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What is a Probate Appraisal?

The appraisal for a Probate is the same as a normal appraisal process, we decide on the property value as of a certain date.

What is the date of the appraisal for Probate?

The effective date of the appraisal is normally the "date of death" or could be a different date sometimes up to a year after the date of death. This is decided by your Accountant, CPA or Attorney as they may decide what date is best for your probate case and paying tax.

Do you do Vacant Land or Commercial buildings or International property?

We can take care of all your Real Estate Appraisal needs for vacant land and commercial properties you may have. We can appraise anywhere in the USA & International properties too.

How long will this process take?

The entire process depends upon the scope of work required, however most single family homes or small commercial buildings can be completed in less than one week, delivered back to you.

How do you delivery the report?

We will send you the final Appraisal by e-mail in a PDF for your records and print you a color hardcopy sent by US Priority mail directly to you. Next Day FedEx is available at your request.

What payment methods do you accept & what is your fee?

We accept MasterCard & Visa. Your personal check is welcome too. We will outline our total fee in writing to you and collect 50% retainer with our signed agreement letter between us outlaying our scope of work on the appraisal process. Written agreement saying what to expect from our company is best to avoid any miss communications and you will then have a valid contract to assure you of the work completed in a professional manner.

Are you Licensed Appraisers?

Simple answer is YES. We are licensed by the State of California Our License numbers are on this web site.

I am going through a Divorce, what do I need to do?

The "Real" value of Real Estate is an important element to any Divorce. You need to know the "real market value" from a independent neutral third party, meaning us. Hiring us to give you a value of your Real Estate will insure you of the correct value. Realtors do a good job of selling property but do not have the expertise or license to value property as an appraisal. The court system if your

Probate Estate Trust Appraisal Orange County, Los Angeles, San Diego County

divorce is contested will require each party to obtain a professional appraisal from a licensed appraiser, not a Realtor.

Will you testify in court for me about your appraisal?

We do not testify in court, this is not part of our scope of work with you. Our job is to make an appraisal report for of the actual market value of your home of a certain date. You can have a special "appraiser" who can help your Attorney if you need a person to testify in court about the value of the property, your Attorney will hire a "court" appraiser to help you. Our job is only to help you with the real value on non-contested divorce.
