

QUALIFICATIONS OF THE APPRAISER
JACOB BOULDIN

FIRM: Bouldin & Associates, a real estate appraisal and consulting firm

LICENSES: Tennessee State Certified General Real Estate Appraiser No. CG-5367

EDUCATION: University of Memphis
Bachelor of Business Administration, 2019

EXPERIENCE: Over 4,000 hours of experience as a real estate appraiser. Previous appraisal assignments have included office buildings, industrial properties, retail properties, restaurants, automobile sales and service facilities, single family residential properties, apartments, religious facilities, condemnation appraisals, all types of land, and a wide variety of special use properties.

Appraisal Institute Courses Successfully Completed:

Real Estate Appraisal Principles
Basic Valuation Procedures
General Appraiser Income Approach, Part 1
General Appraiser Income Approach, Part 2
Advanced Income Capitalization
Advanced Market Analysis and Highest and Best Use
Advanced Concepts and Case Studies
General Appraiser Report Writing and Case Studies
General Appraiser Site Valuation and Cost Approach
General Appraiser Sales Comparison Approach
General Appraiser Market Analysis and Highest & Best Use
15-Hour National USPAP Course

Professional Seminars Attended:

Valuation Impacts of COVID-19

Professional Organizations:

Affiliate of the Greater Tennessee Chapter of the Appraisal Institute

PARTIAL LIST OF CLIENTS:

Financial Institutions

BancorpSouth	IberiaBank
Bank of America	Independent Bank
Bank of Bartlett	InSouth Bank
Bank of Fayette County	Landmark Community Bank
BankPlus Bank	Liberty Bank
BankTennessee	Merchants and Farmers Bank
Brighton Bank	Metropolitan Bank
Cadence Bank	Orion Federal Credit Union
California Bank and Trust	Paragon National Bank
Comerica Bank	Patriot Bank
Commercial Bank & Trust	Pinnacle Bank
Community Bank	Regions Bank
Desoto County Bank	Renasant Bank
Evangelical Christian Credit Union	Simmons Bank
Farm Credit Services	Southern Pacific Bank
Farmers and Merchants Bank	State Farm Bank
Fifth Third Bank	SunTrust Bank
Financial Federal Savings Bank	Triumph Bank
First Alliance Bank	Trust Company Bank
First Bank of Beverly Hills	Trust One Bank/Synovus
First Capital Bank	Trustmark National Bank
First Citizens National Bank	U.S. Bank
First Security Bank	Wells Fargo Bank
First South Bank	Zions First National Bank
First Tennessee Bank NA	

Other Institutions

Allstate Insurance Company

AT&T Investment Management Corporation

Baker Donelson Bearman Caldwell & Berkowitz

Baptist Memorial Hospital

BNSF Railway

Burch, Porter, & Johnson

Elvis Presley Enterprises

Evans Petree PC

G.E. Capital

Glankler Brown, PLLC

Guardian Insurance Company

Harris Shelton Hanover, & Walsh

Lexington Corporate Properties

Martin Tate

Mass Mutual Life Insurance Company

Methodist Hospital

MetLife

New York Life Insurance Company

Ohio National Life Insurance Company

Prudential Insurance Company

Shea Moskovitz, PLC

Sun Life Assurance Company of Canada

Valuation Management Group

Walmart

Wyatt, Tarrant, and Combs

Government Agencies

City of Bartlett

City of Germantown

City of Lakeland

City of Memphis

City of Millington

Federal Deposit Insurance Corporation

Federal Housing Administration

Memphis Housing Authority

Memphis Light, Gas, & Water

Memphis – Shelby County Airport Authority

Shelby County

Southwest Tennessee Community College

Tennessee Department of Finance & Administration

Tennessee Department of Transportation

Tennessee Valley Authority

Town of Arlington

Town of Collierville

University of Memphis

University of Tennessee

U.S. Department of the Navy

U.S. Department of Justice

U.S. Federal Marshall

U.S. Small Business Administration

In addition to the above clients, appraisals are completed for a variety of other institutions, individuals, corporations, and attorneys. Assignments are typically for mortgage loan purposes, portfolio management, litigation support, estate purposes, or buy/sell decisions.