

# INVOICE

**FROM:**

Advanced Appraisal TN  
 PO Box 11373  
 Knoxville, TN 37939-1373

Telephone Number: (865) 588-4008

Fax Number:

**TO:**

Shauhn Rader

E-Mail:

Telephone Number:

Fax Number:

Alternate Number:

**INVOICE NUMBER**

K0061268

**DATES**

Invoice Date: 10/08/2024

Due Date:

**REFERENCE**

Internal Order #: K0061268

Lender Case #:

Client File #:

FHA/VA Case #:

Main File # on form: K0061268

Other File # on form:

Federal Tax ID: 30-0830665

Employer ID:

**DESCRIPTION**

<b>Lender:</b> N/A	<b>Client:</b> Shauhn Rader
<b>Purchaser/Borrower:</b> N/A	
<b>Property Address:</b> 519 Fairbanks Way	
<b>City:</b> Knoxville	
<b>County:</b> Knox	<b>State:</b> TN <b>Zip:</b> 37918
<b>Legal Description:</b> Dante Court S/D, Lot 4	

**FEES**

**AMOUNT**

Measurement	75.00
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<b>SUBTOTAL</b>	75.00
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**PAYMENTS**

**AMOUNT**

<b>Check #:</b>	<b>Date:</b>	<b>Description:</b>
Check #:	Date:	Description:
Check #:	Date:	Description:

SUBTOTAL

<b>TOTAL DUE</b>	<b>\$ 75.00</b>
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# Supplemental Addendum

File No. K0061268

Borrower	N/A						
Property Address	519 Fairbanks Way						
City	Knoxville	County	Knox	State	TN	Zip Code	37918
Lender/Client	Shahhn Rader						

## Measurements for 519 Fairbanks Way

**1st Floor**                      **919 square feet**

**2nd Floor**                      **1294 square feet**

**Total GLA**                      **2213 square feet**

**Garage**                              **453 square feet**

The Square Footage-Method for Calculating: ANSI® Z765-2021 (American National Standards Institute®) Measuring Standard for calculating gross living area (GLA), and non-GLA areas of the subject property, was utilized in creating the sketch for this appraisal report.

Signature \_\_\_\_\_  
Name Charles Skalet  
Date Signed \_\_\_\_\_  
State Certification # CR-2399                      State TN  
Or State License # \_\_\_\_\_                      State \_\_\_\_\_

Signature \_\_\_\_\_  
Name \_\_\_\_\_  
Date Signed \_\_\_\_\_  
State Certification # \_\_\_\_\_                      State \_\_\_\_\_  
Or State License # \_\_\_\_\_                      State \_\_\_\_\_

## Subject Photo Page

Borrower	N/A						
Property Address	519 Fairbanks Way						
City	Knoxville	County	Knox	State	TN	Zip Code	37918
Lender/Client	Shauhn Rader						



### Subject Front

519 Fairbanks Way



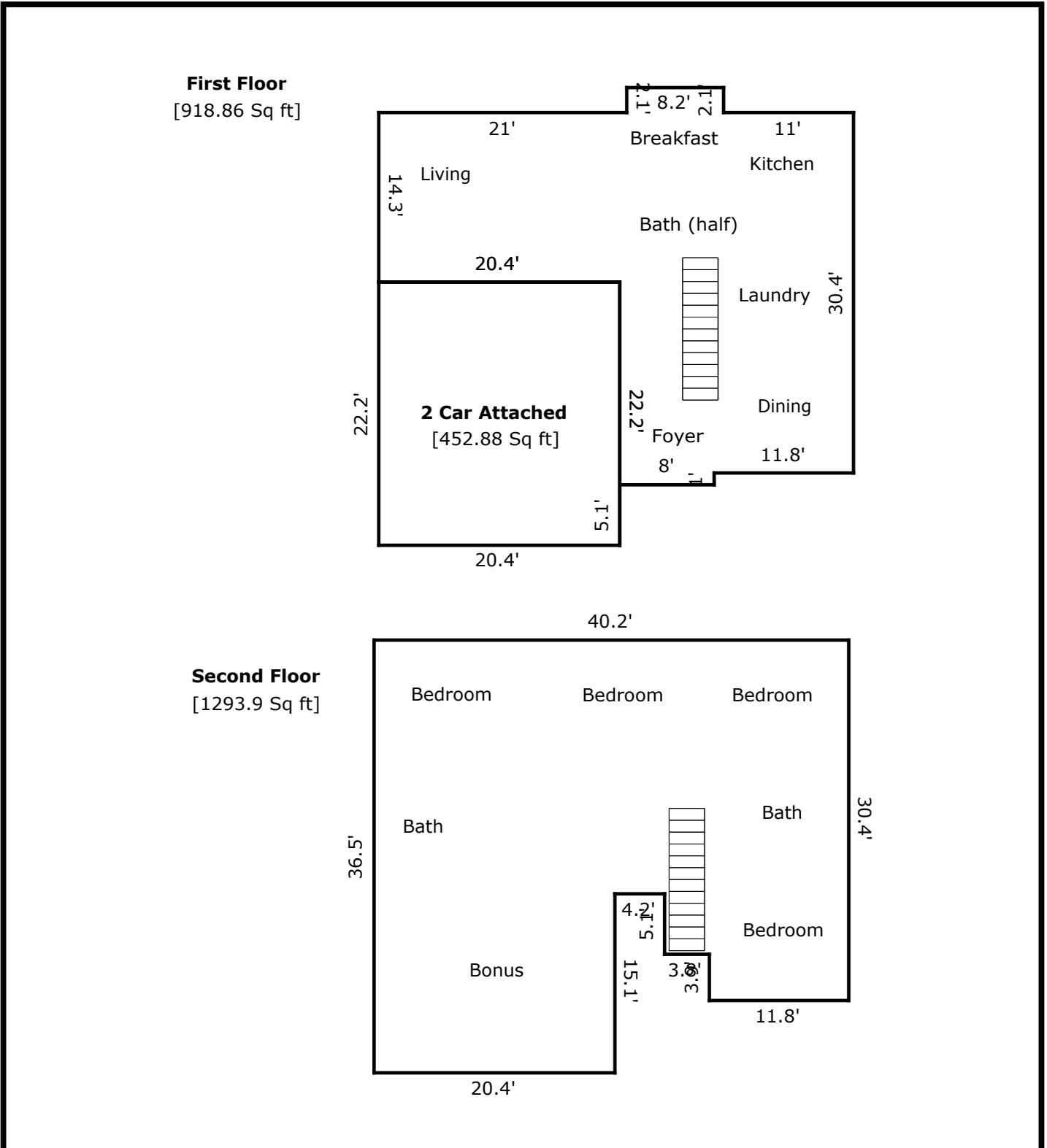
### Subject Rear



### Subject Street

## Building Sketch

Borrower	N/A			
Property Address	519 Fairbanks Way			
City	Knoxville	County Knox	State TN	Zip Code 37918
Lender/Client	Shauhn Rader			



TOTAL Sketch by a la mode

### Area Calculations Summary

Living Area	Area	Calculation Details
First Floor	918.86 Sq ft	$8.2 \times 2.1 = 17.22$ $14.3 \times 20.4 = 291.72$ $19.8 \times 30.4 = 601.92$ $1 \times 8 = 8$
Second Floor	1293.9 Sq ft	$20.4 \times 15.1 = 308.04$ $21.4 \times 24.6 = 526.44$ $15.6 \times 26.5 = 413.4$ $3.9 \times 11.8 = 46.02$
<b>Total Living Area (Rounded):</b>	<b>2213 Sq ft</b>	
<b>Non-living Area</b>		
2 Car Attached	452.88 Sq ft	$22.2 \times 20.4 = 452.88$