

**Qualifications of Appraiser  
Curtis L. Frazier, MAI**

**State Certification**

State of Kansas Certified General Appraiser, G-1568  
State of Missouri Certified General Appraiser, 2001004031  
State of Nebraska Certified General Appraiser, CG230087R  
State of Minnesota Certified General Appraiser, AP-20549170  
Temporary Practice Permits Obtained in Texas, Oklahoma, Tennessee, Pennsylvania & South Dakota

**Education:**

Missouri Southern State College, Joplin, Missouri      May 1997  
Bachelor of Science in Management Technology  
Minor in Total Quality Management  
Associate of Science in Computer Aided Drafting and Design  
Associate of Science in Computer Aided Manufacturing Technology

**Real Estate Appraisal Courses – Kansas Association of Realtors**

Appraisal Standards and Ethics  
Sales Comparison Approach  
Cost and Income Approach/Valuation of Partial Interests  
The Business of Real Estate Appraisers & Real Estate Analysis  
Appraisal Report Writing #1  
Appraisal Report Writing #2  
Simple Residential & Cost Income Lab

**Real Estate Appraisal Courses – Appraisal Institute**

Course 310:      Basic Income Capitalization  
Course 410:      Standards of Professional Appraisal Practice – Part A (USPAP)  
Course 420:      Standards of Professional Appraisal Practice – Part B  
Course 510:      Advanced Income Capitalization  
Course 520:      Highest and Best Use and Market Analysis  
Course 530:      Advanced Cost and Sales Comparison Approaches  
Course 540:      Advanced Report Writing & Valuation Analysis  
Course 550:      Advanced Applications

**Real Estate Appraisal Courses – Midwestern Appraisal Institute**

Narrative Report Writing

**Real Estate Appraisal Courses – Lifetime Learning**

Narrative Report Writing

**Real Estate Appraisal Courses – Lowman & Company, Inc.**

National Uniform Standards of Professional Appraisal Practice (2003)

**United States Department of Housing & Urban Development Seminars**

Rent Comparability Study Training Seminar – Kansas City, Missouri  
Rent Comparability Study Training Seminar – Las Vegas, Nevada  
Multifamily Accelerated Processing Seminar – Kansas City, Missouri

**Experience:**

1/05 to Present              Partner, Mainland Valuation Services, Shawnee, KS  
2/98 to 12/04              Senior Analyst, Mainland Valuation Services, Shawnee, KS  
5/97 to 2/98              Senior Appraiser, Mid-America Appraisals, Pittsburg, KS

5/96 to 5/97 Associate Appraiser, Mid-America Appraisals, Pittsburg, KS  
10/92 to 5/96 Residential Appraiser, Mid-America Appraisals, Pittsburg, KS

**Real Estate Appraisal Related Experience:**

Licensed Real Estate Salesperson State of Kansas  
Owner/developer of self-storage facilities in Kansas and Missouri  
Member of the Appraisal Institute – MAI No. 12281

**Example of Work Product:**

Skilled Nursing Facilities - Appraisals and Market Studies (MS)  
Assisted / Independent Living Facilities  
HUD Rent Comparability Studies (Kansas and Missouri)  
Multifamily Apartment Communities (Kansas, Missouri, Texas, Nebraska, Oklahoma)  
Neighborhood, Community and Regional Shopping Centers (Kansas and Missouri)  
Public and Private Golf Courses (Kansas)  
Portfolio of Convenience Stores (various locations SE Kansas & SW Missouri)  
Single Tenant and Multiple Tenant Office Buildings (Kansas and Missouri)  
Full Service Hotels and Limited Service Motels (Kansas and Missouri)  
Industrial and Special Use Property Types (Kansas and Missouri)  
Self-Storage Facilities  
Multiple Property Appraisals for Condemnation Purposes