

QUALIFICATIONS OF BRAD CARNEGHI, MAI
California Certified General Real Estate Appraiser No. AG044571

Brad Carneghi is a commercial real estate appraiser and principal of Carneghi-Nakasako & Associates. For nearly a decade, Mr. Carneghi has been providing real estate appraisal and consulting services in the broader San Francisco Bay Area including Santa Clara County/Silicon Valley, San Mateo, Alameda, Santa Cruz, Monterey, and San Benito Counties.

Mr. Carneghi has a range of experience in the analysis and appraisal of both commercial and residential real estate. He has appraised a wide range of property types including: industrial and warehouse facilities; retail strip and shopping centers; multi-family and single family developments; hotels/motels; office buildings of all classes and size; apartment complexes; vacant land; ground leased properties; and a diverse selection of special use properties.

Mr. Carneghi holds the prestigious MAI designation awarded by the Appraisal Institute which has long been recognized by courts of law, government agencies, financial institutions, and investors as a mark of excellence in the field of real estate valuation and analysis.

EXPERIENCE

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| May 2016 to Present | Principal, Carneghi-Nakasako & Associates, a successor firm to Carneghi and Partners, Inc. Provides appraisal and consulting services in real estate and urban economics throughout the Bay Area, with an emphasis on Silicon Valley and surrounding markets. |
| September 2007 to April 2016 | Project Manager, Carneghi and Partners, Inc. Clients included financial institutions, government agencies, law firms, development companies and individuals. |

PROFESSIONAL AFFILIATION

California Certified General Real Estate Appraiser No. AG044571
Appraisal Institute – MAI Designation: No. 513302

EDUCATION

University of California, Santa Cruz – Bachelor of Arts – Degree in Anthropology – 2006

Mr. Carneghi has successfully completed all general and advanced appraisal courses offered by the Appraisal Institute as a requirement of designated membership. Appraisal courses completed by Mr. Carneghi covered a wide range of topics in the appraisal of both residential and commercial real estate including: ethical and legal real estate appraisal compliance standards (USPAP); effective market research procedures; land valuation; accurate construction cost estimation; income analysis and valuation; real estate sales comparison methods; and detailed report writing.

Mr. Carneghi most recently completed the 7-Hour 2016/2017 USPAP update in early-2016.