

## **QUALIFICATIONS OF**

### **FRED ARREDONDO, MAI Principal Commercial Real Estate Appraiser**

**Cygnus Appraisal**  
34972 Newark Boulevard, # 242  
Newark, CA 94560  
(510)366-2604  
fred@CygnusAppraisal.com

#### **Experience**

Appraisal assignments include lending, property tax appeals, estate planning, title transfer, condemnation, residential lot subdivision, construction defect, conservation easements and prescriptive easements in the San Francisco Bay Area. Perform commercial and residential property appraisals in the California Counties of Alameda, Contra Costa, Monterey, San Benito, San Mateo, Santa Clara and Santa Cruz. Background experience includes technology consulting and business ownership.

#### **Professional License**

California Certified General Real Estate Appraiser, AG042708, Expires June 2013

#### **Professional Memberships**

Appraisal Institute, Designated Member (MAI)  
International Right of Way Association, San Jose Chapter 42 Secretary

#### **Appraisal Assignments**

Commercial: Multi-tenant office buildings, medical office buildings, R&D buildings, industrial/warehouse buildings, private schools, retail service stations and vacant land.

Residential: Multi-tenant apartment buildings, detached single family, condominiums and vacant land.

#### **Education**

B.S., Chemistry - University of Texas, Austin  
M.B.A. - California State University, Sacramento; Outstanding Graduate Student Award  
Litigation Certificate of Completion, Appraisal Institute, Chicago, Illinois

#### **Employment**

2011-Present	Cygnus Appraisal, Principal Commercial Real Estate Appraiser & Owner
2009-2011	Enright & Company, Inc., Commercial Real Estate Appraiser
2007-2009	CB Richard Ellis, Inc., Senior Appraiser
2003-2007	The Reitman Group, Associate Appraiser