

Representative Holvey,

House Bill 2501 is ridiculous in so many ways, I don't know where to begin.

Appraisers are regulated enough, we don't need the ACLB setting our fees. Not all assignments are the same fee. Our clients let us negotiate a higher fee if the subject of the report is complex. Not one of the ACLB staff is or ever has been an appraiser or small business owner. So why would we want them essentially trying to run our businesses. How do they know what constitutes a complex appraisal. Next thing we know the ACLB is going to be regulating how many appraisals a single appraiser can do.

Do the sponsors of this bill realize that if an Appraisal Management Company has the power to decide whether an appraiser gets paid or not will have a negative effect on the appraisal industry. The AMC's will take advantage of this rule and eventually appraisers will quit working for AMC's. It's a circular situation that could have a very negative effect.

We need to STOP this before it goes any further. It's harmful to the appraisal profession.

**Larry F. Morris**

Morris Appraisal

503-364-2067