

INVOICE

FROM:

Advanced Appraisal TN
 4607 Chambliss Ave
 Knoxville, TN 37919-1373

Telephone Number: (865) 588-4008 Fax Number:

TO:

Shauhn Rader

E-Mail: foreverfawncollective@gmail.com

Telephone Number: (865) 306-4521 Fax Number:
 Alternate Number:

INVOICE NUMBER

K0062628

DATES

Invoice Date: 04/16/2025

Due Date:

REFERENCE

Internal Order #: K0062628

Lender Case #:

Client File #:

FHA/VA Case #:

Main File # on form: K0062628

Other File # on form:

Federal Tax ID: 30-0830665

Employer ID:

DESCRIPTION

Lender: N/A Client: Shauhn Rader
 Purchaser/Borrower: N/A
 Property Address: 2563 Glen Meadow Rd
 City: Knoxville
 County: Knox State: TN Zip: 37909
 Legal Description: Glenview Unit 5 S/D, Lot 120

FEES

AMOUNT

Measurement 75.00

SUBTOTAL 75.00

PAYMENTS

AMOUNT

Check #: Date: Description:
 Check #: Date: Description:
 Check #: Date: Description:

SUBTOTAL

TOTAL DUE \$ 75.00

Supplemental Addendum

File No. K0062628

Borrower	N/A						
Property Address	2563 Glen Meadow Rd						
City	Knoxville	County	Knox	State	TN	Zip Code	37909
Lender/Client	N/A						

Measurements for 2563 Glen Meadow Rd

1st Floor **1485 square feet**

Total GLA **1485 square feet**

Garage **368 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	2563 Glen Meadow Rd						
City	Knoxville	County	Knox	State	TN	Zip Code	37909
Lender/Client	N/A						



Subject Front

2563 Glen Meadow Rd



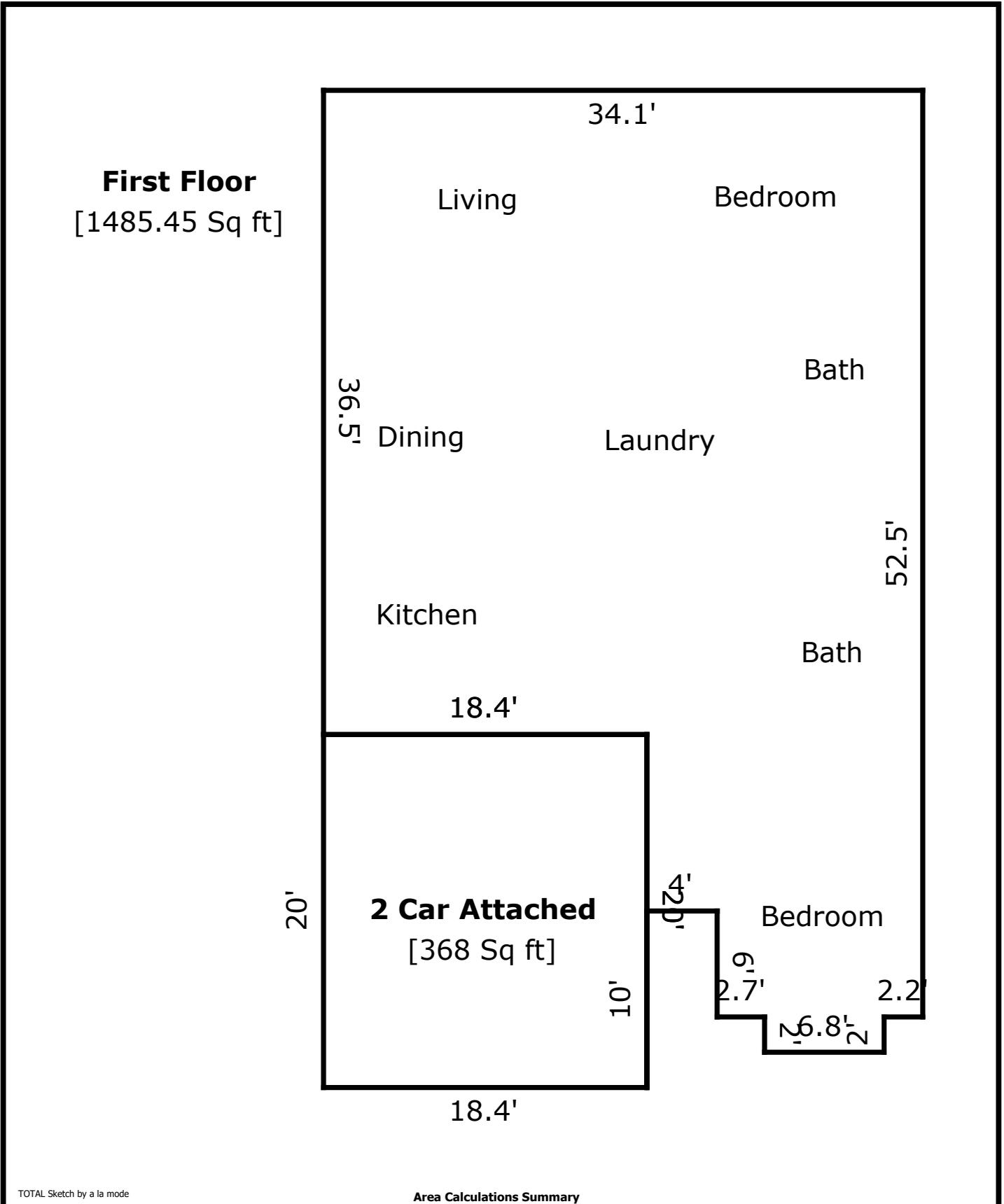
Subject Rear



Subject Street

Building Sketch

Borrower	N/A				
Property Address	2563 Glen Meadow Rd				
City	Knoxville	County	Knox	State	TN
Lender/Client	N/A				
				Zip Code	37909



TOTAL Sketch by a la mode

Area Calculations Summary

Living Area	Calculation Details	
First Floor	1485.45 Sq ft	$6.8 \times 2 = 13.6$ $34.1 \times 36.5 = 1244.65$ $16 \times 11.7 = 187.2$ $10 \times 4 = 40$
Total Living Area (Rounded):	1485 Sq ft	
Non-living Area		
2 Car Attached	368 Sq ft	$20 \times 18.4 = 368$