

6.9 - Exhibit 06--Continued**C-2.2(b)(4) - Part IV – EXHIBITS AND ADDENDA**

Include the following items as applicable to the appraisal problem if not included in the body of the report:

1. **Maps.** Maps shall clearly identify the properties and be of sufficient quality to enable the reviewer to locate the properties on the ground. Maps shall be dated, include a legend, scale, and north arrow. The original copy of the report MUST contain original maps or vivid color copies.

a. **Area Map** - Small scale map showing the general location of the subject market area.

b. **Neighborhood Map** - This map shall show the appraised property and its immediate neighborhood.

c. **Tract Map or Plat** - This shall be a large-scale (2-inch/mile) USGS or similar quality map that clearly shows the appraised property and pertinent physical features such as roads, streams, and improvements.

d. **Recreation Residence Tract Plat** – This map will be furnished by the Forest Service, if available. The map generally depicts tract groupings and typical lot(s) within a grouping.

e. **Comparable Sales Location Map** - This map shall show the location of the appraised property and the sales. Delineate the boundaries of the appraised properties and comparable sales when the map is of sufficient scale to be meaningful. If all pertinent comparable sales cannot be shown on the same map as the appraised property, a smaller-scale map (such as a state road map) may be included in addition to the larger scale map.

2. **Sale Transaction Forms.** Include a completed form showing all information for each comparable transaction used in the appraisal. Include a plat (if available), a USGS topographic map (if appropriate), and color photo(s) of each sale. The transaction number must match the number of the transaction listed in the report.

3. **Legal Description.** Include a full legal description of the property appraised if not shown in the narrative section of the report.

4. **Title Information.** Include a copy of the statement of interest (status report) for the Federal land, if provided.

5. **Photographs.** Provide quality color photographs of the appraised property and all comparables in the original and all copies of the final report. Photographs may be a