



PROFESSIONAL REGULATORY BOARD OF REAL ESTATE SERVICE

**PROGRAM OF THE REAL ESTATE APPRAISERS SPECIAL LICENSURE EXAMINATION
TO BE HELD ON JUNE 8, 2025 IN MIDDLE EAST**

DATE AND TIME	SUBJECTS	WEIGHT
<u>SUNDAY, JUNE 08, 2025</u>		
7:00 A.M. – 7:45 A.M	GENERAL INSTRUCTIONS AND FILLING-OUT OF FORMS	
8:00 A.M. – 12:00 N.N	FUNDAMENTALS OF REAL ESTATE APPRAISAL	50%
1:00 P.M – 5:00 P.M	PROFESSIONAL APPRAISAL PRACTICE	<u>50%</u> 100%

COVERAGE OF EXAMINATION FOR:

Fundamentals of Real Estate Appraisal

1. Fundamentals of real estate principles and practices
2. Standards and ethics
 - 2.1 Philippine Valuation Standard
 - 2.2 International Valuation Standard
 - 2.3 National Code of Ethics (DTI)
3. Theories and principles in appraisal
4. Human and physical geography
5. Real estate finance and economics
6. Land management system and real property laws
 - 6.1 PD 957
 - 6.2 BP 220
 - 6.3 Family Code
 - 6.4 Government Assessment Principles/Taxation (R.A. 7160, Manual on Real Property Appraisal and Assessment Operations, Guide Book on Mass Appraisal)
 - 6.5 RESA 9646/IRR
 - 6.6 RA 7279
 - 6.7 Agri-Law
 - 6.8 CARPER
 - 6.9 Condominium Act/RA 4726
 - 6.10 REIT Law (RA 9856)
 - 6.11 Other Laws Affecting Real Estate

Professional Appraisal Practice

1. Methodology of appraisal approaches
2. Valuation procedures and research
3. Practical appraisal mathematics (statistics and basic mathematics)
4. Appraisal report writing
5. Appraisal of machinery and equipment
6. Case studies
 - 6.1 Specialized Valuation
7. Government assessment principles/taxation (application/computation)
8. Geographical Information System (GIS) (map reading, plotting)
9. Current events

GENERAL INSTRUCTIONS:

1. The **NOTICE OF ADMISSION** will be issued at the Migrant Workers Office (MWO)/Embassy or testing centers.
2. Please bring the original documents with you for final evaluation and four (4) pieces passport size pictures with nametag.
3. Bring the following on examination day:
 - a. Two or more pencils (No. 2)
 - b. Ball pen with **BLACK INK ONLY**
 - c. One (1) piece Long Brown Envelope
 - d. One (1) piece Long Transparent Plastic Envelope
 - e. **NON-PROGRAMMABLE CALCULATORS** (Please refer to Commission Resolution No. 1809-2024 or the Updated List of Non-Programmable calculators allowed to be used in the Licensure Examination).

NOTE: ONLY ONE (1) CALCULATOR SHALL BE ALLOWED INSIDE THE EXAMINATION ROOM. CALCULATORS SHALL BE INSPECTED AND HAVE TO BE RESET BEFORE THE START OF THE EXAMINATION.

4. The following are **PROHIBITED** inside the examination premises/rooms.
 - a. Books, notes, review materials, and other printed materials containing coded data/information/formula.
 - b. **Programmable Calculators with embedded functions especially CASIO FX991ES and CASIO FX-991ES plus**
 - c. **APPLE, SAMSUNG AND OTHER SMART WATCHES, CELLULAR PHONES, EAR PLUGS, TRANSMITTERS, PORTABLE COMPUTERS, BLUETOOTH AND OTHER ELECTRONIC GADGETS/DEVICES WHICH MAY BE USED TO STORE OR RETRIEVE DATA/INFORMATION AND/OR TO COMMUNICATE FOR WHATEVER PURPOSE**
 - d. Bags of any kind (ladies' bag, shoulder bags, attaché case, backpacks, etc.)
 - e. Other examination aids not stated in this program.

The rules on the conduct of bodily search, inspection of personal belongings of the examinees, and the seizure/confiscation of prohibited items during the licensure exam (Annex A of PRC Memorandum Order No. 57, s. 2020) shall be strictly observed.

5. Examinees shall follow the health and safety protocols being implemented by the host country.
6. Read carefully and follow the instructions on your **NOTICE OF ADMISSION** and **EXAMINEES GUIDE**.

NOTE: PERSONAL BELONGINGS BROUGHT BY AN EXAMINEE SHALL BE FOR HIS/HER OWN ACCOUNT. THE PRC WILL NOT BE ANSWERABLE FOR ANY SUCH ITEM OR PERSONAL BELONGING THAT MIGHT BE LOST DURING THE EXAM WITHOUT FAULT OR NEGLIGENCE ON ITS PART.

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TO BE HELD ON JUNE 8, 2025 IN MIDDLE EAST

Manila, Philippines
March 26, 2025

APPROVED:

Paulino
OFELIA C. BINAG
Chairperson

Professional Regulatory Board of Real Estate Service

CERTIFIED CORRECT:

Lovelika T. Bautista
ATTY. LOVELIKA T. BAUTISTA
Chief, PRB Secretariat Division

PRB-RAE/O-LO/D-SRB
OCB/AGR/LTB/MADC/an
MADC

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