



www.TXASFMRA.com
PO Box 154 | Junction, TX 76849 | (325) 446-3052
FAX (325) 446-3237 | info@txasfmra.com

TEXAS CHAPTER ASFMRA
SPRING 2015 GENERAL MEMBERSHIP MEETING
& CONTINUING EDUCATION

BEST PRACTICES for RURAL PROPERTY APPRAISALS
TEXAS RURAL LAND VALUES WORKSHOP

Wednesday, Feb 11 & Thursday, Feb 12, 2015

HAMPTON INN MARBLE FALLS – ON THE LAKE
RIVERBEND CONFERENCE CENTER
704 1st Street, Marble Falls, TX 78654

The Texas Chapter will meet in Marble Falls, Texas for our 2015 Spring Chapter Meeting and Continuing Education. We will be offering 12 hours of Appraiser Continuing Education. The Chapter welcomes **JoAnn Wall, ARA** from California back to Texas to instruct Best Practices for Rural Property Appraisals. **Dr. Charles Gilliland** from the Real Estate Center will be leading the Texas Rural Land Values Workshop which we hold annually during our spring meeting.

A block of rooms have been reserved at the Hampton Inn Marble Falls and the La Quinta Inn & Suites Marble Falls. There are 25 rooms at the Hampton and 15 rooms at the La Quinta. There is a mix of Double Queen and King rooms, both for \$85/night. Please ask for the ASFMRA block. Reservations must be made by **Wednesday, January 28, 2015**. The hospitality suite will be in the lobby of the Hampton Inn hotel (similar to what we did in Uvalde).

The seminars will be hosted in the Riverbend Conference Center, adjacent to the Hampton Inn hotel. On Wednesday evening, we will host the Texas Chapter dinner at River City Grille (walking distance from the Hampton Inn). The Texas Chapter membership meeting will be after dinner. Please come prepared to discuss the National Meeting to be held in San Antonio Oct 26-30, 2015. As the host Chapter, we will have preparations to discuss.

Hope to see you there!

BEST PRACTICES for RURAL PROPERTY APPRAISALS

TEXAS RURAL LAND VALUES WORKSHOP

Best Practices for Rural Property Appraisals

Best Practices for Rural Property Appraisals addresses issues related to the completion of agricultural appraisals using those techniques deemed “best practices”. The goal is to build on the high quality education being provided by the ASFMRA, and to have ASFMRA members adhere to the highest standards as they pertain to the completion of appraisal assignments. The course will help the appraiser to consistently exceed the expectations of intended users and the standards and practices of their peers for similar assignments. The class is intended to reinforce the need to continually question the use of existing techniques and methodology, promote innovation, and improve the quality of appraisals being completed by rural appraisers. Users of farm appraisal reports will benefit from more thorough, readable reports and reliable, well supported valuations. Attendees will benefit from increased confidence and perceived value in appraisal results and improved reputation for quality and professionalism.

ACE Hours: 8 ♦ Instructor: JoAnn C. Wall, ARA ♦ Central Coast AgAppraisal, Inc ♦ PO Box 551 ♦ 212 South Main Street, Suite 103, Templeton, CA 93465 ♦ (805) 286-4356 ♦ (805) 286-4359 (fax)

JWall@CentralCoastAgAppraisal.com ♦ <http://www.centralcoastagappraisal.com/>

Texas Rural Land Values Workshop

This workshop is lead by Dr. Charles Gilliland from the Real Estate Center. The workshop is open to non-members for 4 hours of ACE. The annual land value trends report will cover 2014’s trends throughout Texas. As is customary, the first presentation of the Texas Chapter’s value trends will be in April during the Real Estate Center’s annual Outlook for Texas Land Markets. Lands of Texas Magazine will be helping us to print the 2014 version like they did last year. The report will also be on the Texas Chapter website for download. As a reminder, in the published report, the names of the Chapter Members who participate in developing the estimates and trends for each reporting region will be listed. The list will include all contact information. A Chapter member, who works in more than one reporting region and assists in the data collection for each of the regions, will be listed more than once.

Here Is What Needs to Be Done – All Texas Chapter Members need to participate in the 2014 Land Value Workshop and provide summaries of their most meaningful sales, by land use or type, to the Team Captain(s) for the region(s) they work in. Sales sheets and maps, with specific sales data, are not needed. Each member’s input is “the key” to another good report! ACE Hours: 4

PROGRAM SCHEDULE

FEBRUARY 11, 2015 (WEDNESDAY)	
TIME	SCHEDULED PROGRAM
12:00 – 1:00	Registration
1:00 – 5:00	Best Practices for Rural Property Appraisals, session 1
5:00 – 6:30	Hospitality Suite Open
6:30 – 9:00	Chapter Dinner / Chapter Business Meeting

FEBRUARY 12, 2015 (THURSDAY)	
TIME	SCHEDULED PROGRAM
8:00 – 12:00	Best Practices for Rural Property Appraisals, session 2
12:00 – 1:00	Lunch on your own
1:00 – 5:00	Land Value Workshop

* ASFMRA recognizes 8.0 hours of continuing education for the Best Practices for Rural Property Appraisals Seminar. This seminar is also approved with the Texas Appraiser Licensing and Certification Board (TALCB) for 8.0 hours of Appraiser Continuing Education.

* ASFMRA recognizes 4.0 hours of continuing education for the Texas Rural Land Values Workshop. These hours are approved with TALCB for 4.0 hours of Appraiser Continuing Education.

REGISTRATION INFORMATION

Registration Fees for the Texas Chapter ASFMRA Spring 2015 Meeting & Seminar

Texas Chapter Members.....	\$200.00; after February 4 th \$250
Other ASFMRA Members.....	\$200.00; after February 4 th \$250
Non-ASFMRA Members	\$250.00; after February 4 th \$300
Texas Chapter Dinner (adult).....	\$30

Texas Chapter Dinner

A Texas Chapter dinner has been planned for Wednesday, February 11th at the River City Grille (walking distance from the Hampton Inn). The dinner will be held in a private room at the restaurant. Dinner includes iced tea, but does not include liquor, wine and/or beer. There will be a cash bar and individuals will be responsible for “adult beverages”. The Chapter dinner is open for non-members to attend. ***Please indicate on the registration form if you will be attending dinner so we can let the restaurant know in advance.***

Credit Card Payment

The Texas Chapter ASFMRA can accept credit card payment for the registration on the day of the seminar. There is an additional 3% processing fee added to the total amount. Please indicate on the registration form if you would prefer to pay with credit card.

Meeting Cancellation Policy

Cancellations with full refunds can be made through Wednesday, February 4th by contacting Carmen Bierschwale at info@txasfmra.com or (fax) 325.446.3237. After that date, refunds cannot be guaranteed. Fees are forfeited for non-attendance.

Continuing Education

ASFMRA recognizes 8.0 hours of continuing education for the Best Practices for Rural Property Appraisals Seminar. This seminar is also approved with the Texas Appraiser Licensing and Certification Board (TALCB) for 8.0 hours of Appraiser Continuing Education.

ASFMRA recognizes 4.0 hours of continuing education for the Texas Rural Land Values Workshop. These hours are approved with TALCB for 4.0 hours of Appraiser Continuing Education.

Hotel Accommodations and Travel Arrangements – Hotel accommodations and travel arrangements are the responsibility of each individual. A block of rooms have been reserved at the Hampton Inn Marble Falls and the La Quinta Inn & Suites Marble Falls. There are 25 rooms at the Hampton and 15 rooms at the La Quinta. There is a mix of Double Queen and King Rooms, both for \$85/night. Please ask for the ASFMRA block. Reservations must be made by **Wednesday, January 28, 2015**. The hospitality suite will be in the lobby of the Hampton Inn hotel (similar to what we did in Uvalde).

Hampton Inn Marble Falls – On the Lake

704 1st Street, Marble Falls, TX 78654

Phone: (830) 798-1895

La Quinta Inn & Suites Marble Falls

501 Hwy 2147 West, Marble Falls, TX 78654

Phone: (830) 798-2020

Non-Discrimination – The Texas Chapter ASFMRA ensures equal access to its services, classes and programs without regard to sex, race, religious creed, color, national origin, ancestry, veteran’s status, and handicap and/or disability. If you have special needs, please notify Carmen Bierschwale at info@txasfmra.com or 325.446.3237 (fax).



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REGISTRATION FORM

NAME _____

FIRM/INSTITUTION _____

ADDRESS _____

CITY _____ STATE _____ ZIP _____

TELEPHONE (____) _____ FAX (____) _____ EMAIL _____

SPOUSE/GUEST NAME (if applicable) _____

REGISTRATION FEES:

Texas Chapter Members @ \$200.00; after February 4th \$250 \$ _____

Other ASFMRA Members @ \$200.00; after February 4th \$250 \$ _____

Non ASFMRA Members @ \$250.00; after February 4th \$300 \$ _____

Dinner Wednesday Evening:

Yes, I would like to join the group for dinner @ \$30/plate. \$ _____

Dinner for Spouse/Guest ___ Guest(s) @ \$30/plate \$ _____

No, I will not attend the dinner.

Registration Fees Payable at the Time of Registration \$ _____

I will pay with credit card on the day of the seminar.

Total Due Paid by Check # _____; PO # _____ (gov't employees only)

Make checks payable to **Texas Chapter ASFMRA** and send to:

Carmen Bierschwale

PO Box 154

Junction, TX 76849

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The Seven Reporting Regions Used in the Texas Land Value Survey

Region One – Panhandle and South Plains

North Panhandle: Carson, Dallam, Gray, Hanford, Hartley, Hemphill, Hutchinson, Lipscomb, Moore, Ochiltree, Oldham, Potter, Roberts and Sherman

North Portion of the South Plains: Armstrong, Bailey, Briscoe, Castro, Cochran, Crosby, Deaf Smith, Floyd, Hale, Hockley, Lamb, Lubbock, Parmer, Randall and Swisher

South Portion of the South Plains: Andrews, Borden, Dawson, Ector, Gaines, Garza, Howard, Lynn, Martin, Midland, Terry and Yoakum

Region Two – Far West Texas, Trans-Pecos and Big Bend

Far West Texas: Culberson, El Paso and Hudspeth

Big Bend: Brewster, Jeff Davis and Presidio

Trans-Pecos: Loving, Pecos, Reeves, Terrell, Ward and Winkler

Region Three – North, Central and South Central Texas

North Texas: Archer, Baylor, Clay, Collingsworth, Cottle, Dickens, Donley, Foard, Hall, Hardeman, Jack, King, Knox, Motley, Throckmorton, Wheeler, Wichita, Wilbarger and Young

Central Texas: Coke, Concho, Fisher, Haskell, Jones, Kent, Mitchell, Nolan, Runnels, Scurry, Shackelford, Stephens, Stonewall, Taylor and Tom Green

South Central Texas: Crane, Crockett, Edwards Glasscock, Irion, Kinney, Reagan, Schleicher, Sterling, Sutton, Upton and Val Verde

Region Four – North Texas, Northeast Texas and Piney Woods

North Texas: Cooke, Ellis, Fannin, Grayson, Hunt, Kaufman, Montague, Palo Pinto, Rains, Somervell and Van Zandt

Northeast Texas: Bowie, Camp, Cass, Delta, Hopkins, Lamar, Marion, Morris, Red River, Titus, Upshur and Wood

North Piney Woods: Anderson, Cherokee, Gregg, Harrison, Henderson, Houston, Nacogdoches, Panola, Rusk, Shelby and Smith

South Piney Woods: Angelina, Jasper, Newton, Polk, Sabine, San Augustine, Trinity and Tyler

Region Five – Southern Piney Woods, Coastal Prairies and Brazos Bottom

East Coastal Prairie and Southeast Piney Woods: Chambers, Hardin, Jefferson, Liberty and Orange

Southwest Piney Woods: San Jacinto and Walker

Brazos Bottom: Brazos, Burleson, Grimes, Leon, Madison and Robertson

Houston Area: Brazoria, Fort Bend, Galveston, Harris, Montgomery and Waller

Central Portion of the Coastal Prairie: Calhoun Jackson, Matagorda, Victoria and Wharton

North Portion of the Coastal Prairie: Colorado, DeWitt, Fayette, Gonzales and Lavaca

Bellville and Brenham Area: Austin and Washington

Region Six – Hill Country, South Texas, Coastal Bend and Rio Grande Valley

Transition Zone between Texas Hill Country and Upper Brush Country: Atascosa, Bexar, Comal, Guadalupe, Medina, Uvalde and Wilson

Upper South Texas (Upper to Mid Brush Country): Atascosa, Dimmit, Frio, La Salle, Live Oak,

Maverick, McMullen, Webb, Wilson and Zavala

Lower South Texas (Lower Brush Country): Brooks, Duval, Jim Hogg, Jim Wells, Starr and Zapata

Coastal Plains: Aransas, Bee, Goliad, Karnes and Refugio

Coastal Bend: Kleberg, Kenedy, Nueces and San Patricio

Rio Grande Valley: Cameron, Hidalgo and Willacy

Region Seven – Grand Prairie, Central Basin, Blacklands, Post Oak Belts, Edwards Plateau and Hill Country

South Grand Prairie: Brown, Callahan, Coleman, Comanche, Eastland and Erath

Central Basin: Hamilton, Lampasas, Llano, McCulloch, Mills and San Saba

Central Blacklands, Grand Prairie and Post Oaks within a 50-Mile Radius of Waco: Bell, Bosque, Coryell, Falls, Freestone, Hill, Limestone, McLennan and Navarro

East Edwards Plateau, Central Blackland and South Post Oaks (Austin Area): Bastrop, Blanco,

Burnet, Caldwell, Hays, Lee, Milam, Travis and Williamson

East Hill Country: Bandera, Gillespie, Kendall, Kerr and Real

West Hill Country: Kimble, Mason and Menard