**20:14:04:17.  Responsibilities of the supervisory appraiser.** The supervisory appraiser is responsible for:

 (1)  Training, guidance, and direct supervision of the registered trainee appraiser;

 (2)  Mentoring of the registered trainee appraiser;

 (3)  Personally inspecting:

 (a)  A minimum of twenty-five residential subject properties with the registered trainee appraiser if the registered trainee appraiser is seeking the state-licensed or state-certified residential appraiser credential. If the registered trainee appraiser seeking the state-licensed or state-certified residential appraiser credential includes the appraisal of nonresidential properties, the supervisory appraiser shall personally inspect all nonresidential subject properties up to fifteen properties with the registered trainee appraiser; or

 (b)  A minimum of fifteen nonresidential subject properties with the registered trainee appraiser if the registered trainee appraiser is seeking the state-certified general appraiser credential. If the registered trainee appraiser seeking the state-certified general appraiser credential includes the appraisal of residential properties the supervisory appraiser shall personally inspect all residential subject properties up to twenty-five properties with the registered trainee appraiser.

 If the minimum personal inspections by the supervisory appraiser have been met and the registered trainee appraiser does not demonstrate competence in the appraisal work as required in § 20:14:09:02, the supervisory appraiser must continue the personal inspections until competence is demonstrated.

 If a registered trainee appraiser has more than one supervisory appraiser, all of the personal inspections of each of the supervisory appraisers may be totaled to meet the minimum personal inspections required by this subdivision;

 (4)  Reviewing the registered trainee appraiser's appraisal report to ensure research of general and specific data is adequately conducted, appraisal principles and methodologies are properly applied, the analysis is adequately developed and sound, and the opinions and conclusions are well developed, so the report is not misleading;

 (5)  Reviewing the registered trainee appraiser's work product and discussing any edits, corrections, or modifications that need to be made for compliance with the uniform standards;

 (6)  Accepting full responsibility for the registered trainee's appraisal report by signing the certification that the appraisal report has been prepared in compliance with the uniform standards;

 (7)  Signing the registered trainee appraiser's appraisal log as applicable in § 20:14:05:05.01; and

 (8)  Jointly maintaining an appraisal log with each registered trainee appraiser on a form provided by the secretary that includes each appraisal performed by the registered trainee appraiser to ensure it is accurate. Separate appraisal logs must be maintained for each registered trainee appraiser.

 **Source:** 35 SDR 175, effective January 1, 2009; 36 SDR 112, effective January 11, 2010; 38 SDR 214, effective June 21, 2012; 41 SDR 217, effective June 29, 2015; 44 SDR 27, effective August 14, 2017; 46 SDR 75, effective December 4, 2019; 49 SDR 48, effective November 22, 2022; 49 SDR 48, effective October 1, 2023.

 **General Authority:** SDCL 36-21B-3(3)(7)(16)(17).

 **Law Implemented:** SDCL 36-21B-1, 36-21B-3(3)(7)(16)(17).