

WISCONSIN DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES



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STATE OF WISCONSIN
BEFORE THE REAL ESTATE APPRAISERS BOARD

IN THE MATTER OF DISCIPLINARY
PROCEEDINGS AGAINST

TAMMI KAY MCKEE,
RESPONDENT.

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:
:
:
:

FINAL DECISION AND ORDER

0004345

Division of Legal Services and Compliance Case No. 14 APP 049

The parties to this action for the purpose of Wis. Stat. § 227.53 are:

Tammi Kay McKee
1945 Randall Road
Athens, WI 54411

Wisconsin Real Estate Appraisers Board
P.O. Box 8366
Madison, WI 53708-8366

Division of Legal Services and Compliance
Department of Safety and Professional Services
P.O. Box 7190
Madison, WI 53707-7190

The parties in this matter agree to the terms and conditions of the attached Stipulation as the final disposition of this matter, subject to the approval of the Real Estate Appraisers Board (Board). The Board has reviewed this Stipulation and considers it acceptable.

Accordingly, the Board in this matter adopts the attached Stipulation and makes the following Findings of Fact, Conclusions of Law and Order.

FINDINGS OF FACT

1. Respondent Tammi Kay McKee (dob December 6, 1972) is licensed in the State of Wisconsin as a Licensed Appraiser, having certificate of licensure number 1870-4, first issued on December 1, 2004 and current through December 14, 2015. Tammi Kay McKee's most recent address on file with the Wisconsin Department of Safety and Professional Services is 1945 Randall Road, Athens, WI 54411.

2. On August 6, 2012, Respondent performed an appraisal of property located at 213 White Birch Court, Town of Mosinee, WI 54455.

3. On or about July 10, 2014, the Department of Safety and Professional Services Division of Legal Services (Division) received a complaint alleging that the subject appraisal violated the Uniform Standards of Professional Appraisal Practice (USPAP). Division Case Number 14 APP 049 was subsequently opened for investigation.

4. Respondent's appraisal was reviewed by the Division and it concluded that the appraisal and appraisal report violated the USPAP Rules and/or Standards Rules (SR).

5. On July 16, 2012, Respondent performed an appraisal of property located at 100 South 85th Street, Wausau, WI 54403.

6. On July 16, 2012, Respondent performed an appraisal of property located at 1831 Jackie Road, Mosinee, WI 54455.

7. Respondent's appraisal of the 85th Street and Jackie Road properties contain violations of USPAP which are similar in nature to the appraisal of the White Birch Court property.

8. Respondent does not admit to any violations alleged in DLSC Case Number 14 APP 049, but she does not wish to contest them.

9. Respondent does not intend to renew her certificate of licensure when her license expires on December 14, 2015 and, in the interest of resolving this matter, consents to entry of this Final Decision and Order.

CONCLUSIONS OF LAW

1. The Wisconsin Real Estate Appraisers Board has jurisdiction to act in this matter pursuant to Wis. Stat. § 458.26, and is authorized to enter into the attached Stipulation pursuant to Wis. Stat. § 227.44(5).

2. As a result of the USPAP violations referenced above, Tammi Kay McKee is subject to discipline pursuant to Wis. Stat. § 458.26(3)(b), (c) and (i).

ORDER

1. The attached Stipulation is accepted.

2. The VOLUNTARY SURRENDER of Respondent Tammi Kay McKee's right to renew her Licensed Appraiser certificate of licensure (number 1870-4) is ACCEPTED.

3. This surrender constitutes Respondent's permanent relinquishment of her right to renew her Licensed Appraiser certificate of licensure and, once her license expires, her right to use any titles set forth in Wis. Stat. § 458.055. The Board will not, at any time in the future, process or otherwise consider an application or attempt at renewal by Respondent of credentials necessary to practice as a real estate appraiser in the State of Wisconsin.

4. This Order is effective on the date of its signing.

WISCONSIN REAL ESTATE APPRAISERS BOARD

by:

Raven Nichols
A Member of the Board

Date

11/11/2015

STATE OF WISCONSIN
BEFORE THE REAL ESTATE APPRAISERS BOARD

IN THE MATTER OF DISCIPLINARY
PROCEEDINGS AGAINST

TAMMI KAY MCKEE,
RESPONDENT.

STIPULATION

0004345

Division of Legal Services and Compliance Case No. 14 APP 049

Respondent Tammi Kay McKee and the Division of Legal Services and Compliance,
Department of Safety and Professional Services stipulate as follows:

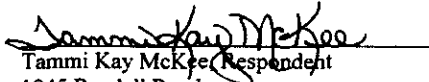
1. This Stipulation is entered into as a result of a pending investigation by the Division of Legal Services and Compliance. Respondent consents to the resolution of this investigation by Stipulation.
2. Respondent understands that by signing this Stipulation, Respondent voluntarily and knowingly waives the following rights:
 - the right to a hearing on the allegations against Respondent, at which time the State has the burden of proving those allegations by a preponderance of the evidence;
 - the right to confront and cross-examine the witnesses against Respondent;
 - the right to call witnesses on Respondent's behalf and to compel their attendance by subpoena;
 - the right to testify on Respondent's own behalf;
 - the right to file objections to any proposed decision and to present briefs or oral arguments to the officials who are to render the final decision;
 - the right to petition for rehearing; and
 - all other applicable rights afforded to Respondent under the United States Constitution, the Wisconsin Constitution, the Wisconsin Statutes, the Wisconsin Administrative Code, and other provisions of state or federal law.
3. Respondent is aware of Respondent's right to seek legal representation and has been provided an opportunity to obtain legal counsel before signing this Stipulation.
4. Respondent agrees to the adoption of the attached Final Decision and Order by the Wisconsin Real Estate Appraisers Board (Board). The parties to the Stipulation consent to the entry of the attached Final Decision and Order without further notice, pleading, appearance or consent of the parties. Respondent waives all rights to any appeal of the Board's order, if adopted in the form as attached.
5. If the terms of this Stipulation are not acceptable to the Board, the parties shall not be bound by the contents of this Stipulation, and the matter shall then be returned to the Division

of Legal Services and Compliance for further proceedings. In the event that the Stipulation is not accepted by the Board, the parties agree not to contend that the Board has been prejudiced or biased in any manner by the consideration of this attempted resolution.

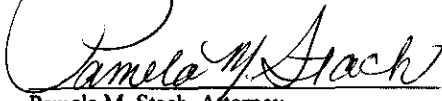
6. The parties to this Stipulation agree that the attorney or other agent for the Division of Legal Services and Compliance and any member of the Board ever assigned as an advisor in this investigation may appear before the Board in open or closed session, without the presence of Respondent or Respondent's attorney, for purposes of speaking in support of this agreement and answering questions that any member of the Board may have in connection with deliberations on the Stipulation. Additionally, any such advisor may vote on whether the Board should accept this Stipulation and issue the attached Final Decision and Order.

7. Respondent is informed that should the Board adopt this Stipulation, the Board's Final Decision and Order is a public record and will be published in accordance with standard Department procedure.

8. The Division of Legal Services and Compliance joins Respondent in recommending the Board adopt this Stipulation and issue the attached Final Decision and Order.


Tammi Kay McKee, Respondent
1945 Randall Road
Athens, WI 54411
License no. 1870-4

October 30, 2015
Date


Pamela M. Stach, Attorney
Division of Legal Services and Compliance
P.O. Box 7190
Madison, WI 53707-7190

October 30, 2015
Date