

Qualifications of  
**WILLIAM M. JAMES**

MAI - Member of the Appraisal Institute  
CCIM - Commercial Investment Real Estate Institute  
MBA - University of Denver, Daniels College of Business  
Real Estate and Construction Management  
BA - University of Washington, Foster School of Business  
Urban Development

Certified General Appraiser - State of Colorado  
Former Member of the Colorado State Board of Real Estate Appraisers  
Licensed Real Estate Broker - State of Colorado

**Business Affiliations, Past/Present**

JRES Intelica CRE - Denver  
James Real Estate Services, Inc. - Denver  
RACO Development Corp. - Englewood  
Shorett and Riely - Seattle/Anchorage  
City of Seattle – Planning Commission  
Ginther Wycoff Group - Denver  
Chase and Company - Denver  
Federal Housing Administration – Denver  
US Army – Facilities Division – Stuttgart

**APPRAISAL AND ADVISORY EXPERIENCE**

**Property Types**

Agricultural Land	Distribution Warehouses	Mortuaries
Airport Parking Facilities	Dog Day Care Facilities	Movie & Performance Theaters
Aircraft Hangars	Equestrian Facilities	Nurseries
Animal Hospitals	Event Centers	Office Buildings and Condos
Antenna Towers	Food Processing Facilities	Parking Facilities
Apartments	Family Entertainment Centers	Refrigerated Warehouses
Arenas	Gasoline Stations	Residential Care Facilities
Assisted Living Facilities	Golf Courses/Clubs	Research & Development
Athletic Clubs	Gravel Mines	Restaurants
Auto Sales/Service Centers	Group Homes	Retail
Bank Buildings	Hazardous Materials/Conditions	Schools
Bowling Centers	Health Clubs	Self Service Storage
Breweries & Brew Pubs	Historic Properties	Shopping Centers
Broadcast Facilities	Homeless Shelters	Single Family Residences
Car Washes	Hospitals	Subdivisions
Casinos	Hotel/Motel	Surgical Centers
Chemical Facilities	HUD Apartments	Truck Terminals
Condominium Units, Assemblages, Complexes and Conversions	Industrial	Truck Maintenance Facilities
Continuing Care Facilities	Kennels	University Facilities
Co-Working Facilities	Lakes	Urban Land
Day Care Centers	Laboratories	Vehicle Maintenance Facilities
Community Centers	Manufacturing Facilities	Warehouses
	Medical Offices	Wetlands
	Mobile Home Parks	Worship Facilities

**Assignment Types**

Appraisals including  
Full and Fractional Interests  
Construction Progress Inspections  
Feasibility Studies  
Highest & Best Use Studies  
Market Studies  
Project Management  
Rent Studies  
Reviews of Appraisals  
Rezone Consultation  
Portfolio Analysis  
Site Selection/Acquisition

**Assignment Purposes**

Acquisition  
Arbitration  
Assessment Appeal  
Disposition  
Eminent Domain  
Estate Taxes  
Financing  
Foreclosure  
HUD Programs  
Investment Analysis  
Lease Renewal  
Litigation Support  
Negotiation Support

**Assignment Locations**

Alaska  
Arizona  
Colorado  
Idaho  
Kansas  
Louisiana  
Michigan  
New Mexico  
North Dakota  
Oklahoma  
South Dakota  
Utah  
Washington  
Wyoming

Qualifications of  
**WILLIAM M. JAMES**  
(continued)

**Representative Clients, Past/Present**

AEGON USA  
Adams Bank & Trust  
Adams County School District No. 14  
AIMCO  
Advantage Bank  
ARCS Commercial Mortgage Co.  
ANB Bank  
Amerisphere Mortgage Finance LLC  
AMG National Trust Bank  
Archon Group  
AT&T Small Business Lending Corp.  
Bank Financial  
Bank of America  
Bank of the West  
Bank of Choice  
Bank One  
Bankers Bank of the West  
Bellco Credit Union  
Berenbaum Weinschienk PC  
Berkley Bank  
BNSF Railway Company  
BOK Financial  
Brighton Housing Authority  
Brothers Redevelopment, Inc.  
Burg Simpson  
Catholic Charities  
CB Richard Ellis  
Centura Health  
Cherry Creek School District  
Cheyenne Regional Medical Center  
Church of Jesus Christ of Latter Day Saints  
City of Arvada  
City of Aurora  
City of Brighton  
City and County of Denver  
City of Colorado Springs  
City of Golden  
City of Greenwood Village  
City of Lakewood  
Citywide Banks  
Colorado Attorney General  
Colorado Business Bank  
Colorado Capital Bank  
Colorado Coalition for the Homeless  
Colorado Division of Gaming  
Colorado Dept. of Transportation  
Colorado East Bank and Trust  
Colorado Health Facilities Authority  
Colorado Housing/Finance Authority  
Colorado National Bank  
Colorado Savings Bank  
Colorado State Bank & Trust  
Colorado Board of Land Commissioners  
Comerica Bank  
Commerce Bank  
Community First National Bank  
Compass Bank  
Coors Brewing Company  
Coors Distributing Company  
Davis, Graham and Stubbs  
Denver Housing Authority  
Denver Health Medical Center  
Denver Public Schools  
Denver Water  
Douglas County Attorney  
Douglas County School District  
E-470 Highway Authority  
Enterprise Community Loan Fund  
Englewood Schools  
Fairfield Residential  
Federal Deposit Insurance Corp.  
Federal National Finance Corp.  
Firestone Tire and Rubber Co.  
FirstBank  
First National Banks/First Savings Bank  
First Western Trust Bank  
Fitzsimons Redevelopment Authority  
Ford Leasing Development Co.  
GE Capital Corporation  
GMAC Commercial Mtg. Corp.  
General American Life Insurance Co.  
Gorsuch Kirgis LLP  
Grand Junction Housing Authority  
Great Western Bank  
Greyhound Lines Inc.  
Greystone USA  
Grubb & Ellis Company  
Guaranty Bank and Trust Co.  
Guardian Life Insurance Co.  
HealthOne  
Heartland Bank  
Heller Financial  
Hope Communities  
Huntoon Hastings Inc.  
InnovAge  
Jefferson County Open Space  
Jefferson County Highways & Transportation  
Johnson Capital  
Jones Intercable, Inc.  
JP Morgan Chase Bank  
Judicial Arbiter Group  
Key Bank of Colorado  
Koelbel and Company  
Kutak Rock LLP  
LaSalle Bank  
Life Insurance Co. of Virginia  
Mercy Housing  
Mercy Medical Center  
Merrill Lynch Business Financial Services  
Metropolitan Life Insurance Co.  
Metropolitan State College of Denver  
Mile High Community Loan Fund.  
MidFirst Bank  
Molson Coors  
Municipal Bond Investment Assurance Corp.  
National Jewish Health  
NHP Property Management, Inc.  
North Valley Bank  
Oakwood Homes  
Patton Boggs LLP  
Piper Capital Management  
Platte Valley Medical Center  
PorterCare Hospital  
Prudential Bache  
Pueblo Bank and Trust  
Public Employees Retirement Assoc.  
Real Estate Research Corp.  
Red Mortgage Capital LLC  
Redstone Agency Lending  
Regional Transportation District  
Resolution Trust Corporation  
Rocky Mountain Communities  
Ross Management Group  
Safeway Stores, Inc.  
Saint Joseph Hospital  
Salvation Army  
Service Corporation International  
Sinclair Oil Company  
Southwestern Life Insurance Co.  
St. Charles Town Company  
Standard Life Ins. of Portland  
Stewart Title Guaranty Company  
Taco Bell Corporation  
Terrix Financial Corporation  
Thistle Community Housing  
Trammell Crow Company  
TransAmerica Realty Services, Inc.  
Transnation Title Insurance Co.  
Travelers Insurance Company  
Tri-State Bank  
Trust for Public Land  
Universal Lending Corp.  
Union Bank & Trust  
Union Colony Bank  
Union Pacific Railroad  
University of Denver  
Urban Land Conservancy  
US Bank  
US Department of Agriculture  
US Department of HUD  
US Department of Veterans Affairs  
US Federal Aviation Administration  
US Foods  
US General Services Administration  
US Postal Service  
US Small Business Administration  
US West New Vector Group, Inc.  
Ute Mountain Tribe  
Valley Bank & Trust  
Vectra Bank  
Volunteers of America  
Wabash Life Insurance Company  
Washington National Insurance Co.  
Wells Fargo Bank  
Western Skies, Inc.  
Western Pioneer Life Insurance Co.  
White and Steele  
WW Grainger Inc.  
Young Americans Bank  
Zocalo Community Development

Qualifications of  
**WILLIAM M. JAMES**  
(continued)

**Accepted as Expert Witness**

Superior Court - District Courts -	City of Seattle Jefferson County, City & County of Denver, Boulder County, Arapahoe County, Adams County, Salt Lake County, Utah
US Bankruptcy Court - US District Court - Circuit Court -	Districts of Colorado and Northern Oklahoma Colorado Florida, Hawaii
County Board of Equalization - Board of Assessment Appeals - American Arbitration Association	City and County of Denver, Arapahoe County State of Colorado Judicial Arbitrator Group

**County Board of Equalization Hearing Officer/Arbitrator**

City and County of Broomfield Douglas County Boulder County	City and County of Denver Jefferson County Adams County
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**Professional Associations**

Appraisal Institute  
Member, Board of Directors  
Chair, General Appraiser Council  
Member, Appraisal Standards Council  
Member – Admissions and Designations  
Qualifications Committee  
Chair, Admissions Appeals Board  
Member, General Admissions Committee  
Chair, General Experience Subcommittee  
Vice Chair, Masters Degree Program  
Subcommittee  
Member, Regional Ethics and Counseling Panel  
Director, Colorado Chapter  
Chair, Education, Colorado Chapter  
CCIM Institute  
International Right of Way Association  
National Association of Realtors  
Colorado Association of Realtors  
Denver Metro Commercial Association of Realtors  
American Planning Association

**Appraisal Instruction**

Appraisal Institute  
University of Denver - Adjunct Professor  
University of Colorado  
Colorado Association of Realtors  
Denver Board of Realtors  
Denver Metropolitan Commercial  
Association of Realtors  
Mesa County Association of Realtors  
Community College of Aurora  
Realtor's Commercial Industrial Society –  
Colorado Springs  
The CE Shop

**Published Articles**

Colorado Real Estate Journal  
Valuation Insights and Perspectives  
Journal of Property Management

**Community Affairs Past and Present**

Member, Board of Directors, Regional Transportation District, Denver Metro  
Member, Board of Directors, Housing Colorado  
Co-Chair – 16<sup>th</sup> Street Mall Steering Committee  
Member – Downtown Denver Partnership Transportation and Development Council  
Member – Radian | Placematters Advisory Committee  
Member, Advisory Board, University of Denver, Franklin L. Burns School of Real Estate  
Member, Cherry Creek Steering Committee  
Member, Citizens Advisory Committee, Central Denver Transportation Study  
Chair, Transportation Solutions Foundation Board of Directors  
Member, Citizens Advisory Committee, Cherry Creek Parking Study  
Director, Cherry Creek Chamber of Commerce  
Member, Denver Cherry Creek Rotary  
President, Denver Cherry Creek Rotary Foundation Board of Trustees