



# Why the Financial System Needs Appraisers

## Guests

**Jim Park**, Executive Director, Appraisal Subcommittee

**Greg Gonzales**, Commissioner, Tennessee Department of Financial Institutions

Today, we discuss what appraisers do, why they matter, what it takes to become an appraiser and the challenges and opportunities facing the industry today.

## Chapters

- [0:13](#) - What is an appraiser?
- [2:00](#) - Why do some loan sales need an appraisal?
- [5:08](#) - Are there any other types of properties that regularly get appraisals?
- [7:23](#) - Do you need an appraisal for every land property sale?
- [8:35](#) - How does one become an appraiser?
- [13:10](#) - Who sets the standards for becoming an appraiser?
- [16:12](#) - What is the Appraisal Subcommittee
- [18:58](#) - Similarities of financial and appraiser supervision and
- [20:46](#) - Keeping up with the pace of appraisal demand
- [22:14](#) - How do state regulators interact with appraisers?
- [25:50](#) - The future of the appraisal industry
- [27:52](#) - The impact of technology on appraisals
- [31:25](#) - The impact of COVID on appraisals

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