

LEGISLATURE OF NEBRASKA
ONE HUNDRED FIFTH LEGISLATURE
FIRST SESSION

LEGISLATIVE BILL 551

Introduced by Walz, 15; Craighead, 6.

Read first time January 18, 2017

Committee: Banking, Commerce and Insurance

- 1 A BILL FOR AN ACT relating to the Real Property Appraiser Act; to amend
- 2 sections 76-2228.01, 76-2230, 76-2231.01, and 76-2232, Revised
- 3 Statutes Cumulative Supplement, 2016; to change qualifications for
- 4 certain real property appraiser credentials; to define a term; to
- 5 harmonize provisions; and to repeal the original sections.
- 6 Be it enacted by the people of the State of Nebraska,

1 Section 1. Section 76-2228.01, Revised Statutes Cumulative
2 Supplement, 2016, is amended to read:

3 76-2228.01 (1) To qualify for a credential as a trainee real
4 property appraiser, an applicant shall:

5 (a) Be at least nineteen years of age;

6 (b) Hold a high school diploma or a certificate of high school
7 equivalency or have education acceptable to the Real Property Appraiser
8 Board;

9 (c)(i) Have successfully completed and passed examination for no
10 fewer than seventy-five class hours in Real Property Appraiser Board-
11 approved qualifying education courses as prescribed by rules and
12 regulations of the Real Property Appraiser Board and complete the
13 fifteen-hour National Uniform Standards of Professional Appraisal
14 Practice Course. The fifteen-hour course shall be taught by a Uniform
15 Standards of Professional Appraisal Practice Instructor who is certified
16 by the Appraiser Qualifications Board and who is a state-certified
17 appraiser in good standing. The qualifying education courses shall be
18 conducted by an accredited degree-awarding community college, college, or
19 university, an appraisal society, institute, or association, a state or
20 federal agency or commission, a proprietary school, or such other
21 education provider as may be approved by the Real Property Appraiser
22 Board, and shall be, at a minimum, fifteen class hours in length. Each
23 course shall be conducted in a classroom and not online or by
24 correspondence. Each course shall include an examination pertinent to the
25 material presented. Except for the fifteen-hour National Uniform
26 Standards of Professional Appraisal Practice Course, which shall be
27 completed within the two-year period immediately preceding submission of
28 the application, all class hours shall be completed within the five-year
29 period immediately preceding submission of the application; or

30 (ii) Hold a bachelor's degree or higher in real estate from an
31 accredited degree-awarding college or university that has had all or part

1 of its curriculum approved by the Appraiser Qualifications Board as
2 required core curriculum. If the degree in real estate as approved by the
3 Appraiser Qualifications Board does not satisfy all required qualifying
4 education for credentialing, the remaining class hours shall be completed
5 in Real Property Appraiser Board-approved qualifying education pursuant
6 to subdivision (c)(i) of this subsection;

7 (d) As prescribed by rules and regulations of the Real Property
8 Appraiser Board, successfully complete a Real Property Appraiser Board-
9 approved seven-hour supervisory appraiser and trainee course within one
10 year immediately preceding the date of application; and

11 (e) Submit two copies of legible ink-rolled fingerprint cards or
12 equivalent electronic fingerprint submissions to the Real Property
13 Appraiser Board for delivery to the Nebraska State Patrol in a form
14 approved by both the Nebraska State Patrol and the Federal Bureau of
15 Investigation. A fingerprint-based national criminal history record check
16 shall be conducted through the Nebraska State Patrol and the Federal
17 Bureau of Investigation with such record check to be carried out by the
18 Real Property Appraiser Board.

19 (2) Prior to engaging in appraisal practice or real property
20 appraisal activity, a trainee real property appraiser shall submit a
21 written request for supervisory appraiser approval on a form approved by
22 the board. The request for supervisory appraiser approval may be made at
23 the time of application or any time after approval as a trainee real
24 property appraiser.

25 (3) To qualify for an upgraded credential, a trainee real property
26 appraiser shall satisfy the appropriate requirements as follows:

27 (a) Submit two copies of legible ink-rolled fingerprint cards or
28 equivalent electronic fingerprint submissions to the Real Property
29 Appraiser Board for delivery to the Nebraska State Patrol in a form
30 approved by both the Nebraska State Patrol and the Federal Bureau of
31 Investigation. A fingerprint-based national criminal history record check

1 shall be conducted through the Nebraska State Patrol and the Federal
2 Bureau of Investigation with such record check to be carried out by the
3 Real Property Appraiser Board; and

4 (b) Within the twelve months following approval of the applicant's
5 education and experience by the Real Property Appraiser Board for an
6 upgraded credential, pass an appropriate examination approved by the
7 Appraiser Qualifications Board for that upgraded credential, prescribed
8 by rules and regulations of the Real Property Appraiser Board, and
9 administered by a contracted testing service.

10 (4) To qualify for a credential as a licensed residential real
11 property appraiser, a trainee real property appraiser shall:

12 ~~(a) Meet the postsecondary educational requirements pursuant to~~
13 ~~subdivision (1)(b)(i) or (ii) and subdivision (1)(c) of section 76-2230;~~

14 (a) ~~(b)~~ Successfully complete and pass examination for no fewer than
15 seventy-five additional class hours in board-approved qualifying
16 education courses as prescribed by rules and regulations of the board, or
17 hold a bachelor's degree in real estate from an accredited degree-
18 awarding college or university pursuant to subdivision (1)(b)(ii) ~~(1)(d)~~
19 ~~(ii)~~ of section 76-2230; and

20 (b) ~~(c)~~ Meet the experience requirements pursuant to subdivision (1)
21 (c) ~~(1)(e)~~ of section 76-2230.

22 (5) To qualify for a credential as a certified residential real
23 property appraiser, a trainee real property appraiser shall:

24 (a) Meet the postsecondary educational requirements pursuant to
25 subdivision ~~subdivisions~~ (1)(b) ~~and (c)~~ of section 76-2231.01;

26 (b) Successfully complete and pass examination for no fewer than one
27 hundred twenty-five additional class hours in board-approved qualifying
28 education courses as prescribed by rules and regulations of the board, or
29 hold a bachelor's degree in real estate from an accredited degree-
30 awarding college or university pursuant to subdivision (1)(c)(ii) ~~(1)(d)~~
31 ~~(ii)~~ of section 76-2231.01; and

1 (c) Meet the experience requirements pursuant to subdivision (1)(d)
2 ~~(1)(e)~~ of section 76-2231.01.

3 (6) To qualify for a credential as a certified general real property
4 appraiser, a trainee real property appraiser shall:

5 (a) Meet the postsecondary educational requirements pursuant to
6 subdivisions (1)(b) and (c) of section 76-2232;

7 (b) Successfully complete and pass examination for no fewer than two
8 hundred twenty-five additional class hours in board-approved qualifying
9 education courses as prescribed by rules and regulations of the board, or
10 hold a bachelor's degree in real estate from an accredited degree-
11 awarding college or university pursuant to subdivision (1)(d)(ii) of
12 section 76-2232; and

13 (c) Meet the experience requirements pursuant to subdivision (1)(e)
14 of section 76-2232.

15 (7) The scope of practice for the trainee real property appraiser
16 shall be limited to the appraisal of those properties that the
17 supervisory certified real property appraiser is permitted to appraise by
18 his or her current credential and that the supervisory appraiser is
19 competent to appraise.

20 Sec. 2. Section 76-2230, Revised Statutes Cumulative Supplement,
21 2016, is amended to read:

22 76-2230 (1) To qualify for a credential as a licensed residential
23 real property appraiser, an applicant shall:

24 (a) Be at least nineteen years of age;

25 ~~(b)(i) Hold an associate's degree, or higher, from an accredited~~
26 ~~degree-awarding community college, college, or university; or~~

27 ~~(ii) Successfully complete thirty semester hours of college-level~~
28 ~~education, from an accredited degree-awarding community college, college,~~
29 ~~or university. If an accredited degree-awarding community college,~~
30 ~~college, or university accepts the College-Level Examination Program and~~
31 ~~examinations and issues a transcript for the examination showing its~~

1 ~~approval, it will be considered as credit for the college course;~~

2 ~~(c) Have his or her education evaluated for equivalency by one of~~
3 ~~the following if the college degree is from a foreign country:~~

4 ~~(i) An accredited degree-awarding college or university;~~

5 ~~(ii) The American Association of Collegiate Registrars and~~
6 ~~Admissions Officers;~~

7 ~~(iii) A foreign degree credential evaluation service company that is~~
8 ~~a member of the National Association of Credential Evaluation Services;~~

9 ~~or~~

10 ~~(iv) A foreign degree credential evaluation service company that~~
11 ~~provides equivalency evaluation reports accepted by an accredited degree-~~
12 ~~awarding college or university;~~

13 ~~(b)(i) (d)(i) Have successfully completed and passed examination for~~
14 ~~no fewer than one hundred fifty class hours in Real Property Appraiser~~
15 ~~Board-approved qualifying education courses as prescribed by rules and~~
16 ~~regulations of the Real Property Appraiser Board and complete the~~
17 ~~fifteen-hour National Uniform Standards of Professional Appraisal~~
18 ~~Practice Course. The fifteen-hour course shall be taught by a Uniform~~
19 ~~Standards of Professional Appraisal Practice Instructor who is certified~~
20 ~~by the Appraiser Qualifications Board and who is a state-certified~~
21 ~~appraiser in good standing. The qualifying education courses shall be~~
22 ~~conducted by an accredited degree-awarding community college, college, or~~
23 ~~university, an appraisal society, institute, or association, a state or~~
24 ~~federal agency or commission, a proprietary school, or such other~~
25 ~~education provider as may be approved by the Real Property Appraiser~~
26 ~~Board, and shall be, at a minimum, fifteen class hours in length. Each~~
27 ~~course shall be conducted in a classroom and not online or by~~
28 ~~correspondence. Each course shall include a closed-book examination~~
29 ~~pertinent to the material presented; or~~

30 ~~(ii) Hold a bachelor's degree or higher in real estate from an~~
31 ~~accredited degree-awarding college or university that has had all or part~~

1 of its curriculum approved by the Appraiser Qualifications Board as
2 required core curriculum. If the degree in real estate as approved by the
3 Appraiser Qualifications Board does not satisfy all required qualifying
4 education for credentialing, the remaining class hours shall be completed
5 in Real Property Appraiser Board-approved qualifying education pursuant
6 to subdivision (b)(i) ~~(d)(i)~~ of this subsection;

7 (c) ~~(e)~~ Have no fewer than one ~~two~~ thousand hours of experience as
8 prescribed by rules and regulations of the Real Property Appraiser Board.
9 The required experience shall be acceptable to the Real Property
10 Appraiser Board and subject to review and determination as to conformity
11 with the Uniform Standards of Professional Appraisal Practice. The
12 ~~experience shall have occurred during a period of no fewer than twelve~~
13 ~~months.~~ If requested, evidence acceptable to the Real Property Appraiser
14 Board concerning the experience shall be presented by the applicant in
15 the form of written reports or file memoranda;

16 (d) ~~(f)~~ Submit two copies of legible ink-rolled fingerprint cards or
17 equivalent electronic fingerprint submissions to the Real Property
18 Appraiser Board for delivery to the Nebraska State Patrol in a form
19 approved by both the Nebraska State Patrol and the Federal Bureau of
20 Investigation. A fingerprint-based national criminal history record check
21 shall be conducted through the Nebraska State Patrol and the Federal
22 Bureau of Investigation with such record check to be carried out by the
23 Real Property Appraiser Board; and

24 (e) ~~(g)~~ Within the twelve months following approval of the
25 applicant's education and experience by the Real Property Appraiser
26 Board, pass a licensed residential real property appraiser examination,
27 certified residential real property appraiser examination, or certified
28 general real property appraiser examination, approved by the Appraiser
29 Qualifications Board, prescribed by rules and regulations of the Real
30 Property Appraiser Board, and administered by a contracted testing
31 service.

1 (2) To qualify for an upgraded credential, a licensed residential
2 real property appraiser shall satisfy the appropriate requirements as
3 follows:

4 (a) Submit two copies of legible ink-rolled fingerprint cards or
5 equivalent electronic fingerprint submissions to the Real Property
6 Appraiser Board for delivery to the Nebraska State Patrol in a form
7 approved by both the Nebraska State Patrol and the Federal Bureau of
8 Investigation. A fingerprint-based national criminal history record check
9 shall be conducted through the Nebraska State Patrol and the Federal
10 Bureau of Investigation with such record check to be carried out by the
11 Real Property Appraiser Board; and

12 (b) Within the twelve months following approval of the applicant's
13 education and experience by the Real Property Appraiser Board for an
14 upgraded credential, pass an appropriate examination approved by the
15 Appraiser Qualifications Board for that upgraded credential, prescribed
16 by rules and regulations of the Real Property Appraiser Board, and
17 administered by a contracted testing service.

18 (3) To qualify for a credential as a certified residential real
19 property appraiser, a licensed residential real property appraiser shall:

20 (a) Meet the postsecondary educational requirements pursuant to
21 subdivision subdivisions (1)(b) and ~~(c)~~ of section 76-2231.01;

22 (b) Successfully complete and pass examination for no fewer than
23 fifty additional class hours in board-approved qualifying education
24 courses as prescribed by rules and regulations of the board, or hold a
25 bachelor's degree in real estate from an accredited degree-awarding
26 college or university pursuant to subdivision (1)(c)(ii) ~~(1)(d)(ii)~~ of
27 section 76-2231.01; and

28 (c) Meet the experience requirements pursuant to subdivision (1)(d)
29 ~~(1)(e)~~ of section 76-2231.01.

30 (4) To qualify for a credential as a certified general real property
31 appraiser, a licensed residential real property appraiser shall:

1 (a) Meet the postsecondary educational requirements pursuant to
2 subdivisions (1)(b) and (c) of section 76-2232;

3 (b) Successfully complete and pass examination for no fewer than one
4 hundred fifty additional class hours in board-approved qualifying
5 education courses as prescribed by rules and regulations of the board, or
6 hold a bachelor's degree in real estate from an accredited degree-
7 awarding college or university pursuant to subdivision (1)(d)(ii) of
8 section 76-2232; and

9 (c) Meet the experience requirements pursuant to subdivision (1)(e)
10 of section 76-2232.

11 (5) An appraiser holding a valid licensed residential real property
12 appraiser credential shall satisfy the requirements for the trainee real
13 property appraiser credential for a downgraded credential.

14 (6) The scope of practice for a licensed residential real property
15 appraiser shall be limited to the appraisal of, and review of appraisal
16 of, noncomplex residential real property having no more than four units,
17 if any, with a transaction value of less than one million dollars and
18 complex residential real property having no more than four units, with a
19 transaction value of less than two hundred fifty thousand dollars. The
20 appraisal of subdivisions for which a development analysis or appraisal
21 is necessary is not included in the scope of practice for a licensed
22 residential real property appraiser.

23 Sec. 3. Section 76-2231.01, Revised Statutes Cumulative Supplement,
24 2016, is amended to read:

25 76-2231.01 (1) To qualify for a credential as a certified
26 residential real property appraiser, an applicant shall:

27 (a) Be at least nineteen years of age;

28 (b) Satisfy at least one of the following four educational
29 requirements: Hold a bachelor's degree, or higher, from an accredited
30 degree-awarding college or university;

31 (i) Hold an associate degree or higher from an accredited degree-

1 awarding college or university. If such degree is from a foreign country,
2 the applicant shall have ~~(c) Have his or her education evaluated for~~
3 equivalency by one of the following if the college degree is from a
4 foreign country:

5 (A) ~~(i)~~ An accredited degree-awarding college or university;

6 (B) ~~(ii)~~ The American Association of Collegiate Registrars and
7 Admissions Officers;

8 (C) ~~(iii)~~ A foreign degree credential evaluation service company
9 that is a member of the National Association of Credential Evaluation
10 Services; or

11 (D) ~~(iv)~~ A foreign degree credential evaluation service company that
12 provides equivalency evaluation reports accepted by an accredited degree-
13 awarding college or university;

14 (ii) Have successfully completed and passed no fewer than twenty-one
15 semester hours of College Level Examination Program examinations which
16 include any of the following examinations no more than once: (A) College
17 Algebra; (B) College Composition; (C) College Composition Modular; (D)
18 College Mathematics; (E) Principles of Macroeconomics; (F) Principles of
19 Microeconomics; and (G) Introductory Business Law;

20 (iii) Have successfully completed, at an accredited degree-awarding
21 community college, college, or university, no fewer than twenty-one
22 semester hours of coursework that includes the following:

23 (A) Six semester hours of English composition;

24 (B) Six semester hours of economics or finance;

25 (C) Six semester hours of algebra, geometry, or higher mathematics;

26 and

27 (D) Three semester hours of business or real estate law; or

28 (iv) Have successfully completed no fewer than twenty-one semester
29 hours in any combination of the examinations or coursework from
30 subdivisions (1)(b)(ii) and (1)(b)(iii) of this section acceptable to the
31 Real Property Appraiser Board as prescribed by the board's rules and

1 regulations;

2 (c)(i) ~~(d)(i)~~ Have successfully completed and passed examination for
3 no fewer than two hundred class hours in Real Property Appraiser Board-
4 approved qualifying education courses as prescribed by rules and
5 regulations of the Real Property Appraiser Board and completed the
6 fifteen-hour National Uniform Standards of Professional Appraisal
7 Practice Course. The fifteen-hour course shall be taught by a Uniform
8 Standards of Professional Appraisal Practice Instructor who is certified
9 by the Appraiser Qualifications Board and who is a state-certified
10 appraiser in good standing. The qualifying education courses shall be
11 conducted by an accredited degree-awarding community college, college, or
12 university, an appraisal society, institute, or association, a state or
13 federal agency or commission, a proprietary school, or such other
14 education provider as may be approved by the Real Property Appraiser
15 Board, and shall be, at a minimum, fifteen class hours in length. Each
16 course shall be conducted in a classroom and not online or by
17 correspondence. Each course shall include a closed-book examination
18 pertinent to the material presented; or

19 (ii) Hold a bachelor's degree or higher in real estate from an
20 accredited degree-awarding college or university that has had all or part
21 of its curriculum approved by the Appraiser Qualifications Board as
22 required core curriculum. If the degree in real estate as approved by the
23 Appraiser Qualifications Board does not satisfy all required qualifying
24 education for credentialing, the remaining class hours shall be completed
25 in Real Property Appraiser Board-approved qualifying education pursuant
26 to subdivision (c)(i) ~~(d)(i)~~ of this subsection;

27 (d) ~~(e)~~ Have no fewer than one ~~two~~ thousand five hundred hours of
28 experience as prescribed by rules and regulations of the Real Property
29 Appraiser Board. The required experience shall be acceptable to the Real
30 Property Appraiser Board and subject to review and determination as to
31 conformity with the Uniform Standards of Professional Appraisal Practice.

1 ~~The experience shall have occurred during a period of no fewer than~~
2 ~~twenty-four months.~~ If requested, evidence acceptable to the Real
3 Property Appraiser Board concerning the experience shall be presented by
4 the applicant in the form of written reports or file memoranda;

5 (e) ~~(f)~~ Submit two copies of legible ink-rolled fingerprint cards or
6 equivalent electronic fingerprint submissions to the Real Property
7 Appraiser Board for delivery to the Nebraska State Patrol in a form
8 approved by both the Nebraska State Patrol and the Federal Bureau of
9 Investigation. A fingerprint-based national criminal history record check
10 shall be conducted through the Nebraska State Patrol and the Federal
11 Bureau of Investigation with such record check to be carried out by the
12 Real Property Appraiser Board; and

13 (f) ~~(g)~~ Within the twelve months following approval of the
14 applicant's education and experience by the Real Property Appraiser
15 Board, pass a certified residential real property appraiser examination
16 or certified general real property appraiser examination, approved by the
17 Appraiser Qualifications Board, prescribed by rules and regulations of
18 the Real Property Appraiser Board, and administered by a contracted
19 testing service.

20 (2) To qualify for an upgraded credential, a certified residential
21 real property appraiser shall satisfy the following requirements:

22 (a) Submit two copies of legible ink-rolled fingerprint cards or
23 equivalent electronic fingerprint submissions to the Real Property
24 Appraiser Board for delivery to the Nebraska State Patrol in a form
25 approved by both the Nebraska State Patrol and the Federal Bureau of
26 Investigation. A fingerprint-based national criminal history record check
27 shall be conducted through the Nebraska State Patrol and the Federal
28 Bureau of Investigation with such record check to be carried out by the
29 Real Property Appraiser Board; and

30 (b) Within the twelve months following approval of the applicant's
31 education and experience by the Real Property Appraiser Board for an

1 upgrade to a certified general real property appraiser credential, pass a
2 certified general real property appraiser examination approved by the
3 Appraiser Qualifications Board, prescribed by rules and regulations of
4 the Real Property Appraiser Board, and administered by a contracted
5 testing service.

6 (3) To qualify for a credential as a certified general real property
7 appraiser, a certified residential real property appraiser shall:

8 (a) Meet the postsecondary educational requirements pursuant to
9 subdivisions (1)(b) and (c) of section 76-2232;

10 (b) Successfully complete and pass examination for no fewer than one
11 hundred additional class hours in board-approved qualifying education
12 courses as prescribed by rules and regulations of the board, or hold a
13 bachelor's degree in real estate from an accredited degree-awarding
14 college or university pursuant to subdivision (1)(d)(ii) of section
15 76-2232; and

16 (c) Meet the experience requirements pursuant to subdivision (1)(e)
17 of section 76-2232.

18 (4) An appraiser holding a valid certified residential real property
19 appraiser credential shall satisfy the requirements for the trainee real
20 property appraiser credential and licensed residential real property
21 appraiser credential for a downgraded credential. If requested, evidence
22 acceptable to the Real Property Appraiser Board concerning the experience
23 shall be presented along with an application in the form of written
24 reports or file memoranda.

25 (5) The scope of practice for a certified residential real property
26 appraiser shall be limited to the appraisal of, and review of appraisal
27 of, residential property having no more than four residential units,
28 without regard to transaction value or complexity. The appraisal of
29 subdivisions for which a development analysis or appraisal is necessary,
30 is not included in the scope of practice for a certified residential real
31 property appraiser.

1 (6) For purposes of this section, College Level Examination Program
2 means a group of standardized tests created and administered by the
3 College Board, formed in December 1899 as the College Entrance
4 Examination Board, or its successor.

5 Sec. 4. Section 76-2232, Revised Statutes Cumulative Supplement,
6 2016, is amended to read:

7 76-2232 (1) To qualify for a credential as a certified general real
8 property appraiser, an applicant shall:

9 (a) Be at least nineteen years of age;

10 (b) Hold a bachelor's degree, or higher, from an accredited degree-
11 awarding college or university;

12 (c) Have his or her education evaluated for equivalency by one of
13 the following if the college degree is from a foreign country:

14 (i) An accredited degree-awarding college or university;

15 (ii) The American Association of Collegiate Registrars and
16 Admissions Officers;

17 (iii) A foreign degree credential evaluation service company that is
18 a member of the National Association of Credential Evaluation Services;
19 or

20 (iv) A foreign degree credential evaluation service company that
21 provides equivalency evaluation reports accepted by an accredited degree-
22 awarding college or university;

23 (d)(i) Have successfully completed and passed examination for no
24 fewer than three hundred class hours in Real Property Appraiser Board-
25 approved qualifying education courses as prescribed by rules and
26 regulations of the Real Property Appraiser Board and completed the
27 fifteen-hour National Uniform Standards of Professional Appraisal
28 Practice Course. The fifteen-hour course shall be taught by a Uniform
29 Standards of Professional Appraisal Practice Instructor who is certified
30 by the Appraiser Qualifications Board and who is a state-certified
31 appraiser in good standing. The qualifying education courses shall be

1 conducted by an accredited degree-awarding community college, college, or
2 university, an appraisal society, institute, or association, a state or
3 federal agency or commission, a proprietary school, or such other
4 education provider as may be approved by the Real Property Appraiser
5 Board, and shall be, at a minimum, fifteen class hours in length. Each
6 course shall be conducted in a classroom and not online or by
7 correspondence. Each course shall include a closed-book examination
8 pertinent to the material presented; or

9 (ii) Hold a bachelor's degree or higher in real estate from an
10 accredited degree-awarding college or university that has had all or part
11 of its curriculum approved by the Appraiser Qualifications Board as
12 required core curriculum. If the degree in real estate as approved by the
13 Appraiser Qualifications Board does not satisfy all required qualifying
14 education for credentialing, the remaining class hours shall be completed
15 in Real Property Appraiser Board-approved qualifying education pursuant
16 to subdivision (d)(i) of this subsection;

17 (e) Have no fewer than two ~~three~~ thousand hours of experience, of
18 which one thousand ~~five hundred~~ hours shall be in nonresidential
19 appraisal work, as prescribed by rules and regulations of the Real
20 Property Appraiser Board. The required experience shall be acceptable to
21 the Real Property Appraiser Board and subject to review and determination
22 as to conformity with the Uniform Standards of Professional Appraisal
23 Practice. ~~The experience shall have occurred during a period of no fewer~~
24 ~~than thirty months.~~ If requested, evidence acceptable to the Real
25 Property Appraiser Board concerning the experience shall be presented by
26 the applicant in the form of written reports or file memoranda;

27 (f) Submit two copies of legible ink-rolled fingerprint cards or
28 equivalent electronic fingerprint submissions to the Real Property
29 Appraiser Board for delivery to the Nebraska State Patrol in a form
30 approved by both the Nebraska State Patrol and the Federal Bureau of
31 Investigation. A fingerprint-based national criminal history record check

1 shall be conducted through the Nebraska State Patrol and the Federal
2 Bureau of Investigation with such record check to be carried out by the
3 Real Property Appraiser Board; and

4 (g) Within the twelve months following approval of the applicant's
5 education and experience by the Real Property Appraiser Board, pass a
6 certified general real property appraiser examination, approved by the
7 Appraiser Qualifications Board, prescribed by rules and regulations of
8 the Real Property Appraiser Board, and administered by a contracted
9 testing service.

10 (2) An appraiser holding a valid certified general real property
11 appraiser credential shall satisfy the requirements for the trainee real
12 property appraiser credential, licensed residential real property
13 appraiser credential, and certified residential real property appraiser
14 credential for a downgraded credential. If requested, evidence acceptable
15 to the Real Property Appraiser Board concerning the experience shall be
16 presented along with an application in the form of written reports or
17 file memoranda.

18 (3) The scope of practice for the certified general real property
19 appraiser is the appraisal of all types of real property that appraiser
20 is competent to appraise.

21 Sec. 5. Original sections 76-2228.01, 76-2230, 76-2231.01, and
22 76-2232, Revised Statutes Cumulative Supplement, 2016, are repealed.