



**CONTRACT RENEWAL LETTER**

**Date:** September 24, 2025  
**Contract #:** UCPJMU6514  
**Service:** Real Property Appraisal Services  
**Renewal Period:** 1/18/2026 to 1/17/2027  
**Renewal #:** 3 of 4 One-Yr  
**Issued By:** James Madison University  
 Dylan Morris, Buyer Senior Ph: 540-568-3002  
 Fx: 540-568-7935

**Contractor:** E.A. Joseph Appraisal & Consultation  
 Attn: Eugene A. Joseph, Jr.  
 4612 W. Franklin Street  
 Richmond, VA 23226 Ph: 804-467-2517

**Contract Administrator:** Jini Cook, Administration & Finance

**Description of Renewal Notice:**

In accordance with the renewal provision of the original contract all terms, conditions, and specifications of the original contract remain the same during the contract renewal period, along with any modifications that have been incorporated up until this point. The contract pricing will remain the same and is attached to this renewal.

All invoices shall be submitted within sixty days of contract renewal term expiration as well as for each subsequent contract renewal period. Any invoices submitted after the sixty day period will not be processed for payment.

Return one executed renewal notice to my attention within ten days.

**E.A. Joseph Appraisal & Consultation**

**James Madison University**

**By:**

**By:**

Eugene A. Joseph, Jr. *Eugene A. Joseph, Jr. MAI, SBA, NGRS*

*Dylan Morris*

*Name (print)*

*Name (print)*

CEO

9.25.25

Buyer Senior

9/24/2025

*Title*

*Date Signed*

*Title*

*Date Signed*



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**Contractor:** E.A. Joseph Appraisal & Consultation  
**Renewal Period:** 1/18/2026 – 1/17/2027  
**Commodity:** Real Property Appraisal Services

**Pricing Schedule:**

The following Labor, Other Fees, and Discounts sections represent the negotiated pricing for all represented items and should be reflected in all quotes and proposals for the University. No other fees or charges shall be acceptable.

**Restricted Appraisal Reports:**

- \$1,500.00 – \$2,500.00 (flat rate; dependent on complexity)

**Appraisal Reports:**

- \$2,500.00 – \$4,500.00 (flat rate; depended on complexity)

**Review Services:**

- \$350.00 (flat rate)

Other Fees		
<b>Charge Card Processing Fees:</b>	0	%