

**HOUSE . . . . . No. 314**

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**The Commonwealth of Massachusetts**

PRESENTED BY:

***Nicholas A. Boldyga***

*To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:*

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act amending real estate appraiser record retention requirements.

PETITION OF:

NAME:	DISTRICT/ADDRESS:	DATE ADDED:
<i>Nicholas A. Boldyga</i>	<i>3rd Hampden</i>	<i>2/17/2021</i>
<i>Kay Khan</i>	<i>11th Middlesex</i>	<i>3/2/2021</i>
<i>David F. DeCoste</i>	<i>5th Plymouth</i>	<i>3/2/2021</i>
<i>Michael P. Kushmerek</i>	<i>3rd Worcester</i>	<i>3/12/2021</i>

**HOUSE . . . . . No. 314**

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By Mr. Boldyga of Southwick, a petition (accompanied by bill, House, No. 314) of Nicholas A. Boldyga and others relative to real estate appraiser record retention requirements. Consumer Protection and Professional Licensure.

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**The Commonwealth of Massachusetts**

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**In the One Hundred and Ninety-Second General Court  
(2021-2022)**  
\_\_\_\_\_

An Act amending real estate appraiser record retention requirements.

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:*

1 SECTION 1. Section 193 of Chapter 112 of the General Laws as appearing in the 2018  
2 Official Edition is hereby amended by striking out the first and second paragraphs and inserting  
3 in place thereof the following two paragraphs: -

4 Each state certified general, state certified residential, or state licensed real estate  
5 appraiser must retain originals or true copies of all written contracts engaging his services for  
6 real property appraisal work and all reports and supporting data assembled and formulated by the  
7 appraiser in preparing such reports for a period as set forth in the Record Keeping Rule of the  
8 Uniform Standards of Professional Appraisal Practice as developed by the Appraisal Standards  
9 Board of the Appraisal Foundation.

10 All records required to be maintained under the provisions of this section shall be made  
11 available by the state-certified or state-licensed real estate appraiser for inspection and copying  
12 by the board on reasonable notice to the appraiser.

- 13           SECTION 2. The title of Section 193 of Chapter 112 is replaced as follows: - Record
- 14   Retention Requirements.
- 15           SECTION 3. This act shall take effect upon passage.