



Darrel R. Lloyd, Jr. / R.E. General Appraiser

Appraisal Review Consultant, T. Gschwender & Associates, Inc. 2016-Present:

Darrel R. Lloyd Jr. is the Chief Executive Officer of IREM Solutions, Inc. and head of its commercial valuation and advisory group. He has been engaged in the analysis and valuation of assets on a local, regional and national basis since 1986. Mr. Lloyd has over 25 years of expertise in valuation and counseling of all major types of and interests in real estate. His experience includes market value appraisals on varied property types for acquisition, condemnation, mortgage, estate, real estate tax, historic preservation, and other purposes. Property types appraised and studies conducted include residential, commercial, industrial and special purpose properties, as well as highest and best use studies and impact studies. He has qualified as an expert witness in state supreme and federal courts.

QUALIFICATIONS:

Education:

- Valencia College, Orlando, Florida
- State University of New York at Buffalo

Examples of Technical Training:

- Society of Real Estate Appraisers-Course 101, "Introduction to Appraising Real Property", Buffalo, New York
- Society of Real Estate Appraisers-Course 102, "Applied Residential Property Valuation", Buffalo, New York
- Society of Real Estate Appraisers-Course 201, "Principles of Income Property Appraising", Buffalo, New York
- Society of Real Estate Appraisers-Course 202, "Applied Income Property Valuation", Tarpon Springs, Florida
- Society of Real Estate Appraisers, "Professional Practice Seminar", Kingston, NY
- Marshall & Swift Cost Valuation Seminar, "Calculator Cost Method", Buffalo, NY
- Appraisal Institute, "Standards of Professional Practice", Buffalo, New York
- Appraisal Institute - Course 520, "Highest & Best Use and Market Analysis", West Palm Beach, Florida
- American Society Appraisers, "Machinery and Technical Specialties", Chicago, IL
- American Society Appraisers, "Business Valuation", Toronto, Canada
- National Golf Foundation, "Golf Course Development and Revaluation", San Francisco, California
- Appraisal Institute, "Appraisal of Nursing Facilities", Syracuse, New York
- Appraisal Institute, "Standards of Professional Practice", Buffalo, New York
- Appraisal Institute, "Standards of Professional Practice", Boca Rotan, Florida
- Appraisal Institute, "Evaluating Commercial Construction", Tampa, Florida
- Appraisal Institute, "National USPAP Course", Amherst, New York
- Appraisal Institute, "Analyzing Operating Expenses
- Seminar: "Law of Easements", Buffalo, New York
- Appraisal Institute, "Valuation Case Studies", Ellicottville, New York

- Appraisal Institute, "Valuation Case Studies", Tampa, Florida,
- Appraisal Institute, "Office Building Valuation", Tampa, Florida
- Appraisal Institute, "Business Practice & Ethics"
- Appraisal Institute, "Analyzing Tenant Credit Risk/Commercial Lease Analysis", Lakewood Ranch, FL
- Appraisal Institute, "National USPAP Course"
- Appraisal Institute, "Valuation Perspectives Course", Ellicottville, New York
- Appraisal Institute, "Fundamentals of Separating Real Property, Personal Property and Intangible Business Assets Course", Lakewood Ranch, FL
- Pennsylvania Law for Appraisers
- "National USPAP Course"