd Oak Grove, LA 71263	–	$12,000	05/25/2023	–	–	–	–	–	–
4	409 N Horner St Oak Grove, LA 71263	–	$13,000	04/05/2022	–	–	–	–	–	–
5	409 N Castleman St Oak Grove, LA 71263	–	$9,000	Active	–	–	–	–	–	–

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Review Results

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The Appraisal Review Scorecard includes thousands of rules and quality factors to evaluate the appraisal report. The result is an in-depth appraisal review providing comprehensive due diligence in understandable and actionable terms.

TYPES CF-Confirmation | CM-Completeness | CN-Concern | CR-Correctness | CS-Consistency | CX-Cross Check

IMPORTANCE Ranking 1 lowest to 5 highest

ERRORS FINDINGS: 19

3 CM
Subject | Currently Listed: Yes
REOAD_09 - SUBJECT - Listed - boxes are blank.

3 CM
List Comps. 1-3 | Price/Gross Living Area
REOAD_09 - COMPETING LISTINGS - Subject Price/Gross Living Area - is blank.

3 CM
List Comps. 1-3 | REO Property: Yes
REOAD_09 - COMPETING LISTINGS - Subject REO Property - is blank.

3 CM
List Comps. 1-3 | Vacant/Occupied
REOAD_09 - COMPETING LISTINGS - Subject Vacant/Occupied - is blank.

3 CM
List Comps. 1-3 | Site Size
REOAD_09 - COMPETING LISTINGS - Subject Site Size - is blank.

3 CM
List Comps. 1-3 | Design (Style)
REOAD_09 - COMPETING LISTINGS - Subject Design (Style) - is blank.

3 CM
List Comps. 1-3 | Quality of Construction
REOAD_09 - COMPETING LISTINGS - Subject Quality of Construction - is blank.

3 CM
List Comps. 1-3 | Age
REOAD_09 - COMPETING LISTINGS - Subject Age - is blank.

3 CM
List Comps. 1-3 | Condition
REOAD_09 - COMPETING LISTINGS - Subject Condition - is blank.

3 CM
List Comps. 1-3 | Total Rooms
REOAD_09 - COMPETING LISTINGS - Subject Total Rooms - is blank.

3 CM
List Comps. 1-3 | Bedroooms
REOAD_09 - COMPETING LISTINGS - Subject Bedrooms - is blank.

3 CM
List Comps. 1-3 | Baths
REOAD_09 - COMPETING LISTINGS - Subject Bathrooms - is blank.

3 CM
List Comps. 1-3 | Gross Living Area
REOAD_09 - COMPETING LISTINGS - Subject Square Feet - is blank.

3 CM
List Comps. 1-3 | Below Grade Area
REOAD_09 - COMPETING LISTINGS - Subject Below Grade Area - is blank.

3 CM
List Comps. 1-3 | Below Grade Area
REOAD_09 - COMPETING LISTINGS - Subject Below Grade Area - is blank. Please enter the total area below grade. If there is no area below grade, enter 'None'.

3 CM
List Comps. 1-3 | Below Grade Finish
REOAD_09 - COMPETING LISTINGS - Subject Below Grade Finish - is blank. Please enter the total finished area below grade. If there is no finished area below grade, enter 'None'.

3 CM
List Comps. 1-3 | Functional Utility
REOAD_09 - COMPETING LISTINGS - Subject Functional Utility - is blank.

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3 CM

List Comps. 1-3 | Heating/Cooling
REOAD_09 - COMPETING LISTINGS - Subject Heating/Cooling - is blank.

3 CM

List Comps. 1-3 | Garage/Carport
REOAD_09 - COMPETING LISTINGS - Subject Garage/Carport - is blank.

WARNING — FINDINGS: 4

3 CX

SUBJECT | ASSESSORS_PARCEL_NUMBER.1
CRX - LAND2 - SUBJECT - Assessor's Parcel # - on report (), differs from PUBLIC RECORDS (500553585).

3 CM

Subject | Borrower
REQ - SUBJECT - Borrower Name - Borrower Name on report "N/A" does not contain Borrower Name as ordered "Chad W Wiggins".

3 CX

Subject | Legal Description
CRX - LAND2 - SUBJECT - Legal Description - on report (1.6 AC - BEG AT SW CORNER OF SW OF NE SEC 28 23 11E. see attached legal), differs from PUBLIC RECORDS (1.6 AC - BEG AT SW CORNER OF SW OF NE SEC 28 23 11E, TN N89.50E 345 FT, TN N34.30W 580 FT, TN S 467.6 FT TO POB . 153/569 & 174/569).

3 CM

Subject | Lender/Client Address
REQ - LENDER/CLIENT - Company Address - on report 5600 Granite Park VII, Granite Parkway, Plano, TX 75024 does not match Lender/Client Address as ordered 5600 Granite Park VII Plano TX 75024.

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Review Checklist

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