

FAST MARKET VALUATIONS



Bridging the Gap between Automated Valuations and Exterior Inspections

Are you looking for a fast, cost-effective appraisal alternative to bridge the gap between automated valuation models (AVMs), neighborhood inspections and Exterior-Only (2055) inspections? LandSafe® ValueGrid Desktop Analysis meets your need by quickly providing you with an opinion of market value for a subject property based on sales comparisons.

Using sales comparisons to estimate market value

Complying fully with Uniform Standards of Professional Appraisal Practice (USPAP) requirements, the ValueGrid analysis has a limited scope of work and is developed with local market sales data. The report is typically used to value properties in areas with robust comparable market data.

Utilizing local market knowledge and industry norms, an appraiser selects three recent comparable property sales to compare to the subject property. The properties are arranged in a grid, and key characteristics are compared to render an opinion of value.

Key Characteristics	Subject Property	Comparable 1	Comparable 2	Comparable 3
Address				
Proximity to Subject				
Data Source				
Sales Price				
Date of Sale				
Gross Living Area				
Bedroom/Bath				
Age				
Parking				
Other				
Relative Comparison Analysis _____				

ValueGrid results are excellent for equity lending, quality control and low loan-to-value (LTV) loans. The ValueGrid solution is also an excellent choice when an analysis by a licensed/certified appraiser is required and an inspection or photos are not. If you require a more comprehensive appraisal format, LandSafe offers a full array of appraisal products to meet your needs.

For more information or to establish an account, contact your Account Executive, call us toll-free at 877-LS-CLOSE (572-5673) or visit www.landsafe.com.



CUSTOMER SERVICE HOURS OF OPERATION
 M – F, 7:00 a.m. to 7:15 p.m. CST
 877-LS-CLOSE (572-5673)