



Reconsideration of Value

A Reconsideration Request may be submitted when additional market information exists or additional facts about the subject that were not included in the original appraisal are found to be missing, incomplete or inaccurate.

A Reconsideration is requested as a result of a disagreement with the appraisal report opinion(s) based on additional data not included in the original appraisal report. The completion of this request may or may not result in a change to the report or the value opinion. Do not submit any analysis that points to a specific value or value range. (e.g. Zillow.com value estimate, AVM).

Adhering to appraiser independence requirements, we cannot instruct an appraiser to remove or add information to the report, but rather consider the new information provided. Please note that we will only provide one opportunity to go back to the appraiser in regard to this reconsideration.

****Equity Solutions reserves the right to modify the information in this form to remove anything deemed inappropriate. ****

Order Information

Loan Number	
AMC Order Number	
Borrowers Last & First Name	
Property Address	
Appraised Value	
Effective Date of Appraisal	

Requested By

Requestor Name:	
Company & Role:	
Phone:	
Email:	

Additional Sales for Review Do and Don'ts

Closed Sales

- **Do** send the most recent sales similar to the subject.
- **Do** confirm that the sales are truly competitive and comparable.
- **Do** provide sales closest in proximity.
- **Don't** send sales that have closed prior to the effective date of the appraisal.
- **Don't** choose the largest gross living area home or most recently updated sale.
- **Don't** send a sale that is already utilized in the report.

Listing or pending sales - Listings that were in effect prior to the effective date of the appraisal may be submitted with closed sales. Listing or pending sales alone may not be sufficient to justify a change in the appraisal report.

Subject is New Construction - The following builder sales are acceptable for consideration. (1) Verifiable competing builder sales; and (2) Subject builder sales verified through an independent source(s), such as, a disinterested party to the subject transaction or a signed and dated HUD-1.



Subject Facts in Dispute (please use the following space to include this information)

Sale 1

Address:	
Date of Sale:	
Distance from Subject:	
Sales Price:	
GLA (not including Basement)	
Basement & Finish	
Extra Amenities	
Why sale is more relevant to Subject	

Sale 2

Address:	
Date of Sale:	
Distance from Subject:	
Sales Price:	
GLA (not including Basement)	
Basement & Finish	
Extra Amenities	
Why sale is more relevant to Subject	



Subject Facts in Dispute (please use the following space to include this information)

Sale 3

Address:	
Date of Sale:	
Distance from Subject:	
Sales Price:	
GLA (not including Basement)	
Basement & Finish	
Extra Amenities	
Why sale is more relevant to Subject	

Sale 4

Address:	
Date of Sale:	
Distance from Subject:	
Sales Price:	
GLA (not including Basement)	
Basement & Finish	
Extra Amenities	
Why sale is more relevant to Subject	