

Prepare for a successful adventure with AI PAREA for Licensed Residential!

1. Revisit your qualifying education.

Use this to gain valuable references for different property types and form reporting. Single-unit, condominium, 2-4 units, and vacant land are the property types involved in AI PAREA. Understanding basic appraisal concepts and methods such as highest and best use analysis and scope of work will be necessary.

2. Excel at Excel.

The AI PAREA practice and final assignments require you to use Excel to analyze spreadsheet resources. You need to know how to use basic formula entries such as Mean, Median, Mode, Average, Large, and Small. In addition, regression analysis and sensitivity analysis are used within the AI PAREA assignments. Below are a few free or low-cost Excel tutorials available online.

- <https://www.google.com/search?q=how+to+learn+excel+for+free+youtube>
- <https://www.coursera.org/learn/excel-basics-data-analysis-ibm>
- <https://www.udemy.com/courses/search/?src=ukw&q=excel>

3. Improve your research skills.

Your appraisal report must meet the client requirements in the appraisal engagement letter. This involves multiple research levels. AI PAREA will provide resources for each property, and you will analyze multiple kinds of data including the legal description, zoning, HOA, neighborhood, market, site, improvements, comparable sales, comparable rentals, GRM and market rent, vacant site and cost analysis towards the final reconciliation. Online research such as assessor sites, zoning, and HOA information will be a part of your research!

4. Improve your narrative writing skills.

Complete sentences, grammar, and spelling are all part of your “impression” to the client. If your report looks sloppy, statements are inconsistent throughout, and data is missing, your AI PAREA Mentor may question the reliability and understanding of the appraisal.

5. Review form-filling applications and basic computer technology.

You will use form-filling software in AI PAREA, but remember, don't let a form guide your valuation process. Be sure you understand technology basics so you can focus on appraisal; know how to use a browser, find and attach files, create a PDF, etc.

6. Know USPAP development and reporting requirements.

USPAP development and reporting requirements are to be met for the AI PAREA practice and final assignments. Review 2024 Uniform Standards of Professional Appraisal Practice (Effective January 1, 2024) and the USPAP Guidance and Reference Manual.

7. Understand the AI PAREA Terms and Conditions before enrollment.

The AI PAREA program is a prestigious program with high performance standards. We want to fully prepare you for success by understanding the expectations and obligations of the program. Review all the [Frequently Asked Questions](#) with a specific focus on the Terms and Conditions question.

8. Reach out to us!

We would love to hear from you with any questions or comments as you consider the AI PAREA program. You can always contact us at aiparea@appraisalinstitute.org or (312) 335-4493.