

# SKETCH/AREA TABLE ADDENDUM

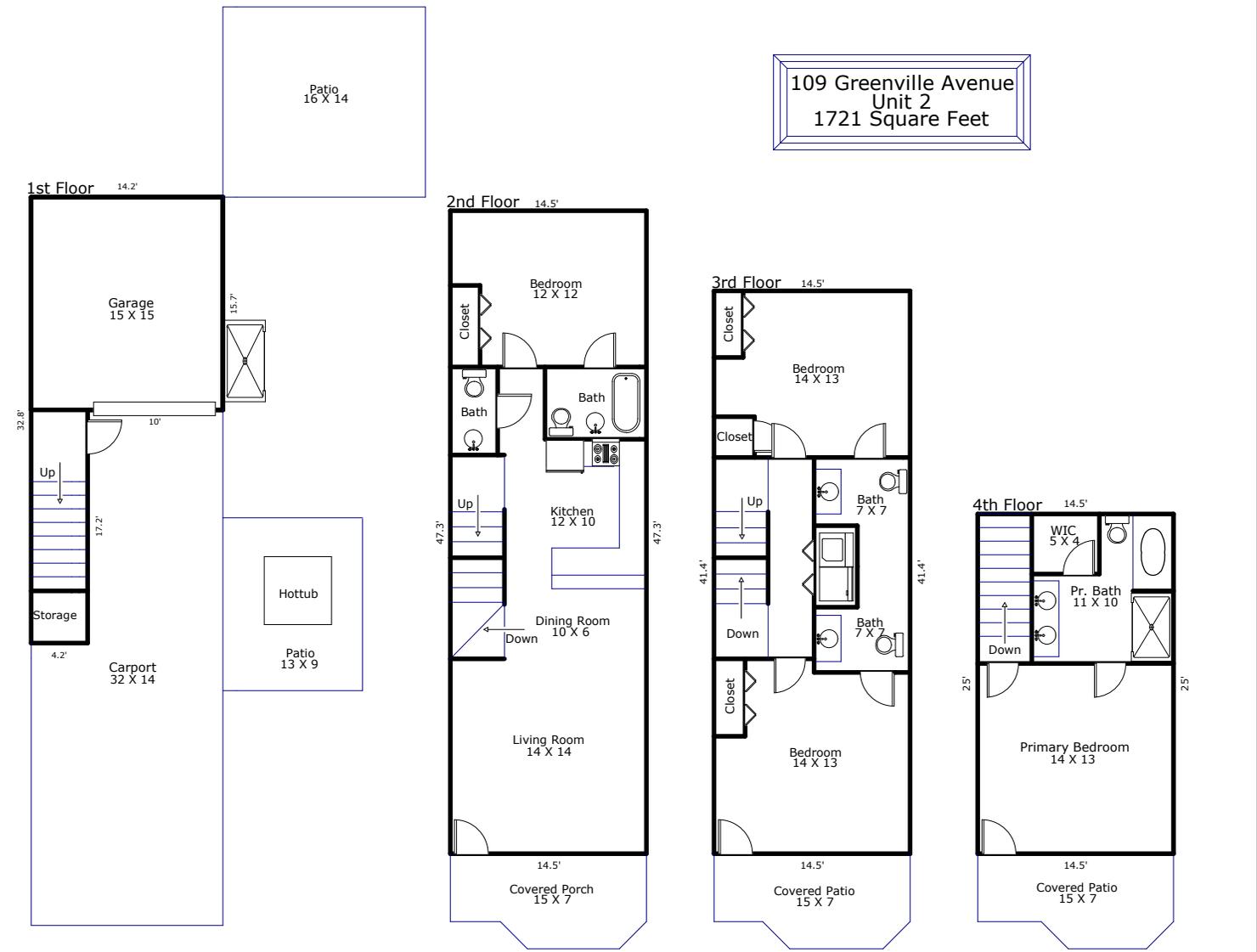
Case No 214800

File No 01

SUBJECT

Property Address <b>109 Greenville Avenue Unit 2</b>			
City <b>Carolina Beach</b>	County <b>New Hanover</b>	State <b>NC</b>	Zip <b>28428</b>
Borrower <b>Measured 9-16-2025</b>			
Lender/Client <b>Drew Flynn</b>		L/C Address <b>RE/MAX Executive</b>	
Appraiser Name <b>Morgan Watson</b>		Appr Address <b>Home Dimensional</b>	

IMPROVEMENTS SKETCH



Comments: \*Home Dimensional is a professional measuring service, not a licensed appraisal company.\*First Floor Storage, and Garage were not accessible at the time of measurement. Dimensions are just an estimation.\*Unit measured as a CONDO. Exterior walls are not included in the HSF total per NCREC guidelines

AREA CALCULATIONS

Scale: 1" = 12'

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	71.53	71.53
GLA2	Second Floor	686.33	686.33
GLA3	Third Floor	600.54	600.54
GLA4	Fourth Floor	362.50	362.50
GAR	Garage	222.08	222.08
<b>Net LIVABLE Area</b>		<b>(rounded)</b>	<b>1721</b>

LIVING AREA BREAKDOWN			
	Breakdown		Subtotals
<b>First Floor</b>			
	15.7	x 14.2	222.08
	17.2	x 4.2	71.53
<b>Second Floor</b>	47.3	x 14.5	686.33
<b>Third Floor</b>	41.4	x 14.5	600.54
<b>Fourth Floor</b>	25.0	x 14.5	362.50
<b>Garage</b>			-222.08
<b>5 Items</b>		<b>(rounded)</b>	<b>1721</b>