



VALUATION GROUP, INC.

Professional Qualifications  
**Melissa L. Roundtree, MAI**

Position Market President  
Pillar Valuation Group, Inc.  
8555 Cedar Place Drive, Suite 112  
Indianapolis, IN 46240  
Phone: (317) 228-0266  
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Experience 2/07 – Present, Market President with Pillar Valuation Group, Inc.  
1/03 – 2/07, Appraiser with Willingham Associates, Inc.

**Property Valuations** Valuations to \$10,000,000+

**Property Types**

Retail	5,000 to 100,000+ sq. ft.
Office Buildings	1,000 to 500,000+ sq. ft.
Industrial	5,000 to 200,000+ sq. ft.
Multi Family Buildings	4 units to 1,000 units+
Land	Commercial, industrial, office, multifamily and others
Special Use Properties	Restaurants, service stations and others

**Interest Appraised**

Fee Simple	Leased Fee
Leasehold	Liquidation

**Real Estate Reports Performed Include**

Proposed Projects	Market Value Conforming to FIRREA
Leased Up Projections	Absorption Studies
Rental Projections	Market Analysis
Discounted Cash Flow Analysis	Income and Expense Projections



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### Professional Qualifications

#### **Melissa L. Roundtree, MAI**

Education	B.B.A., Majors in Finance and Real Estate, University of Cincinnati
Designations / Certifications	Successfully completed and passed all necessary education and experience hours as required for the Appraisal Institute's MAI designation.  Current with USPAP, all requirements of the continuing education program of the Appraisal Institute and state licensing.  MAI, Member of Appraisal Institute  Certified General Real Estate Appraiser, Indiana, CG41400014 Certified General Real Estate Appraiser, Kentucky, 4247 Certified General Real Estate Appraiser, Ohio, 2007004992