

Mississippi - Customary and Reasonable Fees Survey Results

% What is your Customary and Reasonable fee for a 1004 (Single-family detached) appraisal for Fannie Mae and Freddie Mac?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	14.3% (1)	14.3% (1)	71.4% (5)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	7
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (2)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	2
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	12.5% (1)	50.0% (4)	37.5% (3)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	8
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (3)	44.4% (4)	22.2% (2)	0.0% (0)	0.0% (0)	0.0% (0)	9
answered question											22

& What is a reasonable turnaround time for a 1004 (Single-family detached) appraisal for Fannie Mae and Freddie Mac?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	33.3% (2)	33.3% (2)	33.3% (2)	0.0% (0)	0.0% (0)	6
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	33.3% (1)	66.7% (2)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	28.6% (2)	0.0% (0)	71.4% (5)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	22.2% (2)	33.3% (3)	33.3% (3)	0.0% (0)	11.1% (1)	9
							answered question	22

3. What is your Customary and Reasonable fee for a 1004 (Single-family detached) appraisal for FHA?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (2)	50.0% (3)	16.7% (1)	0.0% (0)	0.0% (0)	0.0% (0)	6
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (1)	66.7% (2)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	14.3% (1)	71.4% (5)	14.3% (1)	0.0% (0)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (2)	37.5% (3)	37.5% (3)	0.0% (0)	0.0% (0)	0.0% (0)	8
answered question											22

(. What is a reasonable turnaround time for a 1004 (Single-family detached) appraisal for FHA?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	33.3% (2)	33.3% (2)	33.3% (2)	0.0% (0)	0.0% (0)	6
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (3)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	28.6% (2)	0.0% (0)	71.4% (5)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	22.2% (2)	22.2% (2)	44.4% (4)	0.0% (0)	11.1% (1)	9
<i>answered question</i>								22

) . What is your Customary and Reasonable fee for a 1004 (Single-family detached) REO Appraisal with REO addendum?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (1)	25.0% (1)	50.0% (2)	0.0% (0)	0.0% (0)	0.0% (0)	4
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (1)	66.7% (2)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	42.9% (3)	28.6% (2)	28.6% (2)	0.0% (0)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	11.1% (1)	33.3% (3)	44.4% (4)	11.1% (1)	0.0% (0)	0.0% (0)	9
<i>answered question</i>											20

*** . What is a reasonable turnaround time for a 1004 (Single-family detached) REO Appraisal with REO addendum?**

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	50.0% (2)	50.0% (2)	0.0% (0)	0.0% (0)	4
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	33.3% (1)	33.3% (1)	33.3% (1)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	28.6% (2)	0.0% (0)	71.4% (5)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	11.1% (1)	22.2% (2)	44.4% (4)	0.0% (0)	22.2% (2)	9
answered question								20

7. What is your Customary and Reasonable fee for a 2055 (Exterior or "drive-by") appraisal?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	40.0% (2)	20.0% (1)	20.0% (1)	20.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	5
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	66.7% (2)	33.3% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	28.6% (2)	14.3% (1)	28.6% (2)	28.6% (2)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	33.3% (3)	33.3% (3)	22.2% (2)	11.1% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	9
answered question											21

, . What is a reasonable turnaround time for a 2055 (Exterior or "drive-by") appraisal?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	16.7% (1)	33.3% (2)	16.7% (1)	33.3% (2)	0.0% (0)	0.0% (0)	6
Hattiesburg, MS MSA	0.0% (0)	50.0% (1)	0.0% (0)	50.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	2
Jackson, MS MSA	0.0% (0)	14.3% (1)	57.1% (4)	0.0% (0)	28.6% (2)	0.0% (0)	0.0% (0)	7
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	11.1% (1)	33.3% (3)	11.1% (1)	44.4% (4)	0.0% (0)	0.0% (0)	9
<i>answered question</i>								21

- . What is your Customary and Reasonable fee for a 1004C (Single Family Manufactured Housing) appraisal?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	66.7% (2)	33.3% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	3
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	66.7% (2)	33.3% (1)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (1)	25.0% (1)	50.0% (2)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	4
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	28.6% (2)	57.1% (4)	14.3% (1)	0.0% (0)	0.0% (0)	7
answered question											15

%\$. What is a reasonable turnaround time for a 1004C (Single Family Manufactured Housing) appraisal?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	33.3% (1)	0.0% (0)	66.7% (2)	0.0% (0)	0.0% (0)	3
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (1)	66.7% (2)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (1)	75.0% (3)	0.0% (0)	0.0% (0)	4
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	14.3% (1)	57.1% (4)	14.3% (1)	14.3% (1)	7
<i>answered question</i>								15

%% What is your Customary and Reasonable fee for a 1073 (Condominium) appraisal?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (2)	33.3% (2)	0.0% (0)	16.7% (1)	16.7% (1)	0.0% (0)	6
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	1
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (1)	75.0% (3)	0.0% (0)	0.0% (0)	0.0% (0)	4
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	50.0% (1)	0.0% (0)	0.0% (0)	50.0% (1)	0.0% (0)	0.0% (0)	2
answered question											12

%& What is a reasonable turnaround time for a 1073 (Condominium) appraisal?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	40.0% (2)	0.0% (0)	60.0% (3)	0.0% (0)	0.0% (0)	5
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	1
Jackson, MS MSA	0.0% (0)	0.0% (0)	25.0% (1)	25.0% (1)	25.0% (1)	0.0% (0)	25.0% (1)	4
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (2)	0.0% (0)	0.0% (0)	2
<i>answered question</i>								12

3. What is your Customary and Reasonable fee for a 1025 (Small Residential Income Property – Duplex, Tri-Plex, or 4-Plex) appraisal?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	20.0% (1)	20.0% (1)	20.0% (1)	40.0% (2)	5
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (2)	0.0% (0)	2
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	20.0% (1)	20.0% (1)	40.0% (2)	20.0% (1)	5
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (1)	50.0% (2)	25.0% (1)	0.0% (0)	4
answered question											15

% . What is a reasonable turnaround time for a 1025 (Small Residential Income Property – Duplex, Tri-Plex, or 4-Plex) appraisal?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	25.0% (1)	25.0% (1)	25.0% (1)	25.0% (1)	4
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	50.0% (1)	50.0% (1)	0.0% (0)	0.0% (0)	2
Jackson, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	20.0% (1)	20.0% (1)	20.0% (1)	40.0% (2)	5
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0
Rural Mississippi	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	40.0% (2)	20.0% (1)	40.0% (2)	5
<i>answered question</i>								15

% . What is your Customary and Reasonable fee for a 2000 (Single-Family Field Review) appraisal?

	<\$175	\$175- \$250	\$251- \$300	\$301- \$350	\$351- \$400	\$401- \$450	\$451- \$500	\$501- \$550	\$551- \$600	\$601+	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	40.0% (2)	0.0% (0)	0.0% (0)	40.0% (2)	20.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	5
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	33.3% (1)	33.3% (1)	33.3% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	0.0% (0)	16.7% (1)	0.0% (0)	66.7% (4)	16.7% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	6
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	0.0% (0)	12.5% (1)	37.5% (3)	12.5% (1)	25.0% (2)	12.5% (1)	0.0% (0)	0.0% (0)	0.0% (0)	8
<i>answered question</i>											19

% . What is a reasonable turnaround time for a 2000 (Single-Family Field Review) appraisal?

	24 hours	2 Business Days	3 Business Days	4 Business Days	5 Business Days	6 Business Days	7+ Business Days	Response Count
Gulfport-Biloxi, MS MSA	0.0% (0)	20.0% (1)	40.0% (2)	20.0% (1)	20.0% (1)	0.0% (0)	0.0% (0)	5
Hattiesburg, MS MSA	0.0% (0)	0.0% (0)	33.3% (1)	33.3% (1)	33.3% (1)	0.0% (0)	0.0% (0)	3
Jackson, MS MSA	0.0% (0)	16.7% (1)	0.0% (0)	16.7% (1)	66.7% (4)	0.0% (0)	0.0% (0)	6
Pascagoula, MS MSA	0.0% (0)	0.0% (0)	100.0% (1)	0.0% (0)	0.0% (0)	0.0% (0)	0.0% (0)	1
Rural Mississippi	0.0% (0)	12.5% (1)	37.5% (3)	12.5% (1)	37.5% (3)	0.0% (0)	0.0% (0)	8
<i>answered question</i>								19