

CIVIL PENALTY AND AGREEMENT

October 8, 2021

Jacob Bianchi
281 113th Ave NE
Blaine, Minnesota 55434

Re: Our File No.: 66839/JWR

Dear Mr. Bianchi,

You failed to verify/report the correct zoning compliance status, which may or may not have impacted the valuation, but is certainly information the client needed and expected to be provided. Failing to provide accurate data related to the property is a violation of the Uniform Standards of Professional Appraisal Practice Standard rules 1-2 (e)(i), 2-2 (a)(iv) (2020) and Minn. Stat. § 82B.195 subd. 3 (1)(i) (2020).

You can resolve this matter by paying a civil penalty in the amount of \$500 and investigative fees of \$225. By signing this statement and paying the penalty, you agree to the following:

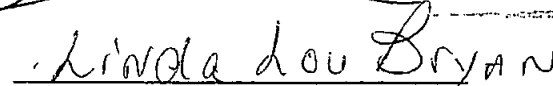
1. That the violation as described occurred and you agree to resolve it in this manner;
2. That you are aware of your right to a hearing and hereby waive that right;
3. That you have been advised of your right to legal counsel and that you have either had legal counsel or waive your right to legal counsel;
4. Your check(s), payable to the State of Minnesota, must accompany this document; and
5. Cease and desist from violations of Minn. State. § Chapters 45 and 82B.

Jacob Bianchi



STATE OF Mn.

COUNTY OF Anoka



(Signature of notary officer)

Signed before me on 10/13/2021 (date)

by: Linda Lou Bryan

My Commission expires: 1-31-2025

