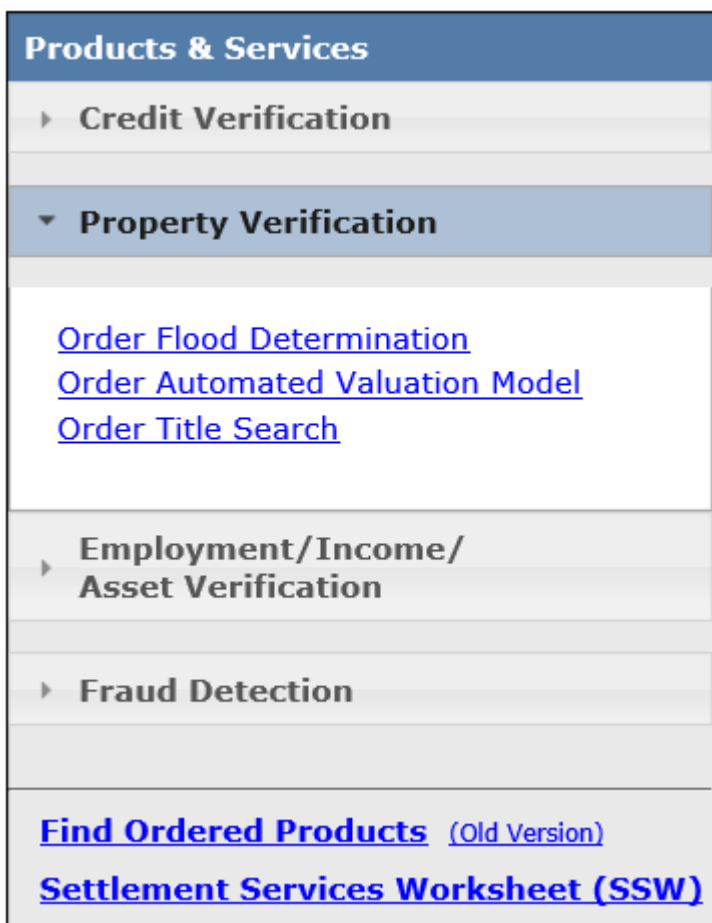

How to Order Automated Valuation Models (AVM)

Automated Valuation Models (AVMs) calculate a property's value at a specific point in time by analyzing values of comparable properties. Some also take into account previous surveyor valuations, historical house price movements and user inputs (i.e. number of bedrooms, property improvements, etc.).

How to Order an Automated Valuation Model

On the main desktop, under the *Products and Services* section, click on *Order Automated Valuation*.



Automated Valuation Model

Branch ▼

User ▼ Cancel

Loan Identifier R

First Name **Last Name**

Full Address R ? [more detail](#)

Property Type ▼ **APN**

Owner's Last Name **Estimated Value** R

Type ▼

HVE

PASS

GeoAVM

PMC

Stop on First Hit ?

Configure

Options

Pay by credit card

Order

1. **Fill out the required property information.** Fields designated with the green letter R are required fields. The rest of the property information is optional, but we recommend to fill out as much information as possible. Note: If the property is a condominium and is not unique, enter the last name of the owner or the APN (Assessor Parcel Number) to increase the hit rate.
2. **Select a type of AVM from the "Type" drop down menu.** The available types are AVM and Appraisal. When a type is chosen, the list of providers within that type will appear.
3. **Check the AVM(s) you would like to order.** The *Stop on First Hit* checkbox can be used to modify how multiple AVM orders are placed. Please note that this will only work for the Corelogic AVMs which have multiple models: HVE, PASS, IVAL, and GEOAVM. Since Stewart only has PMC, if that checkbox is ticked as well it will only order the PMC model.
 - Stop on First Hit (checked) - Attempt to order an AVM from each of the selected providers until a hit is returned. This option is used when you only want a single AVM from a list of AVMs that are already approved by the investor.
 - Stop on First Hit (unchecked) - The system will order an AVM from every provider selected. This is used when you would like to order several AVMs and pick the one that the user thinks is best for the loan. This typically means the highest appraised value.
4. **Check the checkbox next to the *Pay by credit card* if you would like to pay the credit report with a credit card.** If you are required to pay by credit card, this box will automatically be checked and cannot be unchecked.
5. **Click on the *Order* button to place the AVM order.** If you get any warnings, please correct them and try to order again. You may get a warning screen indicating that a report already exists for the property. Please see the Duplicate Detection section for more details.

Other Features

Configure

The *Configure* button in the *Type* selection box on the top right of the order screen provides further customizations.

Type	AVM	▼
<input type="checkbox"/>	PASS	↕
<input checked="" type="checkbox"/>	IVAL	↕
<input checked="" type="checkbox"/>	HVE	↕
<input type="checkbox"/>	GeoAVM	↕
<input type="checkbox"/>	PMC	
<input type="checkbox"/>	Stop on First Hit	?
Back		Save

Shifting each AVM type up and down the list will determine which product/ database will be searched first. If *Stop on First Hit* is checked then that is where the process will stop. The checkboxes then determine if the product is included on the list to search through.