

# INVOICE

**FROM:**  
 Advanced Appraisal Services  
 Advanced Appraisal Services  
 PO Box 11373  
 Knoxville, TN 37939-1373  
  
 Telephone Number: (865) 588-4008      Fax Number: (865) 637-2394

INVOICE NUMBER	
	0045179
DATE	
	07/18/2019
REFERENCE	
Internal Order #:	0045179
Lender Case #:	
Client File #:	
Main File # on form:	0045179
Other File # on form:	0045179
Federal Tax ID:	62-1867763
Employer ID:	

**TO:**  
  
 Mary Bates  
  
  
  
 Telephone Number: (865) 748-7761      Fax Number:  
 Alternate Number:      E-Mail: hamptons12@icloud.com

**DESCRIPTION**

Lender: N/A      Client: Mary Bates  
 Purchaser/Borrower: N/A  
 Property Address: 5816 Rosedown Ct  
 City: Knoxville  
 County: Knox      State: TN      Zip: 37918  
 Legal Description: Block A Lot 19 Brookvale Estates Unit 2

**FEES** **AMOUNT**

Measurement	75.00
<b>SUBTOTAL</b>	
	75.00

**PAYMENTS** **AMOUNT**

Check #:	Date:	Description:	
Check #:	Date:	Description:	
Check #:	Date:	Description:	
<b>SUBTOTAL</b>			0.00
<b>TOTAL DUE</b>			<b>\$ 75.00</b>

### Subject Photo Page

Borrower	N/A						
Property Address	5816 Rosedown Ct						
City	Knoxville	County	Knox	State	TN	Zip Code	37918
Lender/Client	Mary Bates						



**Subject Front**



**Subject Street**

**Supplemental Addendum**

File No. 0045179

Borrower	N/A				
Property Address	5816 Rosedown Ct				
City	Knoxville	County	Knox	State	TN      Zip Code 37918
Lender/Client	Mary Bates				

**Measurements for 5816 Rosedown Ct**

<b>1st level</b>	<b>974 square feet</b>
<b>2nd level</b>	<b>1230 square feet</b>
<b>Garage</b>	<b>586 square feet</b>

The above measurements are completed according to appraisal industry standards.

**Interior Room Measurements****1st Floor**

<b>Living Room</b>	<b>14.5 x 12</b>
<b>Dining Room</b>	<b>12 x 10</b>
<b>Kitchen</b>	<b>17 x 11 x irr</b>
<b>Half Bath</b>	<b>5.5 x 3.5 x irr</b>
<b>Family</b>	<b>11 x 10</b>

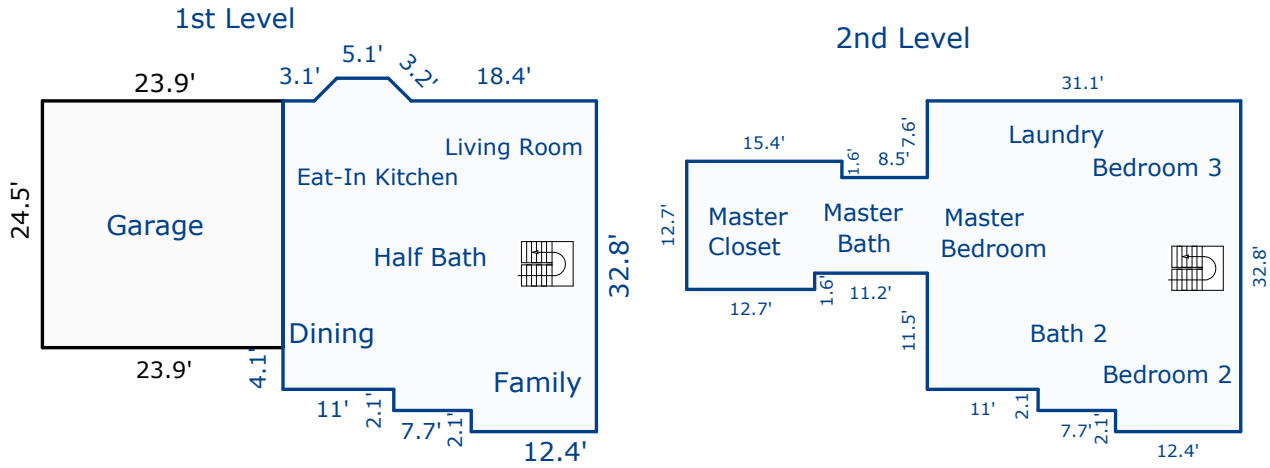
**2nd Floor**

<b>Master Bedroom</b>	<b>27 x 11 x irr</b>
<b>Master Bath</b>	<b>14.5 x 5.5 x irr</b>
<b>Master Closet</b>	<b>12 x 8.5</b>
<b>Bedroom 2</b>	<b>11 x 10</b>
<b>Bedroom 3</b>	<b>12 x 10.5</b>
<b>Bath 2</b>	<b>11 x 7 x irr</b>
<b>Laundry</b>	<b>12 x 5</b>

The room measurements are interior wall to interior wall and rounded to the nearest 0.5 foot.

### Building Sketch

Borrower	N/A				
Property Address	5816 Rosedown Ct				
City	Knoxville	County	Knox	State	TN
Lender/Client	Mary Bates				



Sketch by Apex Sketch v5 Standard™

Comments:

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	974.37	974.37
GLA2	Second Floor	1229.72	1229.72
GAR	Garage	585.55	585.55
Net LIVABLE Area		(rounded)	2204

LIVING AREA BREAKDOWN			
Breakdown			Subtotals
<b>First Floor</b>			
	12.4 x	2.1	26.04
	20.1 x	2.1	42.21
	31.1 x	28.6	889.46
0.5 x	2.3 x	2.3	2.56
	5.1 x	2.3	11.54
0.5 x	2.3 x	2.3	2.56
<b>Second Floor</b>			
	7.6 x	31.1	236.36
	2.1 x	12.4	26.04
	2.1 x	20.1	42.21
	11.5 x	31.1	357.65
	1.6 x	12.7	20.32
	1.6 x	15.4	24.64
	9.5 x	55.0	522.50
13 Items	(rounded)		2204