INVOICE

FROM:

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

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

TO:

Shauhn Rader

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

INVOICE NUMBER	
K0066039	
DATES	
Invoice Date:	05/15/2026
Due Date:	
REFERENCE	
Internal Order #:	K0066039
Lender Case #:	
Client File #:	
FHA/VA Case #:	
Main File # on form:	K0066039
Other File # on form:	
Federal Tax ID:	30-0830665
Employer ID:	

DESCRIPTION

Lender: N/A **Client:** Shauhn Rader
Purchaser/Borrower: N/A
Property Address: 9425 Horizon Dr
City: Knoxville
County: Knox **State:** TN **Zip:** 37922
Legal Description: Beau Monde Ph-3 S/D, Lot 162

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. K0066039

Borrower	N/A						
Property Address	9425 Horizon Dr						
City	Knoxville	County	Knox	State	TN	Zip Code	37922
Lender/Client	Shauhn Rader						

Measurements for 9425 Horizon Dr

1st Floor	**1005 square feet**
2nd Floor	**1005 square feet**
3rd Floor	**95 square feet**
Total GLA	**2105 square feet**
Garage	**620 square feet**

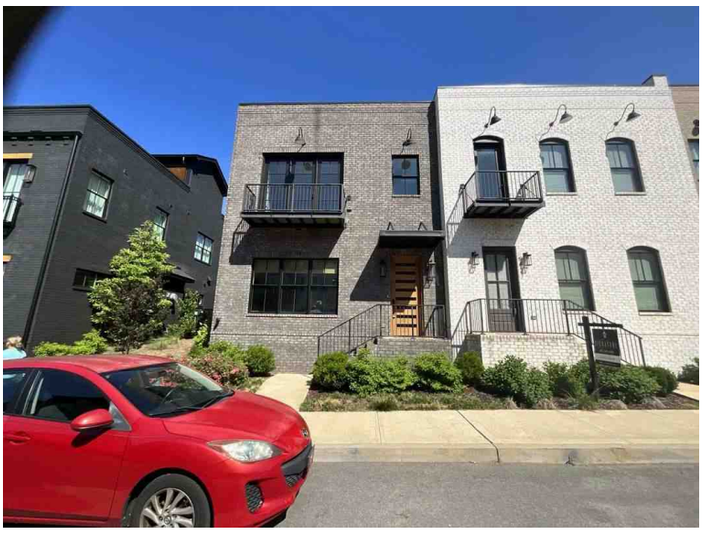
The Square Footage-Method for Calculating: ANSI® Z765-2021 (American National Standards Institute®) Measuring Standard for calculating gross living area (GLA), and non-GLA areas of the subject property, was utilized in creating the sketch for this appraisal report.

Signature _____
Name Charles Skalet
Date Signed _____
State Certification # 2399 State TN
Or State License # _____ State _____

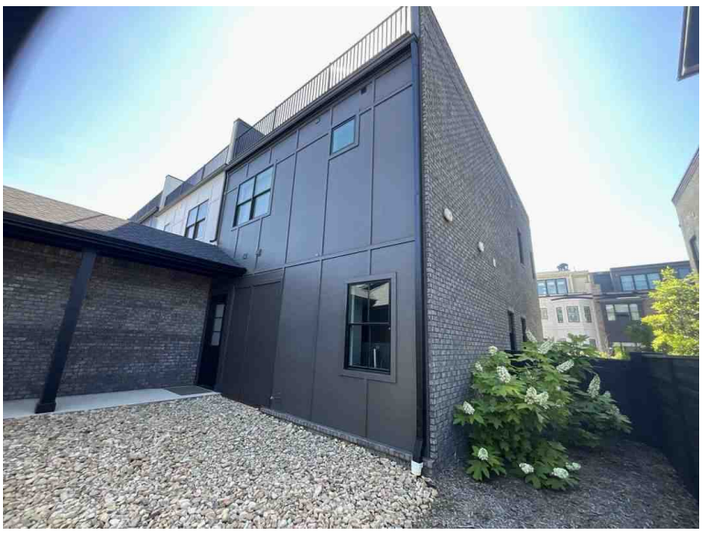
Signature _____
Name _____
Date Signed _____
State Certification # _____ State _____
Or State License # _____ State _____

Subject Photo Page

Borrower	N/A						
Property Address	9425 Horizon Dr						
City	Knoxville	County	Knox	State	TN	Zip Code	37922
Lender/Client	Shauhn Rader						



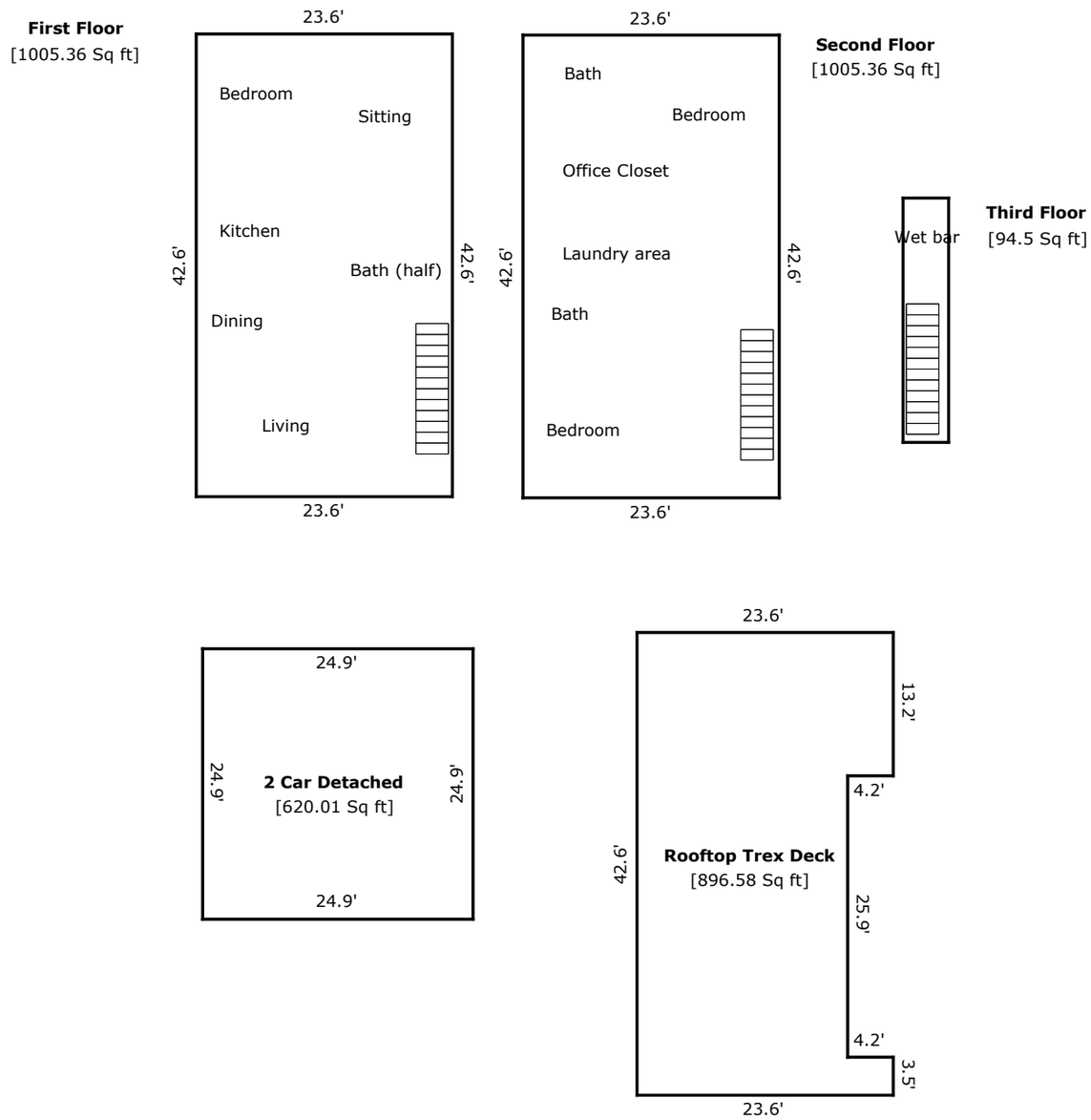
Subject Front



Subject Rear

Building Sketch

Borrower	N/A						
Property Address	9425 Horizon Dr						
City	Knoxville	County	Knox	State	TN	Zip Code	37922
Lender/Client	Shauhn Rader						



TOTAL Sketch by a la mode

Area Calculations Summary

Living Area		**Calculation Details**	
First Floor	1005.36 Sq ft	42.6 × 23.6 =	1005.36
Second Floor	1005.36 Sq ft	23.6 × 42.6 =	1005.36
Third Floor	94.5 Sq ft	4.2 × 22.5 =	94.5
Total Living Area (Rounded):	**2105 Sq ft**		
Non-living Area			
Rooftop Trex Deck	896.58 Sq ft	42.6 × 19.4 =	826.44
		13.2 × 4.2 =	55.44
		3.5 × 4.2 =	14.7
2 Car Detached	620.01 Sq ft	24.9 × 24.9 =	620.01