

Robert K. Corrieri

Request for Appraisal.com, 53 Cleverly Court, Quincy, MA 02169 • Office: (617) 201-5555 • Fax: (617) 848-8716
Website: www.requestforappraisal.com • Email: bob@requestforappraisal.com

Professional Experience (Page 1 of 2):

October 2008 - ***Be Happy Realty.com, Quincy, MA***
Present **Principal, Residential Real Estate Broker**

Provide brokerage advisory services on all residential real estate property types, including mixed use and vacant land, for owner occupant and investment purposes

- Implementing business plan
- Principal duties included the formation and review of Purchase & Sale Agreements, business development and client relations, and the training of new employees.

October 2000 - ***Request for Appraisal.com, Quincy, MA (formerly Corrieri & Company, Inc.)***
Present **Principal, Residential Real Estate Appraiser**

Provide valuation advisory services on all residential real estate property types, including mixed use and vacant land, for lending and asset management purposes

- Implementing business plan
- Principal duties included the formation and review of residential appraisal reports, business development and client relations, and the training of new employees.

October 1999 - ***CRF Partners, Inc., Wakefield, MA***
October 2001 **Associate, Commercial Real Estate Broker**

Assisted in the representation of commercial landlords, tenants, owners, and investors in the sale and leasing of office, industrial, and retail properties in the Greater Boston market

- As the firm's only junior-level broker, provided professional support to the firm's three principals
- Prepared office space surveys, quarterly market reports, request for proposal, letters of intent, lease analyses, commission agreements and reviewed commercial leases
- Responsibilities included originating new clients, preparing for client meetings, coordinating marketing efforts, attending client meetings and responding to inquiries, assisting team in networking and interfacing with industry peers and clients

July 1997 - ***Cushman & Wakefield of Massachusetts, Inc., Boston, MA***
October 1999 **Senior Commission Accountant, Brokerage Department**

Solely manage all the accounting functions pertaining to the Brokerage departments of the Massachusetts, Connecticut and New Hampshire offices; consisting of 41 brokerage professionals

- Developed expertise in the analysis of commercial real estate documents
- Abstracted leases for relevant business terms, identified contingencies, concessions & options, and calculate net-effective rent, total aggregate value & the commission earned
- Principal duties included the formation of all month, quarter and year-end financial reporting, issuing internal/outside broker payroll, monthly invoicing of outstanding receivables, compilation of daily bank deposits, and the reconciliation of 'Reimbursable Expense Accounts' i.e., client, employee, transaction, and departed-deficit broker

Key Achievements:

- ✓ Awarded '1997 New England Area, Employee of the Year'
- ✓ Solely processed 74% of the region's transactions

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Professional Experience (Page 2 of 2):

June 1996 – ***Eastern Bank, Malden, MA***
July 1997 **Credit Analyst, Commercial Lending/Commercial Real Estate Department**

Arrived at lending recommendations for all types of Commercial Loan and Mortgage programs by analyzing/restating financial statements, performing Trend Analysis, and underwriting repayment risk

- Developed expertise in the analysis of financial statements and ratios
- Primary responsibilities included writing quarterly and annual credit diaries, researching and analyzing industry information, and preparing presentations for Credit Committee
- Accompanied officers on customer calls & site visits and trained junior-level analysts
- Successfully completed the 'Eastern Bank, Credit Training Program'

June 1992 – ***Pemberton Appraisal Co., Inc., Boston, MA***
June 1996 **Real Estate Appraiser, Residential Real Estate Department**

Provided valuation advisory services on all residential real estate property types, including mixed use and vacant land, for lending and asset management purposes

- Principal duties included the formation and review of residential appraisal reports, business development and client relations, and the training of new employees

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Education:

- 2001 – Present ***Massachusetts Board of Real Estate Appraisers, Dedham, MA***
Candidate Member of ‘Residential Appraiser’ (RA) Designation
- Uniform Standards of Professional Practice (USPAP)*
Uniform Standards of Professional Practice (USPAP) Update 2001-2009
REA I – Real Estate Appraisal Basics
REA IA – Appraising the Single Family Residence
REA II – Introduction to Income Property Appraisal
REA 1.2 – Practical Residential Appraising
- 2001 – Present ***Appraisal Institute, Massachusetts Chapter, Malden, MA***
Appraising the Appraisal: Understanding the Appraisal Review Process
- 2001 – Present ***JMB Real Estate Academy, Inc., Lowell, MA***
Appraising Income Properties
- 1995 – 1998 ***Boston University’s Real Estate Studies Program, Boston, MA***
Diploma in Real Estate Studies, Awarded
- Introduction to Investment Analysis*
Introduction to Real Estate Finance
Advanced Real Estate Investment Analysis: Case Study Approach
Overview of the Real Estate Development Process
Commercial Lease Analysis
Plus Three Elective Courses
- 1995 – 1998 ***Boston University’s Real Estate Studies Program, Boston, MA***
Certificate in Real Estate Finance, in alliance with, Real Estate Finance Association (REFA), Awarded
- Introduction to Investment Analysis*
Introduction to Real Estate Finance
Introduction to Market Analysis
Legal Knowledge Essential for the Real Estate Professional
Physical Evaluation of Real Estate Assets
Underwriting the Commercial Mortgage
Plus Two Elective Courses
- 1988 – 1992 ***Bentley College, Waltham, MA***
Bachelor of Science Degree in Finance, Awarded

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Licenses and Approvals:

- 1993 - Present ***Massachusetts State Certified Residential Real Estate Appraiser - #70686***
- Current Expiration Date: October 17, 2010
 - No disciplinary actions have been issued since inception
- 2001 – Present ***United States Department of Housing and Urban Development (HUD), Federal Housing Administration (FHA), Approved Appraiser***
- Current Expiration Date: October 17, 2010
 - Held FHA approval during tenure with Pemberton Appraisal Co., Inc. (1993-1996)
 - First FHA approval period expired on May 13, 2000
 - Second FHA approval period was renewed/reactivated on February 2, 2001
 - No disciplinary actions have been issued during either holding period
- 1998 – Present ***Massachusetts Licensed Real Estate Broker - #9507954***
- Current Expiration Date: October 17, 2010
 - MA Licensed Real Estate Salesperson (#9026200) from 1998-2008
 - No disciplinary actions have been issued during either holding period
- 1996 – Present ***Notary Public of the Commonwealth of Massachusetts***
- Current Expiration Date: May 21, 2010
 - No disciplinary actions have been issued since inception

Designations and Affiliations:

- 2001 - Present ***Massachusetts Board of Real Estate Appraisers, Dedham, MA
Candidate Member, Residential Appraiser (RA) Designation***

Membership does not imply any certification of qualifications or experience by the Massachusetts Board of Real Estate Appraisers. It does, however, bind the Candidate Member of its Code of Ethics and Standards of Professional Practice and Conduct.

- Fulfilled all 'Educational' and 'Experience' requirements for the Residential Appraiser (RA) designation.
- Submitted the final requirement for the Residential Appraiser (RA) designation, 'Demonstration Report Submission' of a full narrative appraisal report, which utilizes all three approaches to value on a 1-4 family residential dwelling, in accordance with USPAP.
- Anticipate being approved/awarded the Residential Appraiser (RA) designation during the fourth (4th) quarter 2009.