

# L. Rae Nomura, MAI

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## Appraisal & Consulting Group, LLC

Rae was born and raised in Grants Pass, Oregon, where she grew up the daughter of a residential appraiser. After attending Oregon State University, where she graduated with a major in Economics and a minor in Anthropology, she made the journey to the big city of Portland. She then attended Marylhurst University and obtained an MBA in Sustainable Business and Real Estate Development. Shortly thereafter she came to terms with her destiny to become an appraiser.

Rae began her appraisal career in 2013 as a trainee at Colliers International where she worked under Grant Norling, MAI. She focused upon retail properties, plus exposure to office buildings, mixed-use developments, and commercial land. In 2015 she helped Norling open Pacific Coast Valuation Group's Portland office. There she was able to expand her knowledge on the business operations of the appraisal industry and increase her property type focus to include multi-family.

In 2018, Rae made the move to Appraisal & Consulting Group, LLC. She is a member of the Appraisal Institute, CREW, and is a part of NAIOP's Developing Leaders Committee. She is licensed in Oregon and Washington and received her MAI designation in 2019.

### EDUCATION AND QUALIFICATIONS

Master of Business Administration, Marylhurst University, 2012

Bachelor of Arts in Economics, Minor in Anthropology, Oregon State University, 2010

### REAL ESTATE EDUCATION AND QUALIFICATIONS

- ◆ Basic Appraisal Principles
- ◆ Basic Appraisal Procedures
- ◆ USPAP
- ◆ General Appraiser Income Approach Part I
- ◆ General Appraiser Income Approach Part II
- ◆ General Appraiser Market Analysis and Highest & Best Use
- ◆ Real Estate Finance, Statistics, and Valuation Modeling
- ◆ General Appraiser Sales Comparison Approach
- ◆ General Appraiser Site Valuation & Cost Approach
- ◆ General Appraiser Report Writing & Case Studies
- ◆ Business Practices and Ethics
- ◆ Advanced Market Analysis and Highest & Best Use
- ◆ Qualitative Analysis
- ◆ Advanced Income Capitalization
- ◆ Interpreting Real Estate Trends in a Turbulent Market
- ◆ Discounted Cash Flow Model: Concepts, Issues, and Apps.
- ◆ Advanced Concepts & Case Studies

### PROFESSIONAL AFFILIATIONS

MAI, Appraisal Institute

NAIOP, the Commercial Real Estate Development Association, Developing Leaders Committee, 2015 to Present

Women in Commercial Real Estate (CREW), 2017 to Present

### BUSINESS EXPERIENCE

Appraiser / Partner, Appraisal & Consulting Group, LLC, 2018 to present

Appraiser, Pacific Coast Valuation Group, 2015 to 2018

Appraiser Trainee, Colliers International, 2013 to 2015

### STATE CERTIFICATIONS

Oregon, State Certified General Appraiser, License No. C001233

Washington, Certified General Real Estate Appraiser, Certificate No. 1102411

# STATE OF WASHINGTON

DEPARTMENT OF LICENSING – BUSINESS AND PROFESSIONS DIVISION

THIS CERTIFIES THAT THE PERSON OR BUSINESS NAMED BELOW IS AUTHORIZED AS A



**CERTIFIED GENERAL REAL ESTATE APPRAISER**

**LISA RAE NOMURA**  
4162 SE WAKE CT  
MILWAUKIE OR 97222

**1102411**

License Number

**11/16/2016**

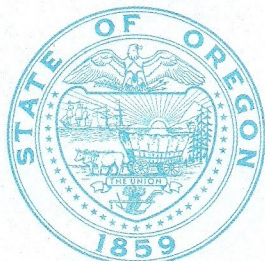
Issued Date

**09/02/2020**

Expiration Date

  
Pat Kohler, Director

PL-630-159 (R/3/16)



## Appraiser Certification and Licensure Board

**State Certified General Appraiser**

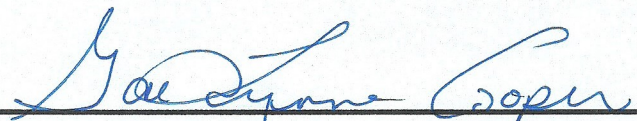
*28 hours of continuing education required*

LISA RAE NOMURA  
APPRAISAL & CONSULTING GROUP LLC  
13306 NW CORNELL RD STE 201  
PORTLAND, OR 97229

License No.: C001233

Issue Date: October 01, 2017

Expiration Date: September 30, 2019

  
Gae Lynne Cooper, Administrator