

General

Richard F. Herndon Jr. has been active in real estate appraisal since 2007. He received his residential training through two companies in the Houston metro area and has been very active in residential appraisal for the past 15 years. He is a Certified Residential Appraiser for the State of Texas, Certification no. TX-1360494-R. He is certified to perform FHA appraisals and stays up to date on standards and requirements for HUD/FHA.

Education

He attended Sam Houston State University from 1999-2001; Graduated with a Bachelor of Arts degree in Criminal Justice and a minor in History in December 2001.

Appraisal Courses

Champions School of Real Estate: Residential Market Analysis & Highest & Best Use, Residential Site Valuation & Cost Approach, Advanced Residential Case Studies, Statistics, Modeling and Finance, Mastering Unique & Complex Properties, and FHA Analysis.

McKissock: USPAP Update 2022-2023, The Fundamentals of Appraising Luxury Homes, Understanding Luxury Home Features, New Construction Essentials: Luxury Homes, The FHA Handbook 4000.1, REO & Foreclosures, Avoiding Mortgage Fraud, Bifurcated, Hybrid Appraisals and Evaluations.

Other Institutions: Apartment Appraisal, How to Analyze & Value Income Properties, The Cost Approach, Introduction to Legal Description, Current Issues in Appraising, Land & Site Valuation, Form 1004MC: Accurately Analyzing and Reporting Market Conditions and the Dirty Dozen.

Real Estate Courses

Champions School of Real Estate: Law of Agency, Principles, Practices & Principles of Real Estate II, and Law of Contracts.

Experience

Richard has worked as a certified residential appraiser since January 2016. He has performed appraisals of all types to including: community land trust or Leasehold appraisals, standard mortgage appraisals, FHA and reverse mortgage appraisals, multi-million dollar appraisals, high-end and unique/complex property appraisal, proposed construction, master appraisals (land and improved), new construction, small income producing housing, small apartments, foreclosure including cost to cure, divorce and estate settlement, tax appeal, multi-family, condominium, relocation, and rural property. He also has commercial appraisal experience in appraising: land, RV Parks, Apartments, Office Warehouses, and auto dealerships.

- July 2007 - 2012: Perform contract work for Leland Conn & Associates, an appraisal firm located at 1331 Serene Trails, Tomball, TX; ph. 281.255.9293; performing primarily residential and commercial appraisals.
- December 2010- Current: Co-Owner / Operator, Valuation Services; perform residential appraisals and appraisal review.