

House Measurements

LOCATED AT

6104 Battleford Drive
Raleigh, NC 27612

FOR

Erin Bohner
Coldwell Banker Advantage, 6020 Creedmoor Road
Raleigh, NC 27612

OPINION OF VALUE

AS OF

07/15/2015

BY

Andrew K. Binder
2302 Wispy Green Lane
Raleigh, NC 27614
(919) 414-2898
abinder@nc.rr.com

Building Sketch

Client	Erin Bohner				
Property Address	6104 Battleford Drive				
City	Raleigh	County	Wake	State	NC Zip Code 27612
Borrower	Erin Bohner				

It is assumed that all workmanship performed in the existing property has been done according to local industry standards and permits therefore duly obtained.



Building Sketch

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City	Raleigh	County Wake	State NC Zip Code 27612
Borrower	Erin Bohner		

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	1139.18	1139.18
GLA2	Second Floor	1168.29	1168.29
GLA3	Third Floor	279.37	279.37
GBA2	Finished Area	2.81	2.81
GBA3	Finished Area	21.50	
	Finished Area	13.09	34.59
BSMT	Basement	679.65	679.65
P/P	Stoop	28.35	
	Porch	98.19	
	Wood Deck	241.62	368.16
Net LIVABLE Area		(rounded)	2587
Net BUILDING Area		(rounded)	37

LIVING/BUILDING AREA BREAKDOWN			
Breakdown			Subtotals
First Floor			
32.0	x	13.9	444.80
3.1	x	9.2	27.91
1.1	x	20.2	21.23
45.6	x	14.1	645.24
Second Floor			
16.3	x	45.6	741.91
3.0	x	2.9	8.67
0.8	x	8.5	7.15
12.8	x	32.0	410.56
Third Floor			
7.5	x	19.6	146.63
1.1	x	3.5	3.85
8.4	x	15.4	128.90
Finished Area			
5.6	x	0.5	2.82
19.6	x	1.1	21.51
11.9	x	1.1	13.09
14 Items		(rounded)	2624

<p>First Floor</p> <p>0.5 x 13.9 x 0.0 = 0.00</p> <p>0.5 x 14.1 x 0.0 = 0.00</p> <p>32.0 x 13.9 = 444.80</p> <p>0.5 x 0.0 x 1.9 = 0.00</p> <p>3.1 x 9.2 = 27.91</p> <p>1.1 x 20.2 = 21.23</p> <p>45.6 x 14.1 = 645.24</p>	<p>GLA1</p>
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<p>Stoop</p> <p>4.0 x 7.0 = 28.35</p>	<p>P/P</p>
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Area total (rounded) = 1139

Area total (rounded) = 28

<p>Porch</p> <p>13.6 x 7.2 = 98.19</p>	<p>P/P</p>
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<p>Wood Deck</p> <p>1.0 x 14.3 = 14.99</p> <p>11.0 x 20.6 = 226.63</p>	<p>P/P</p>
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Area total (rounded) = 98

Area total (rounded) = 242

<p>Finished Area</p> <p>5.6 x 0.5 = 2.81</p>	<p>GBA2</p>
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<p>Second Floor</p> <p>16.3 x 45.6 = 741.91</p> <p>3.0 x 2.9 = 8.67</p> <p>0.8 x 8.5 = 7.15</p> <p>12.8 x 32.0 = 410.56</p>	<p>GLA2</p>
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Area total (rounded) = 3

Area total (rounded) = 1168

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		State	NC
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Basement

BSMT

6.7	x	15.3	=	102.34
28.9	x	7.3	=	210.54
3.0	x	9.2	=	27.91
14.1	x	24.0	=	338.86

Area total (rounded) = 680

Finished Area

GBA3

19.6	x	1.1	=	21.50
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Area total (rounded) = 22

Finished Area

GBA3

11.9	x	1.1	=	13.09
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Area total (rounded) = 13

Third Floor

GLA3

7.5	x	19.6	=	146.63
1.1	x	3.5	=	3.85
8.4	x	15.4	=	128.90

Area total (rounded) = 279