

EXPERIENCE AND QUALIFICATIONS OF

ALLEN W. GARDINER, MAI, SRA

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Areas of Special Competence

Real estate appraisal, consulting and feasibility for residential properties, vacant land, recreational ranches, condo/townhouse projects, as well as for income-producing properties such as apartments, office building, mixed-use developments, and subdivisions. Additional services for valuation for estate, equal and uniform analysis as it relates to property tax and expert witness testimony for real estate. Additional expertise in coordination, purchase and sale negotiations.

Appraisal Institute Courses

- Supervisory Appraiser/ Trainee Appraiser Course - 2021
- North Texas Realty Symposium – 2018, 2019, 2020
- Getting It Right from the Start: A Workout Plan for Your Scope of Work - 2020
- Appraisal Institute National Conference -2017, 2019, 2022
- General Demonstration Report- Capstone Program – 2018
- General Demonstration Report Writing - 2015
- Business Practices and Ethics - 2007, 2010, 2011, 2013, 2020
- Advanced Concept and Case Studies - 2012
- National Uniform Standards of Professional Appraisal Practice - Numerous completions, latest 2022
- The Uniform Appraisal Dataset from Fannie Mae & Freddy Mac - 2011
- General Demonstration Appraisal Report Writing Seminar – 2010
- Advanced Income Capitalization – 2008
- Advanced Sales Companion & Cost Approaches – 2007
- General Market Analysis and Highest and Best Use – 2007
- Report Writing and Valuation Analysis – 2007
- Professional's Guide to the Uniform Residential Appraisal Report – 2005
- Apartment Appraisal, Concepts & Applications – 2005
- Appraising from Blueprints and Specifications – 2001
- FHA and The Appraisal Process – 1999, 2001
- Residential Design & Functional Utility – 1999
- Advanced Residential Form & Narrative Report Writing – 1996
- Residential Case Study - 1994
- Basic Valuation Procedures (1 A-2) – 1992
- R.E. Appraisal Principles (1A-1) – 1992

Relocation Appraisal Courses and Conferences

- National Relocation Conference (ERC) – 2004, 2011, 2016, 2018, 2019, 2021, 2022
- RAC TRAC -2011
- The Relocation Appraisal Training Program- 2006

Professional Licenses, Memberships, and Services

- State Certified General Appraiser (Certificate No. TX 1336677-G)
- Designated Member of the Appraisal Institute (MAI)
- Designated Member of the Appraisal Institute (SRA)
- Appraisal Institute – National
 - Board of Directors – Vice Chair -2023-2024
 - Board of Directors – Third Director - 2022
 - National Government Relations Committee – 2021-2022
 - Region VIII National Nominating Committee Member of the Appraisal Institute –2015
 - National Chair of Residential Advisory Committee, Appraisal Institute – 2004-2007 , 2009-2011
- Appraisal Institute – Regional
 - Region VIII Officer –Region Vice Chair- 2023-2024
 - Regional Representative of the North Texas Chapter of the Appraisal Institute – 2005-2008, 2010, 2019, 2020, 2021, 2022

- Appraisal Institute - North Texas
 - President of the North Texas Chapter of the Appraisal Institute – 2012
 - Vice President of the North Texas Chapter of the Appraisal Institute – 2011
 - Secretary of the North Texas Chapter of the Appraisal Institute – 2010
 - Treasurer of the North Texas Chapter of the Appraisal Institute – 2009
 - Finance Chair of the North Texas Chapter of the Appraisal Institute – 2009
 - Board of Directors for the North Texas Chapter of the Appraisal Institute – 2001-2007, 2009-2013
 - Government Relations Chair of the North Texas Chapter of the Appraisal Institute –2017-2021
 - Government Relations Committee Member of the North Texas Chapter of the Appraisal Institute - 2016, 2019, 2021
 - Nominating Committee Member, Region VIII -2012-2013, 2015
 - Nominating Committee Chair of the North Texas Chapter of the Appraisal Institute –2013
 - Nominating Committee Member of the North Texas Chapter of the Appraisal Institute – 2017
 - Finance Committee Member of the North Texas Chapter of the Appraisal Institute –2013
- RAC (Relocation Appraisers & Consultants)
 - National President – 2021-2022
 - National First Vice President – 2020-2021
 - National Second Vice President – 2019-2020
 - RAC National Board of Directors – 2019, 2020
 - Advisory Council (TAFAC) with The Appraisal Foundation Representative – 2019, 2020
 - RAC Member – 2017-2021
- Texas Licensed Real Estate Broker (License No. 0420793)

Awards and Honors

2019 North Texas Chapter of the Appraisal Institute - Volunteer of the Year Award

2017 Appraisal Institute - Volunteers of Distinction

Professional History

05/16- Present	Gardiner Ray, LLC, Owner
01/93 – 04/16	Jackson Claborn, Inc. Vice President -Residential Division
01/92 - 01/93	C.L. McDade, Inc.

Education B.B.A. Finance and Economics, Texas Tech University