

LOGAN





VALUATION AND CONSULTING SERVICES FOR
INSTITUTIONAL REAL ESTATE CLIENTS IN LATIN AMERICA



WHAT SETS LOGAN APART

Reliable Execution Where It Matters Most

- Senior-Level Leadership – Decades of institutional experience
- Responsive – We move at the pace of your decisions
- Consistent Results – Timely, uniform, and precise delivery

Independent, Ethical, and Trusted

- RICS-Regulated – Among the first in Latin America
- Global Certifications – MAI, RICS, and ASA designations
- No Conflicts – We provide valuation and consulting only—never brokerage
- Absolute Confidentiality – Your data and strategy stay protected

Global Standards, Local Insight

- International best practices tailored to Latin American markets
- Fully compliant in every country where we operate

PERMANENT OFFICES

COLOMBIA	MÉXICO	PERÚ	CENTROAMÉRICA	CARIBE	CHILE
Bogotá Calle 81 # 11-55, Ochenta 81 North Tower, Floor 6 th - 601	México Av. Paseo de la Reforma 300, Of. 1710	Lima Mayor Armando Blondet St., 217 Of. 901	San José San Rafael de Escazú, Amara, 408	Santo Domingo Roble Corp. Center 7 th Floor, Rafael Augusto Sánchez 86	Santiago Av. El Golf 40, 12 th Floor, Las Condes
			Guatemala Diag. 6, 10-50 Zone 10, North Tower, Off 1601		

In Planning: Venezuela



ASSET EXPERTISE

Our Coverage Areas

Standard Asset Types

- Industrial warehouses
- Office buildings
- Retail and shopping centers
- Hospitality and resorts
- Multifamily projects
- Residential subdivisions
- Mixed-use projects
- Hospitals and clinics
- Master-planned communities
- Land

Resort Residential Division

- Custom homes and villas
- Residential lots
- Condominiums and apartments

Specialty Asset Types

- BPO / Call centers
- Data centers
- Self-storage / Mini-storage
- Senior housing
- Embassy and government residences
- Medical centers
- Convention centers
- Terminals
- Infrastructure (ports, highways)
- Cell towers / Radio transmission
- Intangible assets
- Machinery and equipment
- Shipyards
- Marina facilities





VALUATION AND CONSULTING SERVICES

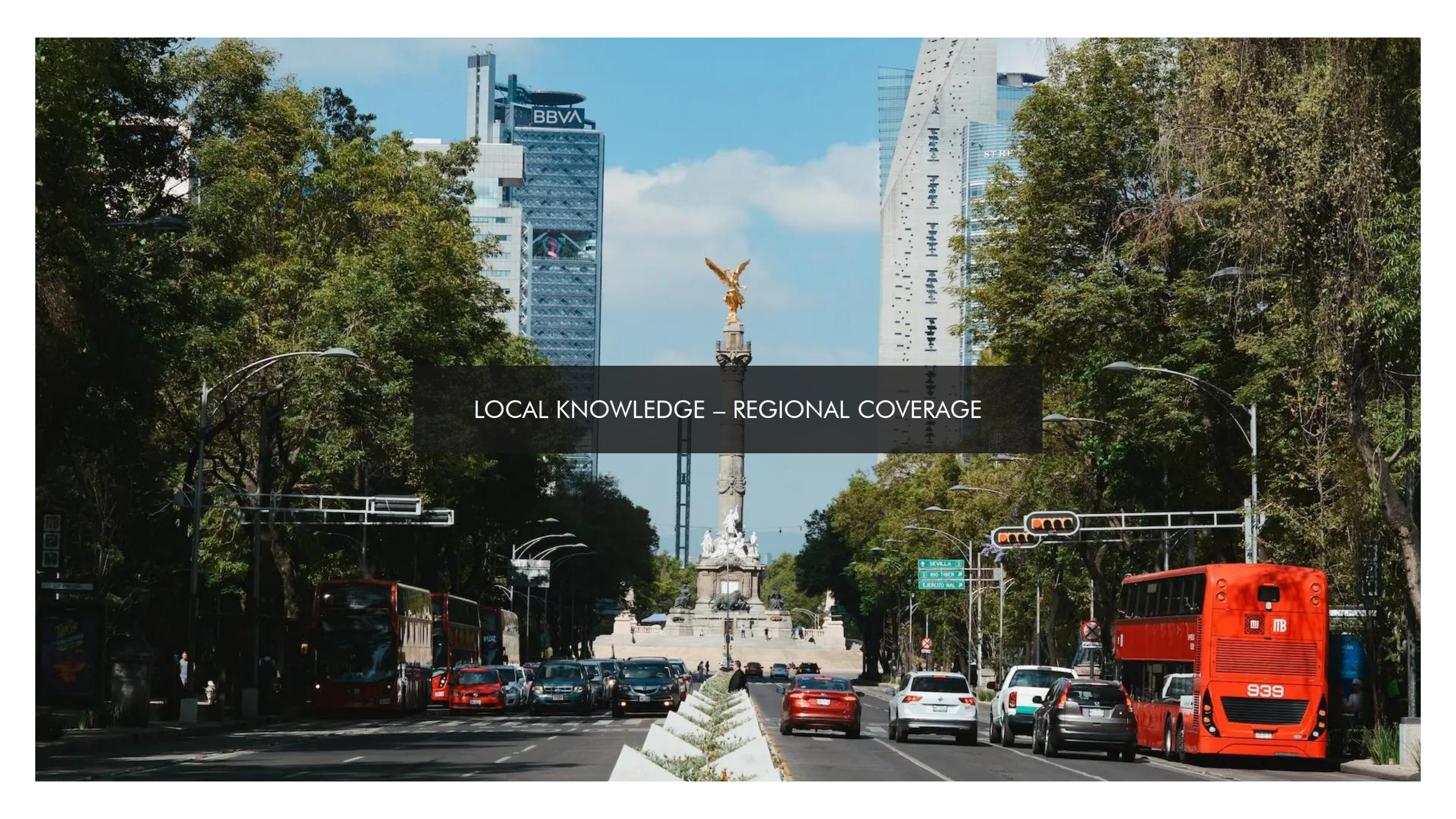
What We Deliver

Valuation Products

- Commercial Real Estate Appraisal
- Real Estate Fund Valuation
- Residential Valuation
- Letter of Value
- Machinery and Equipment Valuation
- Valuation Review (Second Opinion)
- Custom Valuation Assignment
- Short-Form CRE Valuation
- Short-Form Business Valuation
- Partial Interests & Litigation Support
- Business Valuation

Consulting & Advisory Services

- Highest and Best Use (HBU) Analysis
- Marketability & Feasibility Studies
- Market Research and Customized Studies
- Property Condition Assessment (PCA)
- Market Rent Analysis
- Environmental
 - Phase I Environmental Site Assessment (ESA)
 - Phase II Environmental Site Assessment
- ESG Services
 - GRESB / PRI Reporting
 - Asset and Portfolio Analysis
 - Building Certification (LEED, IFC Edge)



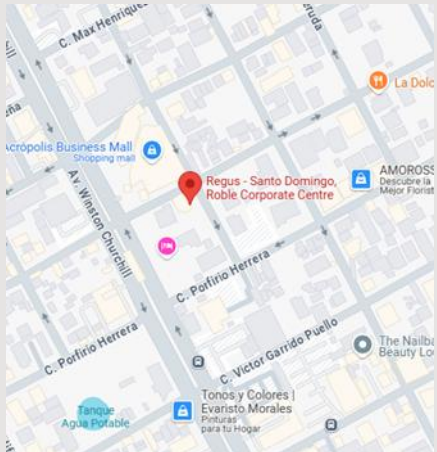
LOCAL KNOWLEDGE – REGIONAL COVERAGE

CARIBBEAN - DOMINICAN REPUBLIC

CONTACT

Santo Domingo, Dominican Republic
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Zip code 10148
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+1 (809) 282-9897
AdminCB@loganvaluation.com

LOGAN
CARIBBEAN



DETAILS

MANAGEMENT

- Diana M. Tibaduiza
- Bryan L. Dragoo, MAI MRICS
- Diego Rodriguez, MRICS

HEADCOUNT

- 5+ Members

EXPERIENCE

- 2+ years
- Multi-country coverage
- Retail
- Office
- Industrial
- Land
- Hotel
- Resort – residential
- Machinery and equipment
- Market consulting
- Business valuation

CERTIFICATIONS

- 1 MAI Certified Appraiser
- 2 MRICS
- RICS Regulated Office



CLIENTS



J.P.Morgan

DUNKIN ADVISORS



NOTABLE ASSIGNMENTS



Zona Franca Nigua

Santo Domingo, Dominican Republic
Pioneer Investment Funds



Maralda Master Planned Community

Miches, Dominican Republic
Nader Enterprises



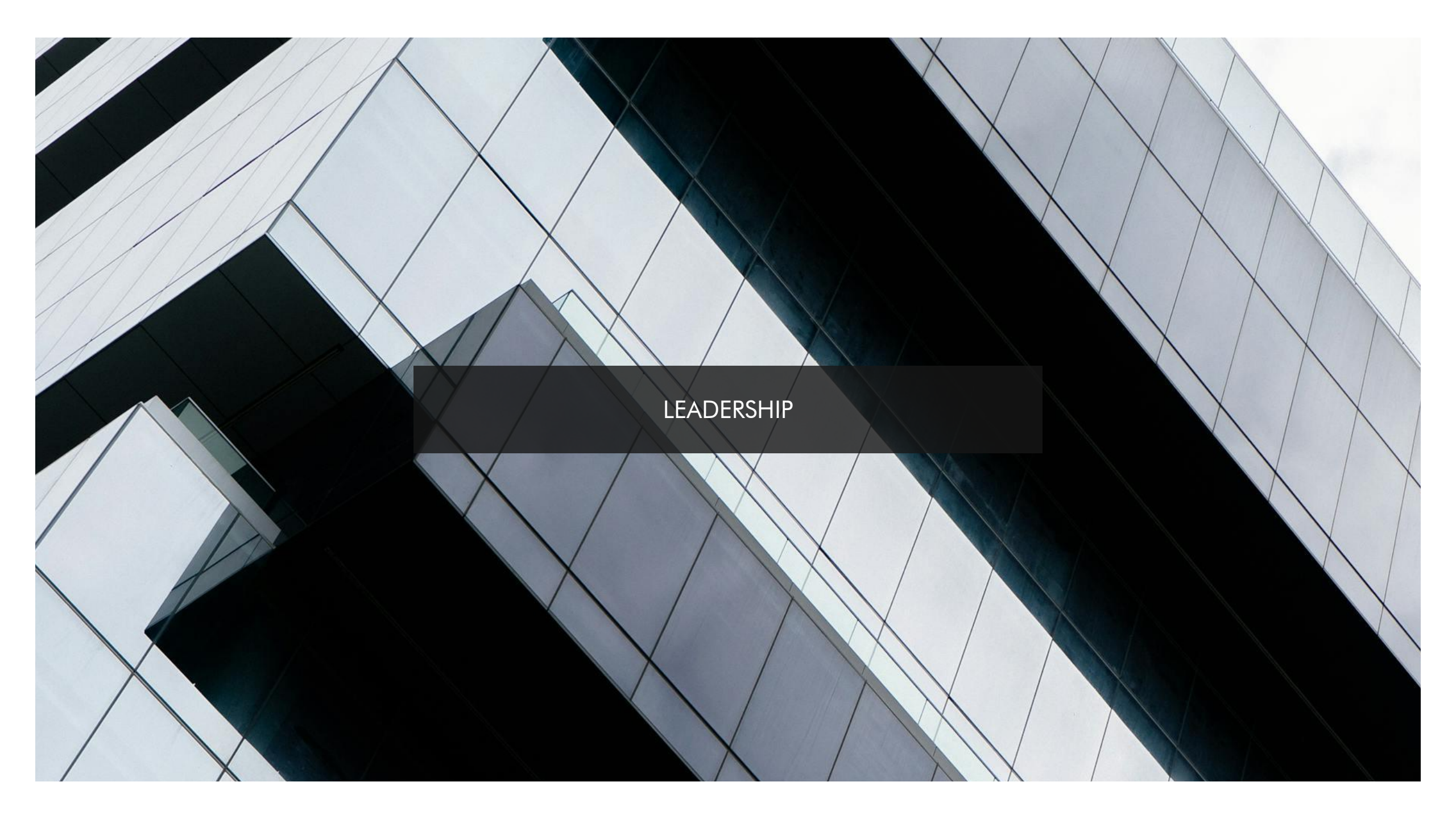
St. Regis Cap Cana - Coral Gulf Assets

Punta Cana, República Dominicana
Pioneer Investment Funds



Zabela Beach - Macao Beach Real Estate

Punta Cana, República Dominicana
AFI Universal



LEADERSHIP

BRYAN L. DRAGOO
MAI, MRICS
 PRINCIPAL
 COLOMBIA, PERU, CHILE



“LOGAN establishes the valuation standard through consistency in quality and service.”

EXPERIENCE				
LOGAN	Principal	Valuation and Consulting	Colombia, Peru, Mexico, Costa Rica	2019 – Present
LOGAN	Managing Partner	Valuation and Consulting	Colombia, Peru Mexico, Costa Rica	2012 – 2019
Colliers International	Director of Valuation and Consulting	Valuation and Consulting	Colombia	2012 - 2013
Colliers International	Certified General Appraiser	Valuation and Consulting	Arizona, Nevada, New Mexico	2010 - 2012
CERTIFICATIONS				
Appraisal Institute	MAI	EEUU		2012 – Present
RICS	RICS – Valuation	UK		2012 – Present
Registro Abierto de Avaluadores	RAA	Colombia		2017 - Present
COURSES				
Leadership		RICS		2021
Sales and Negotiation		RICS		2020
General Appraiser Market Analysis & Highest and Best Use		MAI, Appraisal Inst.		2010
Advanced Income Capitalization		MAI, Appraisal Inst.		2011
Advanced Concepts & Case Studies		MAI, Appraisal Inst.		2011
General Appraiser Report Writing and Case Studies		MAI, Appraisal Inst.		2010
General Appraiser Income Approach/Part 1		MAI, Appraisal Inst.		2010
General Appraiser Income Approach/Part 2		MAI, Appraisal Inst.		2010
Business Practices and Ethics		MAI, Appraisal Inst.		2018
International Valuation Standards Overview		MAI, Appraisal Inst.		2018
General Appraiser Site Valuation and Cost Approach		MAI, Appraisal Inst.		2010
General Appraiser Sales Comparison Approach		MAI, Appraisal Inst.		2010
NOTABLE REPORTS				
Valuation of a portfolio of 140 assets including offices, Retail centers, and industrial distribution centers for financial reporting		Colombia		2023
Valuation of a portfolio of 114 assets including offices, Retail centers, and industrial distribution centers for financial reporting		Colombia		2023
Valuation of a 32-asset portfolio including residential projects and mixed-use properties throughout Latin America for financial reporting		Colombia, Peru, Mexico		2023
Valuation of a portfolio of 8 master-planned communities with residential and commercial uses for financial reporting		Colombia		2023
Appraisal of 30+ assets held within two investment funds for the purpose of M&A consolidation		Colombia		2019
Appraisal of a 15+ parcels of land that formed part of a land bank		Colombia		2016

DIANA M. TIBADUIZA, MS
CANDIDATE FOR DESIGNATION,
APPRAISAL INSTITUTE

MANAGING DIRECTOR - CARIBBEAN
HOTEL AND RESORT PRACTICE LEADER



“Quality is a result of focused
experience and knowledge.”

EXPERIENCE				
LOGAN	Managing Director	Valuation and Consulting	Caribbean	2023 - Present
LOGAN	Regional Director	Valuation and Consulting	Regional	2022
LOGAN	Subdirector of Valuation	Valuation and Consulting	Colombia	2014- 2021
CERTIFICATIONS				
General Candidate for Designation Appraisal Institute		MAI	USA	In Process
Master in financial management		EAE Business School	Spain	2020
Master in financial Consulting and Planning		Universidad Rey Juan Carlos	Spain	2020
Profesional en Mercadeo		Universidad Panamericana	Colombia	2018
COURSES				
Advanced Income Capitalization			Appraisal Institute	2023
Certification in Hotel Industry Analytics			American Hotel & Lodging Association	2023
International Valuation Standards (IVS)			Appraisal Institute	2022
Business Practices and Ethics			Appraisal Institute	2022
Certificate Hotel Valuation Software Consultant			Hotel Valuation Software	2022
Hotel Market Analysis and Valuation Software			Hotel Learning Online	2021
Appraisal Technician			Lonja de Propiedad Raíz	2021
Soft Skills- Leadership Program			EAE Business School	2020
Minor in Project Management			EAE Business School	2020
Minor in Big Data in Organizations			EAE Business School	2020
Valuation of Urban Properties			RNA	2018
NOTABLE REPORTS				
Hotel Appraisal 50+ assets			Colombia, Peru, Costa Rica, Mexico, Dominican Republic, Caribbean Islands	2025
Income Consulting Studies +10 assets			Colombia, Dominican Republic	2024 - 2025
Shopping Centers Appraisals +100 assets			Colombia, Peru, Costa Rica	2014 – 2022
Bank Branch Appraisals +100 assets			Colombia	2014 – 2022
Anchor, Inline Space, Large Surfaces Appraisals +50 assets			Colombia	2014 – 2022



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