

# INVOICE

**FROM:**  
 Advanced Appraisal TN  
 Advanced Appraisal TN  
 4607 Chambliss Ave  
 Knoxville, TN 37919-1373

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

INVOICE NUMBER	
K0064786	
DATES	
Invoice Date:	12/10/2025
Due Date:	12/10/2025
REFERENCE	
Internal Order #:	K0064786
Lender Case #:	
Client File #:	
FHA/VA Case #:	
Main File # on form:	K0064786
Other File # on form:	K0064786
Federal Tax ID:	30-0830665
Employer ID:	

**TO:**  
 Kristy Simmerman

E-Mail:  
 Telephone Number:      Fax Number:  
 Alternate Number:

**DESCRIPTION**

Lender: Kristy Simmerman      Client: Kristy Simmerman  
 Purchaser/Borrower:  
 Property Address: 6429 Cobblecreek Way  
 City: Knoxville      State: TN      Zip: 37932  
 County: Knox  
 Legal Description:

**FEES** **AMOUNT**

Measurement	100.00
Interior	0.00
<b>SUBTOTAL</b>	
	100.00

**PAYMENTS** **AMOUNT**

Check #:	Date:	Description:	
Check #:	Date:	Description:	
Check #:	Date:	Description:	
<b>SUBTOTAL</b>			0

**TOTAL DUE**      \$      100.00

# Subject Photo Page

Borrower						
Property Address	6429 Cobblecreek Way					
City	Knoxville	County	Knox	State	TN	Zip Code 37932
Lender/Client	Kristy Simmerman					



## Subject Front

6429 Cobblecreek Way  
Sales Price  
Gross Living Area  
Total Rooms  
Total Bedrooms  
Total Bathrooms  
Location  
View  
Site  
Quality  
Age



## Subject Rear

**Supplemental Addendum**

File No. K0064786

<b>Borrower</b>						
Property Address	6429 Cobblecreek Way					
City	Knoxville	County	Knox	State	TN	Zip Code 37932
Lender/Client	Kristy Simmerman					

**6429 Cobblecreek Way- 5272 sq ft**

**1st Level- 2029 sq ft**

**2nd Level- 1214 sq ft**

**Finished Basement- 2029 sq ft**

**Unfinished Basement- 512 sq ft**

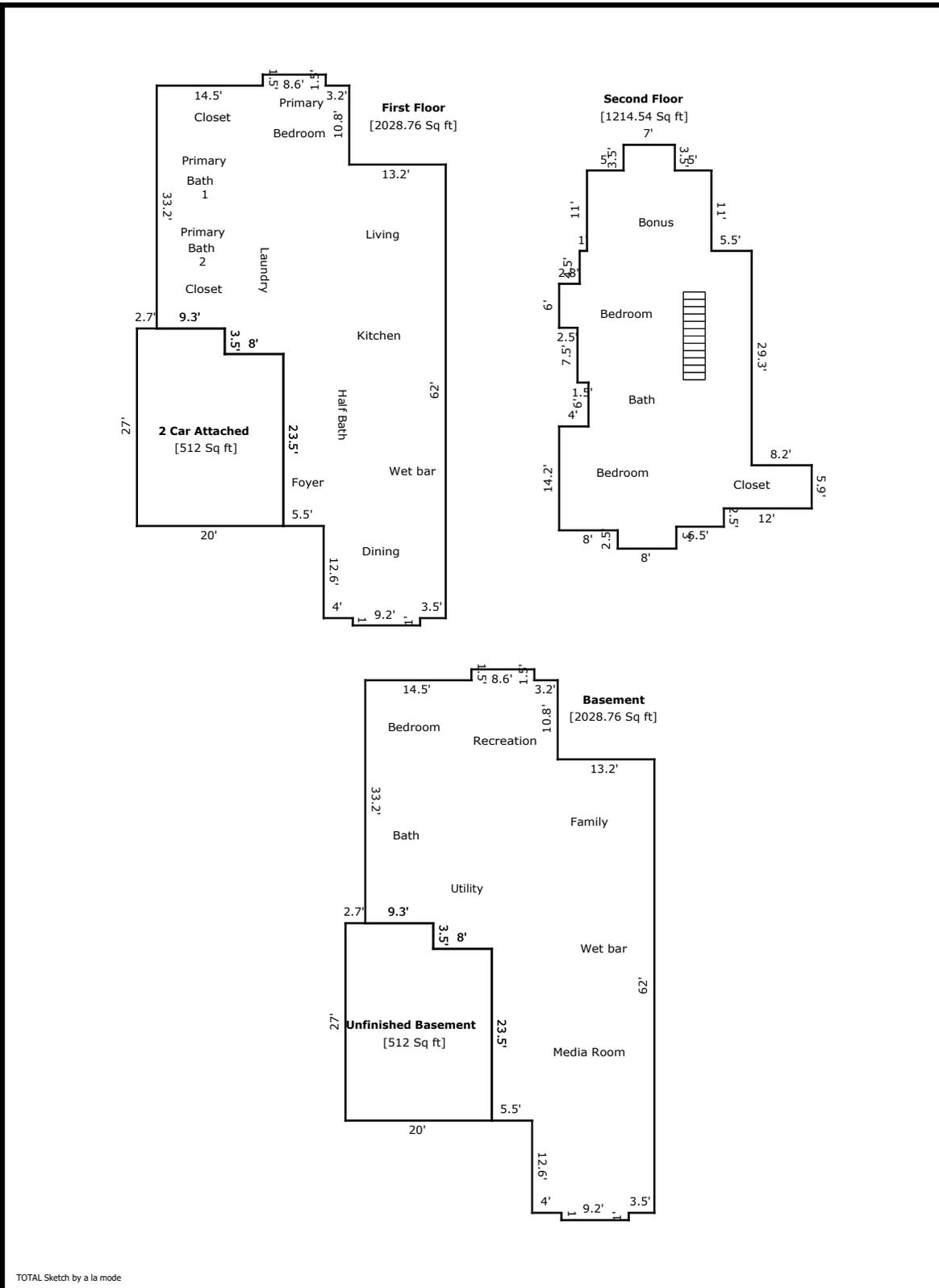
**Garage- 512 sq ft**

Signature \_\_\_\_\_  
Name **Jeremy Skalet**  
Date Signed \_\_\_\_\_  
State Certification # **3215** State **TN**  
Or State License # \_\_\_\_\_ State \_\_\_\_\_

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

# Building Sketch (Page - 1)

<b>Borrower</b>							
Property Address	6429 Cobblecreek Way						
City	Knoxville	County	Knox	State	TN	Zip Code	37932
Lender/Client	Kristy Simmerman						



TOTAL Sketch by a la mode

## Building Sketch (Page - 2)

<b>Borrower</b>							
Property Address	6429 Cobblecreek Way						
City	Knoxville	County	Knox	State	TN	Zip Code	37932
Lender/Client	Kristy Simmerman						

TOTAL Sketch by a la mode

### Area Calculations Summary

Living Area		Calculation Details
First Floor	2028.76 Sq ft	$9.2 \times 1 = 9.2$ $8.6 \times 1.5 = 12.9$ $16.7 \times 12.6 = 210.42$ $22.2 \times 23.5 = 521.7$ $25.9 \times 13.2 = 341.88$ $26.3 \times 33.2 = 873.16$ $3.5 \times 17 = 59.5$
Second Floor	1214.54 Sq ft	$7 \times 3.5 = 24.5$ $17 \times 11 = 187$ $5.9 \times 8.2 = 48.38$ $8 \times 2.5 = 20$ $14.2 \times 4 = 56.8$ $6 \times 2.5 = 15$ $23.5 \times 4.5 = 105.75$ $23.8 \times 13.5 = 321.3$ $22.3 \times 17.2 = 383.56$ $2.5 \times 6.5 = 16.25$ $3 \times 12 = 36$
Basement	2028.76 Sq ft	$9.2 \times 1 = 9.2$ $8.6 \times 1.5 = 12.9$ $16.7 \times 12.6 = 210.42$ $22.2 \times 23.5 = 521.7$ $25.9 \times 13.2 = 341.88$ $26.3 \times 33.2 = 873.16$ $3.5 \times 17 = 59.5$
<b>Total Living Area (Rounded):</b>	<b>5272 Sq ft</b>	
<b>Non-living Area</b>		
Unfinished Basement	512 Sq ft	$20 \times 23.5 = 470$ $3.5 \times 12 = 42$
2 Car Attached	512 Sq ft	$20 \times 23.5 = 470$ $3.5 \times 12 = 42$