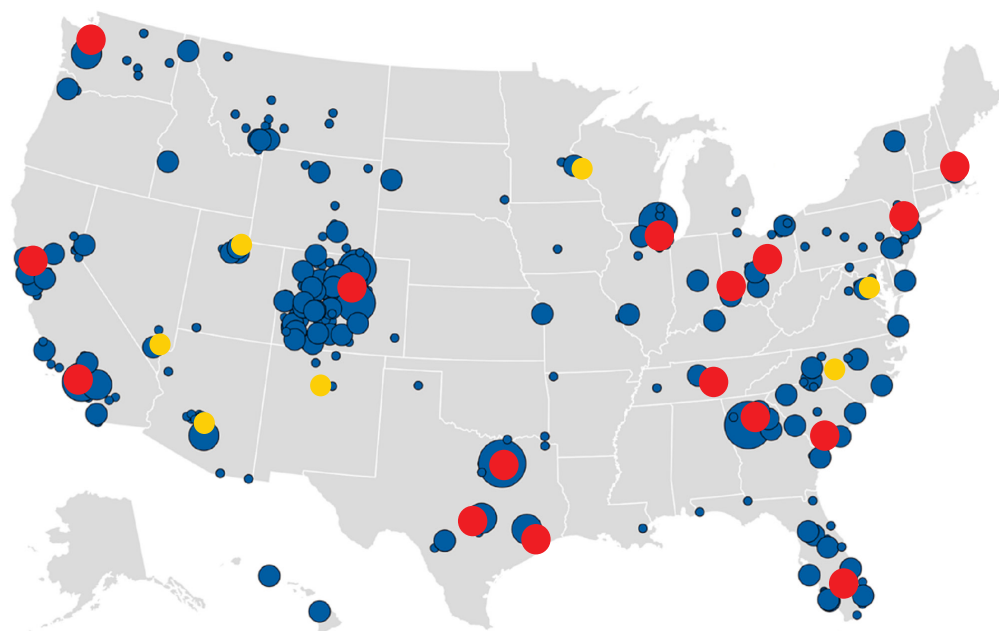


NVC

National Valuation Consultants, Inc.

LAND & SUBDIVISIONS VALUATION & ADVISORY



2023- 2024 VALUATION & CONSULTING ASSIGNMENTS



SERVICES PROVIDED

- Appraisal & Restricted Reports
- Portfolio Valuations
- Lease Negotiations
- Cost Analysis
- Litigation Support
- Expert Testimony
- Tax Appeals
- Estate Valuations

PRODUCT TYPES

- Attached/Detached Finished Lots
- Base Model Valuations
- Infill Redevelopment
- Master-Planned Communities
- Mixed-Use Projects
- Transit-Oriented Developments
- Vacant Land
- Conservation Easements

WEST

Seattle

Robert Taylor, MAI – Senior Managing Director
rtaylor@nvcinc.com | 206.865.6742

San Francisco

Brady Barbier, MAI – Senior Managing Director
bbarbier@nvcinc.com | 415.310.7974

Los Angeles

Greg Sutton, MAI – Senior Managing Director
gsutton@nvcinc.com | 303.301.8072

SOUTHWEST

Denver

Larry Stark, MAI, CRE, FRICS – CEO
lstark@nvcinc.com | 303.301.8000

Matt Ansay, MAI, CRE – President
mansay@nvcinc.com | 303.301.8001

Dallas

Chuck Dannis, MAI – Senior Managing Director
cdannis@nvcinc.com | 214.932.1818

Houston

Doug Needham, MAI – Senior Managing Director
dneedham@nvcinc.com | 281.929.0184

San Antonio

Meredith Massar – Vice President
mmassar@nvcinc.com | 281.929.0183

MIDWEST

Chicago

Jim Moher, MAI – Senior Managing Director
jmoher@nvcinc.com | 513.929.4100

Cincinnati

Jim Moher, MAI – Senior Managing Director
jmoher@nvcinc.com | 513.929.4100

Columbus

Eric Taylor, MAI – Senior Vice President
etaylor@nvcinc.com | 614.557.2531

NORTHEAST

Boston

John Monaco – Managing Director
jmonaco@nvcinc.com | 862.345.7945

NY/NJ Metro

John Monaco – Managing Director
jmonaco@nvcinc.com | 862.345.7945

SOUTHEAST

Atlanta

Peter Lamas, MAI – Senior Managing Director
plamas@nvcinc.com | 404.920.8429

Nashville

John McCullough – Vice President
jmccullough@nvcinc.com | 678.888.5781

Savannah

Jeff Keller – SVP, Regional Manager
jkeller@nvcinc.com | 404.419.7300

South Florida

Chuck Gardner, MAI – Senior Managing Director
cgardner@nvcinc.com | 561.379.2918

NVC

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CORE VALUES

NVC was founded upon and continues to operate by two guiding principles: client service and quality of product. Each client is important to our firm, exemplified by our commitment to quality, dedication to valuing assets fairly, delivering a high level of transparency in our reporting, and maintaining open communication throughout the valuation process.

EXPERTISE

NVC's Land and Subdivision Group has been involved in a multitude of complex land development projects nationwide, from small single-family subdivisions to large mixed-use projects. Our firm's extensive experience afforded us the opportunity to value some of the largest and well-known master planned projects including Mountain House, Whitney Ranch, Sunfield, Boise, Painted Prairie, Centerra, Trilogy, Central Park (Stapleton) and the Woodlands. Proposed land projects have included attached and detached finished lots, new urbanism, infill redevelopment, mixed-use and several Transit Oriented Development (TOD) sites.

MARKET KNOWLEDGE

Our staff's analytical expertise is enhanced by NVC's proprietary database, which contains sale and land development cost data on hundreds of projects nationwide. Coupled with access to a wide array of nationally recognized market data resources and a dedicated professional research staff, our valuation team has all the tools necessary to focus on national, regional and local market trends and transactions.

PORTFOLIO VALUATION

NVC's valuation team includes more than 60 certified general appraisers, half of whom hold the MAI designation. This allows us to promptly allocate the appropriate qualified resources to complex portfolio assignments involving multiple assets of all property types on a national basis. Our 16 regional offices and team of highly skilled appraisers and research staff ensure the necessary personnel and geographic coverage to deliver a superior report product that is tailored to each client's needs in a timely manner.



Larry Stark, MAI, CRE, FRICS

CEO/Founding Principal
303.301.8000
lstark@nvcinc.com



Matt Ansay, MAI, CRE

President
303.301.8001
mansay@nvcinc.com



Carter Morrison, MAI

Executive Vice President
303.301.8002
cmorrison@nvcinc.com