
Professional Qualifications: Michael T. Jury, MAI, CCIM

Professional Experience/Work History

June 1996 to Present: Micronesian Appraisal Associates, Guam, Inc., Vice President; appraisal experience includes a wide variety of vacant land types (raw, large tracts, urban, ancestral), retail, office, industrial, residential subdivisions, service stations, and hotel properties.

August 1995 to May 1996: Property Research and Development, Inc.; Duties involved real estate research and analysis.

Designations

MAI, Appraisal Institute, August 16, 2001

CCIM (Certified Commercial Investment Member), CCIM Institute, May 1, 2003

Certification

Cornell University, School of Hotel Administration, Professional Development Program: Certification in Real Estate, Development, and Hotel Investment, July 19, 2003

Licenses

Certified Real Estate Appraiser, CA-10-024, Expiration March 1, 2012, Territory of Guam

Professional Education

Cornell University, School of Hotel Administration, Professional Development Program Courses

- Hotel Planning and Design, June 2002
- Property Asset Management, June 2002
- Fundamentals of the Hotel Investment and Financing Decision, July 2002
- Computerized Hotel Market Studies and Valuations, July 2003
- Advanced Hotel Investments, July 2003

American Hotel and Lodging Association

- Lodging & Food Service Industry, Course 100, September 2004
- Supervision in the Hospitality Industry, Course 250, September 2004
- Managing Front Office Operations, Course 333, December 2004
- Basic Hotel & Restaurant Accounting, Course 261, February 2005
- Food and Beverage Management, Course 241, March 2005

Appraisal Academy

- Fundamentals of Small Business Valuation, February 2006

Appraisal Institute Seminars

- Real Estate Fraud: The Appraiser's Responsibilities & Liabilities, October 2001
- Real Estate Disclosure, October 2001
- Appraisal Review - General, October 2001
- Small Hotel/Motel Valuation: Limited-Service Lodging, August 2003
- Analyzing Operating Statements, October 2003
- Feasibility, Market Value, Investment Timing: Option Value, October 2003
- Appraising from Blueprints and Specifications, December 2003
- Online 7 Hour 2005 National USPAP Equivalent, February 2006
- Online Internet Search Strategies for Real Estate Appraisers, February 2006
- Online Business Practices and Ethics (420), December 2006
- 7-Hour National USPAP Equivalent Course, December 2007
- Online Scope of Work: Expanding Your Range of Services, December 2007
- Online Cool Tools: New Technology for Real Estate Appraisers, February 2008
- Online Eminent Domain and Condemnation, July 2009
- Online Real Estate Finance Statistics and Valuation Modeling, February 2010
- Online Subdivision Valuation, February 2010

Appraisal Institute Courses

- Basic Income Capitalization (310), July 1997
- General Applications (320), July 1997
- Advanced Income Capitalization (510), November 1998
- Highest and Best Use and Market Analysis (520), November 1998
- Standards of Professional Practice, Part A, National USPAP (410), May 1999
- Standards of Professional Practice, Part B (420), May 1999
- Report Writing and Valuation Analysis (540), May 1999
- National Uniform Standards of Professional Appraisal Practice (USPAP)(410), July 2003

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Appraisal Institute: passed exam, course not attended

- Advanced Sales Comparison and Cost Approaches (530), April 1999
- Advanced Applications (550), April 1999
- Comprehensive Exam, August 2000

CCIM Institute: passed exam, course not attended

- Financial Analysis for Commercial Investment Real Estate (CI101), May 2001
- Market Analysis for Commercial Investment Real Estate (CI 102), January 2002
- User Decision Analysis for Commercial Investment Real Estate (CI103), November 2002
- Investment Analysis for Commercial Investment Real Estate (CI104), March 2003
- Comprehensive Exam, May 2003

Micronesia Appraisal Associates, Inc.

- Appraisal Basics: General and Residential, October 1997
- Highest and Best Use Applications (seminar), October 1997
- Valuation of Leased Fee Interests (seminar), November 1997

McKissock

- 2010-2011 National USPAP Update Equivalent, February 2010

University of Guam, Center for Continuing Education and Outreach Programs

- Uniform Standards of Professional Appraisal Practice, September 1995
- Foundations of Real Estate Appraisal, April 1996
- Appraising the Single Family Home, May 1996
- Land Use Planning & Regulations, April 2000

Pacific Association of Professional Real Estate Appraisers

- Discounted Cash Flow Analysis (seminar), January 1997
- I Tano'-ta: A Valuation Perspective (seminar), February 1999

Other Courses and Seminars

- I Tano'-ta Guam Land Use Plan Seminar, Presented by I Tano'-ta Consultants, May 1998
- National Flood Insurance Program Seminar, Presented by FEMA, August 1999
- 2001 Uniform Standards of Professional Appraisal Practice, Presented online by McKissock Data Systems, December 2001

University of Guam Courses

- Basic Statistics, May 1992
- Applied Statistics, December 1994
- Real Estate Finance, December 1995
- Real Estate Investment Analysis, May 1996

Education

June 1996: Bachelor of Business Administration Majoring in Finance/Economics, University of Guam, Mangilao, Guam.
President's List 1995/1996. National Dean's List 1996. Regent Scholar.

Teaching Experience

- Single Family Appraisal: General and Residential (R2/G2), Co-instructor, April 1998
- Appraisal Standards: General and Residential, (RS/GS), Co-instructor, June 1998
- Two-to-Four Unit Case Study: Residential (R3), Co-instructor, October 1999
- Appraisal Methods: General (G3), Co-instructor, June 2000

Organizations

- Secretary, Pacific Association of Professional Real Estate Appraisers, 1998 to 1999
- Director, Pacific Association of Professional Real Estate Appraisers, 2002
- Vice President, Pacific Association of Professional Real Estate Appraisers, 2003 to 2004
- Member, Pacific Association of Professional Real Estate Appraisers, 2005 to Present

Court Experience

- Appraisal report and testified as expert witness, former Guam governor Carl T.C. Gutierrez vs. Guam Power Authority, October 2007
- Appraisal report and testified as expert witness, Dr. Jitka Lom vs. Dr. Kia Rahmani, January ~ February 2009