# SKETCH/AREA TABLE ADDENDUM

Case No **20876** File No **01**

**SUBJECT**

Property Address **104 Phoebee COurt**

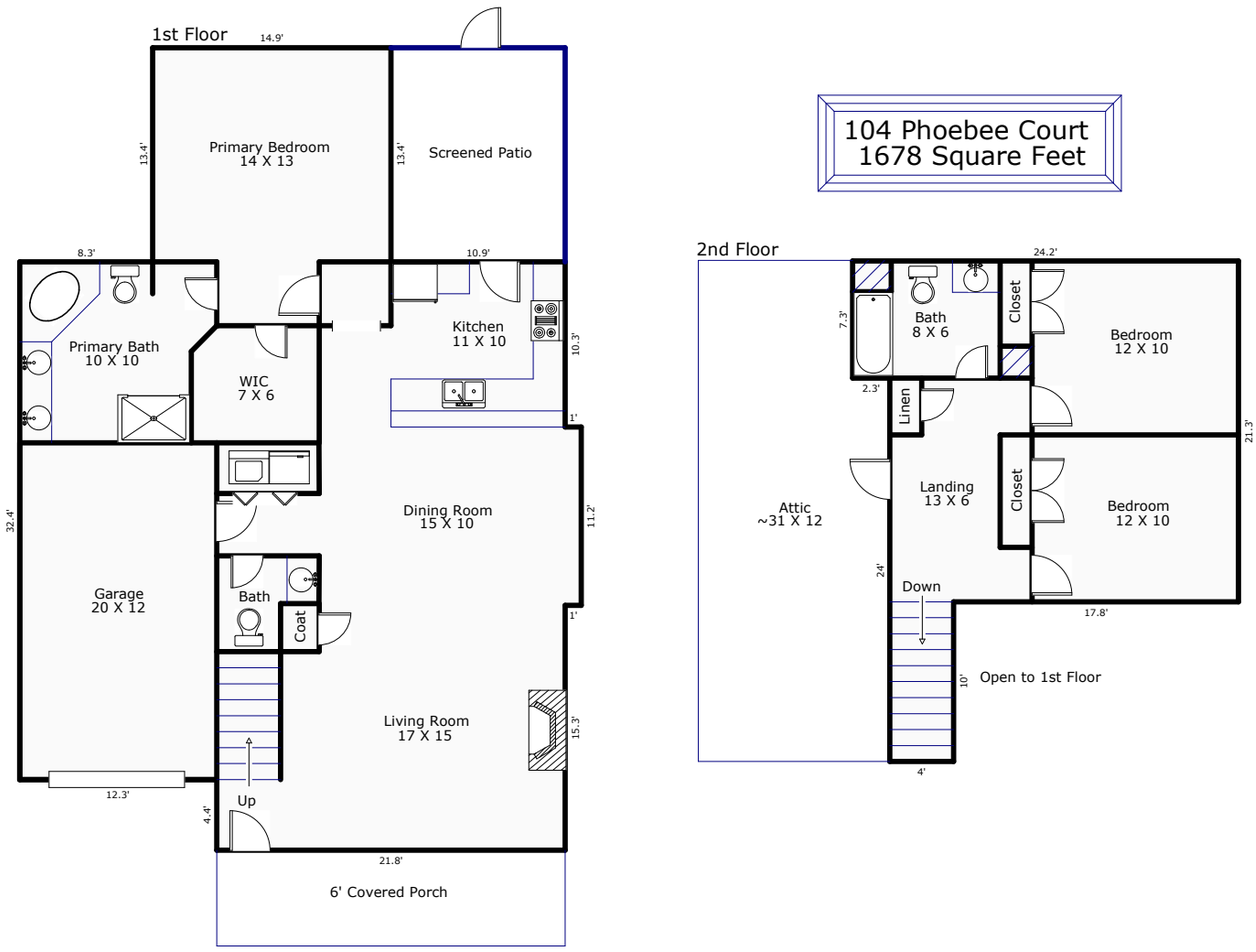
City **Hampstead** County **Pender** State **NC** Zip **28443**

Borrower **Measured 4-24-25**

Lender/Client **Brittany Allen Team** L/C Address **Keller Williams Realty**

Appraiser Name **Christopher Johnson** Appr Address **Home Dimensional**

**IMPROVEMENTS SKETCH**




Comments: ***Home Dimensional is a professional measuring service, not a licensed appraisal company.**

**AREA CALCULATIONS**

Scale: **1" = 12'**

AREA CALCULATIONS SUMMARY

| Code | Description | Net Size | Net Totals |
|---|---|---|---|
| GLA1 | First Floor | 1155.27 | 1155.27 |
| GLA2 | Second Floor | 522.89 | 522.89 |
| GAR | Garage | 260.03 | 260.03 |
| Net LIVABLE Area | (rounded) | | 1678 |

LIVING AREA BREAKDOWN

| Breakdown | | | Subtotals |
|---|---|---|---|
| First Floor | | | |
| 10.9 | x | 34.2 | 372.99 |
| 13.4 | x | 14.9 | 200.13 |
| 10.3 | x | 34.2 | 353.05 |
| 11.2 | x | 35.2 | 392.70 |
| 4.4 | x | 21.8 | 96.43 |
| Second Floor | | | |
| 21.8 | x | 14.0 | 305.67 |
| 24.2 | x | 7.3 | 177.22 |
| 10.0 | x | 4.0 | 40.00 |
| Garage | | | -260.03 |
| 8 Items | | (rounded) | 1678 |