



Professional Designations\Licenses\Certifications

Member, Appraisal Institute, MAI Designation #11762 - July 2001  
State-Certified General Real Estate Appraiser #RZ2085  
Florida Licensed Real Estate Broker #BK0587137

Professional Experience

Principal, Callaway & Price, Inc. – since January 2002  
Appraisal Consultant, Callaway & Price, Inc. - since January 1994  
Associate Appraiser, Boutin, Brown & Butler Real Estate Services - 1992 to 1993  
Researcher, Callaway & Price, Inc. - May 1990 to August 1990

Qualified As An Expert Witness

Brevard County, Florida	Sarasota County, Florida
Indian River County, Florida	Glades County, Florida
Broward County, Florida	Hendry County, Florida
Federal Aviation Adm., Washington, DC	Special Master Brevard County
Federal Court, Orange County	Special Master Osceola County

Education

Bachelor of Science Degree in Real Estate, Florida State University  
Associates of Arts Degree, 1990, Brevard Community College

Appraisal Institute:

Standards of Professional Practice, Part A, August 1993  
Standards of Professional Practice, Part B, August 1993  
Standards of Professional Practice, Part C, November 1998  
Single-Family Construction, August 1994  
Real Estate Evaluations in the Appraisal Industry May 1995  
Advanced Sales Comparison and Cost Approach, June 1995  
Advanced Income Analysis, August 1995  
Highest and Best Use & Market Analysis, October 1995  
Report Writing & Valuation Analysis, April 1996  
Advanced Applications (Case Studies), April 1997  
State of Florida Core Law, November 2008  
Environmental Hazards/Appraising Wetlands, October 2000  
State of Florida Law Update, October 2000  
Appraising Conservation Easements & Less than Fee Interest, October 2000  
Analyzing Commercial Leases, March 2002  
Litigation Appraisal, June 2002  
Attacking & Defending an Appraisal in Litigation, March 2003  
Subdivision Analysis November 2003  
Real Estate Finance Value and Investment Performance, September 2006  
Appraising the Tough Ones, September 2006  
Appraisal Consulting, September 2006  
Real Estate Finance, Value & Investments September 2006  
Business Practice and Ethics, November 2006



Education - Continued

Florida Appraisal Laws and Regulations, November 2006  
IFREC 14 hr CE for Real Estate September 2007  
Reviewing Residential Appraisals November 2007  
Leadership Development and Advisory Council Appraisal Institute April 2008/2009  
Identify & Prevent Real Estate Fraud September 2008  
Supervisor Trainee Roles and Rules October 2008  
Quality Assurance in Residential Appraisals October 2008  
Florida State Law for Real Estate Appraisers October 2008  
National USPAP Course November 2008  
MLS Brokers Ethics Seminar December 2008 & 2015  
Leadership Development and Advisory Council Appraisal Institute April 2009  
Florida Law July 2010  
USPAP Update Course July 2010  
Supervisor Trainee Roles & Rules July 2010  
Condemnation Appraising: Principles & Applications October 2010  
Central Florida Valuation June 2011  
Appraisal Overview February 2011  
Fundamentals of Separating Real, Personal Property & Intangible Business Assets Feb. 2012  
Central Florida Real Estate Forum June 2012 & 2013  
Florida Law & USPAP Update July 2012  
Candidate for Designation Advisor October 2012  
Central Florida Real Estate Forum September 2013  
The Appraiser as an Expert Witness December 2013  
Florida Law July 2014  
7-Hour National USPAP Update September 2014  
20-Hour Appraisal Review B - FDOT  
Florida Law July 2016  
7-Hour National USPAP Update September 2016  
Business Practices & Ethics November 2016

Geographic Experience

Throughout Florida; Alabama; Tennessee

Appraising\Consulting Expertise

Acreage/Agricultural	Marinas
Bowling Alleys	Office Buildings
Commercial Buildings	Residences
Eminent Domain	Retail Buildings
Environmentally Sensitive Lands	Service Stations
Feasibility Studies	Shopping Centers
Foreclosures	Utility Plants
Hotels	Vacant Land/Ranches
Industrial	Warehouses
Low Income Housing Projects	Citrus/Sugarcane



Litigation Appraisal Assignment - Trials

Nanzi vs. Nazi  
Florida Community Bank vs. Keenan  
PNC V Turtlemound Pointe, LLC  
RBC V The Villages  
General Development Utilities-vs-Port St. Lucie  
Suncoast Parkway  
Western Beltway, Osceola and Orange Counties  
State Road 60, Indian River County Right-of-Way  
State Road 5, Brevard County Right-of-Way  
State Road 5, Brevard County Right-of-Way  
State Road 600, Osceola County Right-of-Way  
State Road 20, Putnam County  
State Road 80, Hendry/Glades County  
State Road 542, Polk County  
State Road 45A Venice By-Pass, Sarasota County  
State Road 70, St. Lucie County  
Orange County- Various  
St. Lucie County - Various  
Brevard County-Variou  
Indian River County - Various  
Martin County-Variou

Organizations and Affiliations

Appraisal Institute, East Florida Chapter, President 2013  
Appraisal Institute, East Florida Chapter, Vice-President 2012  
Appraisal Institute, East Florida Chapter, Treasurer 2011  
Appraisal Institute, East Florida Chapter, Secretary & Regional Representative 2010  
Appraisal Institute, East Florida Chapter, Board of Directors 2008-2010  
Appraisal Institute, East Florida Chapter, Leadership Advisor and Development Council  
Appraisal Institute, National Chapter, Member  
Florida State University, Real Estate Society, Member  
Brevard County Seminole Boosters  
Melbourne/Palm Bay Chamber of Commerce Member  
Melbourne/Palm Bay Chamber of Commerce Ambassador, 1998-1999  
West Melbourne Business Association  
Co-Chairman Right-of-Way Adornment  
West Melbourne Business Association, 2000 President



# Qualifications-Curtis L. Phillips, MAI

RICK SCOTT, GOVERNOR

KEN LAWSON, SECRETARY

STATE OF FLORIDA  
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION  
FLORIDA REAL ESTATE APPRAISAL BD

<b>LICENSE NUMBER</b>	
RZ2085	

The CERTIFIED GENERAL APPRAISER  
Named below IS CERTIFIED  
Under the provisions of Chapter 475 FS.  
Expiration date: NOV 30, 2018

PHILLIPS, CURTIS L  
1120 PALMETTO AVE SUITE 1  
MELBOURNE FL 32901

