

SKETCH/AREA TABLE ADDENDUM

Case No 21454

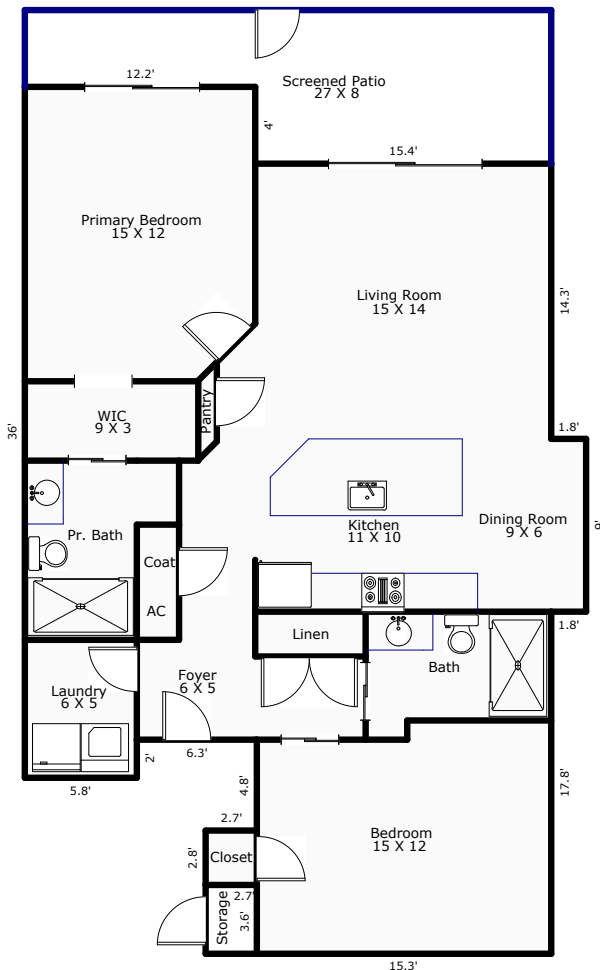
File No 01

SUBJECT

Property Address	3350 Club Villas Drive Unit 502		
City	Southport	County	Brunswick
		State	NC
Zip	28461		
Borrower	Measured 8-18-2025		
Lender/Client	Vance Young Team/Dave McCall	L/C Address	Intracoastal Realty Corporation
Appraiser Name	Morgan Watson	Appr Address	Home Dimensional

3350 Club Villas Drive
Unit 502
1077 Square Feet

IMPROVEMENTS SKETCH



Comments: *Home Dimensional is a professional measuring service, not a licensed appraisal company. *Unit measured as a CONDO. Exterior walls are not included in the HSF total per NCREC guidelines.

AREA CALCULATIONS

Scale: 1" = 11'

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	1077.45	1077.45
Net LIVABLE Area		(rounded)	1077

LIVING AREA BREAKDOWN			
		Breakdown	Subtotals
First Floor			
2.0	x	5.8	11.67
4.0	x	12.0	48.00
14.3	x	27.4	392.97
9.0	x	29.2	263.25
3.6	x	15.3	54.95
2.8	x	18.0	51.00
4.8	x	15.3	72.83
6.7	x	27.4	182.78
8 Items		(rounded)	1077