

KENTUCKY REAL ESTATE APPRAISERS BOARD

500 Mero Street
Frankfort, KY 40601
(502) 564-4000
ppc.kreab@ky.gov

COMPLAINT FORM – APPRAISER

FILING INFORMATION

The Kentucky Real Estate Appraisers Board (hereafter, "the Board") investigates complaints against registered Associate, Licensed Residential, Certified Residential, and Certified General Real Property appraisers (hereafter, "appraiser") accused of violating laws, rules, or standards of practice. Pursuant to KRS 324A.050, if the Board finds that a licensee or credential holder has violated the minimum standard of conduct and performance as defined in the Uniform Standards of Professional Appraisal Practice (USPAP), the Board can only dismiss the case, issue a letter of reprimand, order continuing education, fine, or suspend the licensee or credential holder's license.

The Board cannot:

- **Pay damages.**
- **Order appraisers to amend appraisals OR reimburse appraisal fees.**
- **Provide you with a new value for your property OR tell you if the appraisal value is correct.**
- **Act as your attorney or arbitrator.**

COMPLAINANT DEMOGRAPHIC INFORMATION

Your Full Name

Email Address

Phone Number

Address (Street, City, State, Zip)

APPRAISER INFORMATION

Appraiser #1 License Number:

Appraiser #2 License Number:

Name

Name

Company Name

Company Name

Company Address

Company Address

Physical Address of Appraised Property

Have you consulted an attorney regarding your complaint? Yes No

If yes, provide your attorney's name: _____

Is a lawsuit filed or pending in court regarding your complaint? Yes No

EXPLANATION FOR COMPLAINT

In the form of a brief statement, explain why you are filing this complaint. Be factual. Provide copies of all documents pertaining to your complaint (appraisal reports, contracts, letters, etc.), but retain the originals for your files. Include the name, address, and phone number of any witness(es) to the transaction in question. Attach additional sheets to this form if necessary.

PLEASE PRINT LEGIBLY

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COMPLAINT FORM – APPRAISAL MANAGEMENT COMPANY

FILING INFORMATION

The Kentucky Real Estate Appraisers Board (hereafter, "the Board") investigates complaints against registered Appraisal Management Companies (hereafter, "AMC") accused of violating Kentucky laws, rules, or standards of practice. If the Board finds that an AMC has violated any part of KRS 324A or 831 KAR Chapter 3, the Board can only dismiss the case, issue a letter of reprimand, revoke, or suspend the AMC's license.

The Board cannot:

- **Pay damages.**
- **Order the AMC to pay damages.**
- **Act as your attorney or arbitrator.**

COMPLAINANT DEMOGRAPHIC INFORMATION

Your Full Name

Email Address

Phone Number

Address (Street, City, State, Zip)

AMC INFORMATION

AMC Kentucky License Number

Company Name

Contact Person Name (if known)

Company Address

Company Phone Number

Company Email Address

Have you consulted an attorney regarding your grievance? Yes No

If yes, provide your attorney's name: _____

Is a lawsuit filed or pending in court regarding your complaint? Yes No

EXPLANATION FOR COMPLAINT

In the form of a brief statement, explain why you are filing this complaint. Be factual. Provide copies of **all** documents pertaining to your complaint (appraisal reports, contracts, letters, etc.), but retain the originals for your files. Include the name, address, and phone number of any witness(es) to the transaction in question. Attach additional sheets to this form if necessary.

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