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

- UAD - SUBJECT - Twelve Month Listing History Description - does not conform to UAD specification.
- UAD - (UCDP Fatal) SITE - View - does not conform to UAD specification.
- UAD - IMPROVEMENTS - Year Built - does not conform to UAD specification.
- UAD - (UCDP Fatal) IMPROVEMENTS - Describe the Condition of the Property - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMPARISON - Subject Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMPARISON - Subject View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMPARISON - Subject Quality of Construction - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMPARISON - Subject Condition - does not conform to UAD specification.
- UAD - SALES COMPARISON - Subject Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #1 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #1 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #1 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #1 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #1 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #1 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #1 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #1 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #1 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #1 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #1 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #2 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #2 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #2 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #2 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #2 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #2 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #2 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #2 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #2 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #2 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #2 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #3 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #3 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #3 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #3 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #3 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #3 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #3 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #3 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #3 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #3 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #3 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP Fatal) RECONCILIATION - Appraisal As Of Date - is invalid. Field contains Appraisal09/14/2013. Expected format is MM/DD/CCYY.
- UAD - APPRAISER - Company City, State, Zip Code - is blank. Please enter Appraiser Company Address on two lines with City, ST Zip on Line 2.
- UAD - APPRAISER - Certification/License Number - multiple values supplied.
- UAD - (UCDP FATAL) SALES COMP #4 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #4 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #4 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #4 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #4 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #4 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #4 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #4 - Quality of Construction - does not conform to UAD specification.

- UAD - SALES COMP #4 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #4 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #4 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #5 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #5 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #5 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #5 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #5 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #5 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #5 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #5 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #5 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #5 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #5 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #6 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #6 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #6 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #6 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #6 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #6 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #6 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #6 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #6 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #6 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #6 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #7 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #7 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #7 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #7 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #7 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #7 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #7 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #7 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #7 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #7 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #7 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #8 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #8 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #8 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #8 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #8 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #8 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #8 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #8 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #8 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #8 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #8 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #9 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #9 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #9 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #9 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #9 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #9 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #9 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #9 - Quality of Construction - does not conform to UAD specification.

- UAD - SALES COMP #9 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #9 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #9 - Basement Line 1 - does not conform to UAD specification.
- UAD - (UCDP FATAL) SALES COMP #10 - City, State, Zip Code - unable to parse Address for Validation. Please use standard format including City, ST Zip
- UAD - SALES COMP #10 - Data Source - does not conform to UAD specification.
- UAD - SALES COMP #10 - Sale or Financing Concessions Line 1 - does not conform to UAD specification.
- UAD - SALES COMP #10 - Sale or Financing Concessions Line 2 - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #10 - Date of Sale/Time - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #10 - Location - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #10 - View - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #10 - Quality of Construction - does not conform to UAD specification.
- UAD - SALES COMP #10 - Actual Age - does not conform to UAD specification.
- UAD - (UCDP Fatal) SALES COMP #10 - Condition - does not conform to UAD specification.
- UAD - SALES COMP #10 - Basement Line 1 - does not conform to UAD specification.

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

- 1004_05UAD - REPORT - Fair Lending - Comments in the Ending Addenda contain (SCHOOL) "Due to the limited number of available closed comps in last 1 months, same school district with similar style, design architecture.", which could be a violation of fair lending practices. Please revise these comments so that there is no risk of a fair lending violation.
  ☐ The appraiser acknowledges that this rule is not applicable to the report or is addressed in the body of the report.
- 1004_05UAD - RECONCILIATION - As Of Date - does not contain a date in the format of mm/dd/yyyy.
- 1004_05UAD - APPRAISER - Date Report Signed - does not contain a date in the format of mm/dd/yyyy.

Warnings - These items may be incorrect and require your review.

- 1004_05UAD - IMPROVEMENTS - Year Built - exceeds 100 years.
- 1004_05UAD - SALES COMPARISON APPROACH - Low Price range of Comparable Properties Currently Offered for Sale above the Sales Grid - is outside the housing range in the neighborhood section on page 1. Please reconcile.
- GSE - SALES COMPARISON APPROACH - Subject Condition - C3 rating is indicated, but property actual age or effective age is 25 years or greater and property is sold as-is with no improvements in the last 15 years. (ref. FNM0487)
- GSE - SALES COMPARABLE NO. 4 - Condition - C2 rating is indicated, but property age is greater than 25 years. (ref. FNM0486)
- GSE - SALES COMPARABLE NO. 7 - Condition - C2 rating is indicated, but property age is greater than 25 years. (ref. FNM0486)
- 1004_05UAD - SALES COMPARABLE(S) #9 - Actual Age - differs by more than 23 years from the subject property and no adjustment has been entered.
- 1004MC_2009 - APPRAISER - Company Address - does not match the Appraiser Company Address in the 1004_05UAD Certification section.

Information - These items typically require comment.

- UAD - SALES COMPARISON - Subject Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD), Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property . Example: DT2;Colonial
- 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 (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #1 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- 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 (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #2 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- 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 (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #3 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example:

DT2;Colonial

- 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 (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - RECONCILIATION - As of Date - Must be 10 characters or less.
- UAD - APPRAISER - Date of Signature and Report - Must be 10 characters or less.
- UAD - APPRAISER - Appraiser Date of Signature and Report - is invalid. Field contains Report09/23/2013. Expected format is MM/DD/CCYY.
- UAD - LENDER/CLIENT - Company Address Line 2 - is not in the expected format. Please enter CITY, ST ZIP
- UAD - SALES COMP #4 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- UAD - SALES COMP #4 - 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 #4 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #5 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- UAD - SALES COMP #5 - 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 #5 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #6 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- UAD - SALES COMP #6 - 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 #6 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #7 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- UAD - SALES COMP #7 - 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 #7 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #8 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- UAD - SALES COMP #8 - 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 #8 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #9 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT, SD) , Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial
- UAD - SALES COMP #9 - 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 #9 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".
- UAD - SALES COMP #10 - Design (Style) - does not conform to UAD specifications. Please enter the Attachment Type (AT, DT,

SD), Number of Stories up to two decimal places, and a brief description of the Architectural Design (Style) of the property. Example: DT2;Colonial

- UAD - SALES COMP #10 - 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 #10 - Garage/Carport - description does not conform to UAD specifications. Please enter the total number and type of off-street parking spaces (ga, gd, gbi, cp, dw). If there is no off-street parking, enter None. Example: 2 car attached garage with two driveway spaces would be entered as "2ga2dw".