



Purpose: The American Association of Professional Appraisers acknowledges the importance of ethical obligations and practices in the delivery of professional real-estate appraiser services. To honor AAPA's promise of trusted, quality services, and its responsibility to the communities its members serve, AAPA adopts this Code of Ethics.

This Code of Ethics informs the public of AAPA's ethical structure and protects the honesty and professionalism of every member, and that of the appraisal industry.

Code of Ethics

AAPA members:

1. Strive to avoid conduct that alters or harms public trust in professional appraisers or the appraisal industry.
2. Shall conduct themselves and their work in accordance with this Code of Ethics to serve public's best interests.
3. Promise to take no biased action of any kind during an appraisal or analysis to promote a third-party's or member's personal interest, or any action that compromises the appearance of complete, evidence-based objectivity.
4. Shall take responsibility for their individual appraisals.
5. Shall sign every appraisal as the responsible appraiser.
6. Will not perform tasks outside their expertise and professional experience.
7. Shall remain objective in exercising appraisal judgments and taking appraisal-related actions.
8. Shall strive to avoid damaging the client/appraiser relationship during an appraisal or related business activity.
9. Shall follow the current Uniform Standards of Professional Appraisal Practice (USPAP) guidelines, and never knowingly fail to observe USPAP requirements. (USPAP is the official guidance document published by the Appraisal Standards Board (ASB) of The Appraisal Foundation (TAF).)
10. Will strive to advance professionalism in, and honorably represent, the appraisal industry in their daily personal and appraisal-related activities.

Requirements — AAPA members must follow this Code of Ethics and all federal and state laws affecting/governing their practice activities.

Exceptions to the Code — If a federal, state, or regional law or regulation conflicts with the Code of Ethics, all AAPA members shall follow the law or regulation and must notify AAPA's editorial and legal review committees of the discrepancy.