

Seattle appraisal preparation

For your notes before a call or adviser discussion. Unknown is a useful answer.

Property address

Parcel number, if known

Property type

1. What decision will the appraisal support?

Write the purpose and any instructions from the attorney, tax adviser or other reader.

Date the value must reflect

Date you need the report

These are separate dates. Ask your adviser to confirm the required value date.

2. What ownership interest and intended readers?

Bring the adviser's instructions. Do not choose an ownership interest from a deed alone.

3. What has changed since the value date?

Note renovations, repairs, damage, additions and access arrangements.

4. What records do you already have?

☐ Dated photographs or invoices

☐ Written adviser instructions

☐ Parcel record or recorded deed

☐ Permit or renovation records

☐ Other records or unanswered questions

Before commissioning the report, confirm the scope, fee and delivery arrangements in writing. The appraisal addresses property value; your legal and tax advisers determine the applicable obligations.

Local record sources

King County Assessor: parcel details and sale history

King County Recorder: recorded documents and copies

Seattle permit research: additions and renovation history
