

**ANDY D. SHEPPARD, MAI**  
**Pritchett, Ball & Wise, Inc.**

1389 Peachtree Street, N.E.

Atlanta, Georgia 30309

(404) 874-4499

**EDUCATION:**

**1998**

Georgia State University: Bachelor of Arts Degree in Real Estate

Appraisal Institute education courses, exams and seminars completed:

2010	ARGUS Certification Training	2000	Course 520 – Highest & Best Use / Mkt. Analysis
2010	Experience Review Training	2000	Course 510 – Advanced Income Capitalization
2009	Condemnation Appraising: Principles & Applications	2000	Appraisal of Special Purpose Properties
2008	Conservation Easement Certification Program	2000	Course 310 - Basic Income Capitalization
2008	Awarded MAI Designation	2000	Valuation of Detrimental Conditions
2006	Comprehensive Examination	1999	Supporting Sales Comparison Adjustments
2006	Course 420 - Business Ethics	1999	Appraisal of Local Retail Properties
2005	Litigation Appraisal	1999	Course 120 – Appraisal Procedures
2005	Course 550 – Advanced Applications	1999	Course 110 – Appraisal Principles
2004	Course 540 – Report Writing	1998	Eminent Domain & Condemnation
2002	Evaluating Commercial Construction	1998	Course 420 Business Ethics
2001	Course 530 – Adv. Sales and Cost Approach	1998	Course 410 USPAP

Excludes Seminars, Symposiums, Meetings, and Recurring Bi-Annual USPAP Update Course [2004, 2006, 2008, 2010]

**EMPLOYMENT:**

**3/98 - Present**

Pritchett, Ball & Wise, Inc.; Appraiser

**EXPERIENCE:**

As an appraiser at Pritchett, Ball & Wise, Inc., I have been involved in the study, analysis and valuation of various property types, including:

- **Vacant Land:** Commercial, industrial, mixed-use, single- and multi-family residential, conservation easements, Beltline acquisitions, borrow pits, wetlands mitigation tracts, tower sites
- **Market Analysis:** Feasibility studies for proposed multi-family projects, cell tower influence on residential property values, city-wide effect of F-18 noise on residential property values, factors affecting valuation of wetlands properties in the Everglades and Big Cypress regions of Florida
- **Residential:** Proposed, existing and rehabilitation assignments for conventional and program-assisted apartments, including HOME and Low-Income Housing Tax Credit financed properties
- **Industrial:** Single- and multi-tenant buildings, textile and manufacturing plants, bulk and distribution warehouses, 1M+ SF warehouse space, chilled/refrigerated production space
- **Office:** Single- and multi-tenant offices, banks, call centers, medical/surgery centers
- **Retail:** Convenience stores, storefront retail, free-standing restaurants and stores
- **Miscellaneous:** Condemnation appraisal, expert witness preparation, mineral rights, quarries, waste treatment facilities, landfill properties and contaminated properties. I hold a Certificate of Completion for the Valuation of Conservation Easements, dated 6/2008, as offered by the American Society of Appraisers, the American Society of Farm Managers and Rural Appraisers and the Appraisal Institute and endorsed by the Land Trust Alliance.

**PROFESSIONAL AFFILIATIONS:**

Georgia Certified General Real Property Appraiser - CG #7384

Designated Member of the Appraisal Institute - MAI #12520

Leadership Roles within the Atlanta Chapter of the Appraisal Institute include:

2009-2010 and 2011-2012 Chair of the General Associate Guidance Committee; 2009-2010 Alternate Regional Representative; 2011-2012 Regional Representative; and Incoming 2012-2013 Director