

# **RESUME & QUALIFICATIONS**

## **GEORGE T. (TOM) TIMMONS**

Licensed:

**INDIANA CERTIFIED  
GENERAL APPRAISER**  
State of Indiana  
CG69201266

Real Estate Broker  
State of Indiana  
PB51208540

### **Professional Affiliation:**

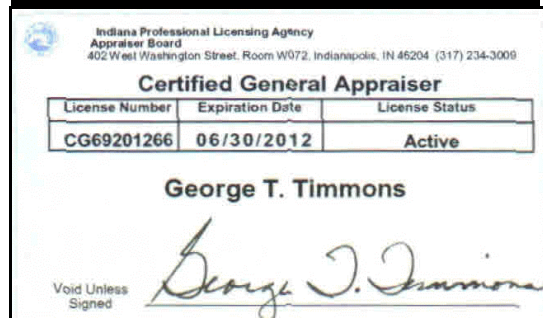
Member: Lafayette Board of Realtors  
Member: Real Estate Appraisal Section  
National Association of Realtors  
Member: Lafayette Chapter of NAIFA  
Pres. : Lafayette Multiple Listing Service, Inc, 1992  
Chairman of Board: Lafayette 56ers, 1981  
Pres. : Lafayette 56ers, 1978, 1980  
Charter President: Jasper County Jaycees, 1962  
Named Jaycee Outstanding Young Man of America, 1962  
Regional Vice President: Indiana Jaycees, 1963 & 1964  
Designation: Certified Financial Planner, 1991  
College for Financial Planning, Denver, CO  
Approved By the Indiana Department of Transportation for  
right-a-way work

### **Work Experience Prior to Real Estate:**

53-56: U.S.M.C., United States and Korea  
57-64: Branch Manager, Equifax, Rensselaer, IN  
64-70: Vice President, Property Manager, Smith  
Enterprises, Lafayette, IN  
70-72: President and Part Owner, Better Movies, Inc.,  
Lafayette, IN (Jerry Lewis Twin Theaters in Lafayette  
Square)  
70-77: President and Part Owner, Shawnee, Inc., Lafayette,  
IN (Shawnee Restaurant & Tavern on Union Street)  
78-80: Sales, Capp Homes, Davenport, IA

### **Real Estate Experience:**

80-Present  
Real Estate Broker & Salesperson  
Highland Park Associates, Inc., Lafayette, IN  
82-Present:  
President and General Manager, Highland Park  
Management, Inc., Lafayette, IN  
Managing over 100 residential & income units  
in the Greater Lafayette area. Rehabilitated  
three buildings and applied for and successfully  
received five federal tax credits for others.  
82-Present:  
Owner Timmons Realty, Lafayette, IN  
Owning and Managing 27 Rental Units, rehabilitating three units and applied for and received two tax  
credits.  
80-Present:  
Fee appraiser of numerous Residential, Commercial, Office, Industrial, and multi use  
properties in Central Indiana.



**Appraisal Studies 453 hours**

NAR	The Basics of Appraisal	15 hrs	1991
NAR	Real Estate Analysis	15 hrs	1991
NAR	Sales Comparison Approach	15 hrs	1991
NAR	Income & Cost Approach, and Valuation of Partial Interests	15 hrs	1991
NAR	Appraisal Standards and Ethics	15 hrs	1991
NAIFA	2.1 Introduction to Income	30 hrs	1993
NAIFA	2.2 Techniques of Income		
	Property Appraising	30 hrs	1993
NAIFA	4.5 The New URAR Form	7 hrs	1994
NAIFA	5.0B Limited Scope Appraisals	15 hrs	1994
NAIFA	3.1 Principles of Farm, Ranch and Rural Appraising	30 hrs	1994
NAIFA	9.1 Capitalization Techniques Using the Road Map System	15 hrs	1995
NAIFA	9.1 Capitalization Techniques Using Road Map	15 hrs	1995
NAIFA	2.7 Financial Analysis	15 hrs	1995
NAIFA	5.2 Fair Lending Requirements	7 hrs	1997
NAIFA	5.0 Uniform Standards of Practice	15 hrs	1997
NAIFA	5.0 Uniform Standards of Practice	16 hrs	1999
NAIFA	1.3B Mobile / Manufactured Home Review	4 hrs	1999
NAIFA	1.3C Home Inspections/Common Defects in Homes	4 hrs	1999
NAIFA	4.7 Valuation Analysis for Home Mortgage Insurance	7 hrs	1999
NAIFA	2.6 ADA and the Appraiser	4 hrs	1999
NAIFA	2.3 Condemnation Appraisals	15 hrs	2000
NAIFA	1.2 Market Abstraction	4 hrs	2000
NAIFA	5.1 Uniform Standards of Practice	15 hrs	2001
NAIFA	6.0a Introduction to Historical Appraising	4 hrs	2001
NAIFA	15.1 Roadmap System	4 hrs	2001
NAIFA	4.4A Relocation Report Writing	4 hrs	2001
NAIFA	5.0A USPAP	7 hrs	2002
NAIFA	99.1 Flips, Fraud, and the FBI	4 hrs	2002
NAIFA	16.3 Gramm, Leach, Bliley Privacy and the Appraiser	2 hrs	2002
NAIFA	5.0a USPAP	8 hrs	2003
RES	1018 Indiana Appraisers Statutes and Rules	4 hrs	2003
RES	1050 Residential Case Studies II	4 hrs	2003
NAIFA	5.3 Scope of Work	8 hrs	2003
NAIFA	1.5C Residential Analysis for Small Income Property Appraisal	8 hrs	2004
NAIFA	5.0a USPAP	8 hrs	2005
ASSETS EDUCATION	Indiana License Law	4 hrs	2005
NAIFA	5.0a USPAP for 2006	7 hrs	2006
NAIFA	4.7 FHA Appraisal Protocol Update	7 hrs	2007
NAIFA	15.2 Appraisal of Foreclosure Properties	8 hrs	2007
NAIFA	Laws and Regulations	4 hrs	2007
NAIFA	Easements, Profits, and Licenses in Land	7 hrs	2007
INDOT	INDOT Appraisal Training Seminaar	14 hrs	2008
NAIFA	Appraisal Review, Part 1	7 hrs	2008
NAIFA	5.0a USPAP for 2008	7 hrs	2008
NAIFA	Appraisal Review, Part 2	7 hrs	2008
NAIFA	Appraising in the Foreclosure Market	7 hrs	2009
NAIFA	5.0a USPAP for 2010	7 hrs	2010
Appraisal Institute	Real Estate Finance Statistics & Valuation Modeling	14 hrs	2010

**COMPUTER EXPERTISE:**

WORD PERFECT ALL VERSIONS TO RELEASE 12 FOR WINDOWS  
LOTUS 123 (ALL VERSIONS TO THE 9.7 MILLENNIUM ADDITION)  
DATAEASE DATABASE  
MARSHALL SWIFT ON LINE COST SYSTEM  
ALL 123 FORMS INCLUDING PROPERTY AND DIRECT GRIDS, OPERATING STATEMENT,  
CAPITALIZATION RATE, INVESTMENT SUMMARY AND DCF