

# INVOICE

**FROM:**

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

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

**TO:**

Shannon Foster-Boline

E-Mail:  
 Telephone Number: (865) 617-8287 Fax Number:  
 Alternate Number:

INVOICE NUMBER	
0055598	
DATES	
Invoice Date:	06/03/2022
Due Date:	
REFERENCE	
Internal Order #:	0055598
Lender Case #:	
Client File #:	
FHA/VA Case #:	
Main File # on form:	0055598
Other File # on form:	0055598
Federal Tax ID:	
Employer ID:	

**DESCRIPTION**

Lender: N/A Client: Shannon Foster-Boline  
 Purchaser/Borrower: N/A  
 Property Address: 601 W Vine Ave  
 City: Knoxville  
 County: Knox State: TN Zip: 37902  
 Legal Description: Lot 2 Vine City House

**FEES**

**AMOUNT**

Measurement	100.00
Interior	25.00
<b>SUBTOTAL</b>	125.00

**PAYMENTS**

**AMOUNT**

Check #:	Date:	Description:	
Check #:	Date:	Description:	
Check #:	Date:	Description:	
<b>SUBTOTAL</b>			
<b>TOTAL DUE</b>			<b>\$ 125.00</b>

**Supplemental Addendum**

File No. 0055598

Borrower	N/A				
Property Address	601 W Vine Ave				
City	Knoxville	County	Knox	State	TN
Lender/Client	N/A				
				Zip Code	37902

**Measurements of 601 W Vine Ave**

1st Level 1151 square feet

2nd Level 1228 square feet

3rd Level - 109 square feet

**Total Gross Living Area 2488 square feet  
(Above Grade)**

**Total Finished Area 3076 square feet  
(Including Finished Basement)**

Finished Basement 588 square feet

Unfinished Basement/  
Garage 610 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.

**Interior Measurements**

**Basement**

Office 19 x 15.5 x irr  
Bath 1 9.5 x 4.5

**1st Floor**

Living 25.5 x 16  
Kitchen 14.5 x 10.5  
Dining 16.5 x 12  
Butler's Pantry 4 x 4  
Half Bath 8 x 3

**2nd Floor**

Master Bedroom 14.5 x 11.5  
Bedroom 2 13 x 11.5  
Bedroom 3 11.5 x 10.5  
Master Bath 11 x 10 x irr  
Bath 3 9.5 x 4.5  
Laundry 9.5 x 7 x irr

**3rd Floor**

Landing 9 x 6.5

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

Signature \_\_\_\_\_  
Name Charles Skalet  
Date Signed 08/06/2021  
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	601 W Vine Ave						
City	Knoxville	County	Knox	State	TN	Zip Code	37902
Lender/Client	N/A						



**Subject Front**



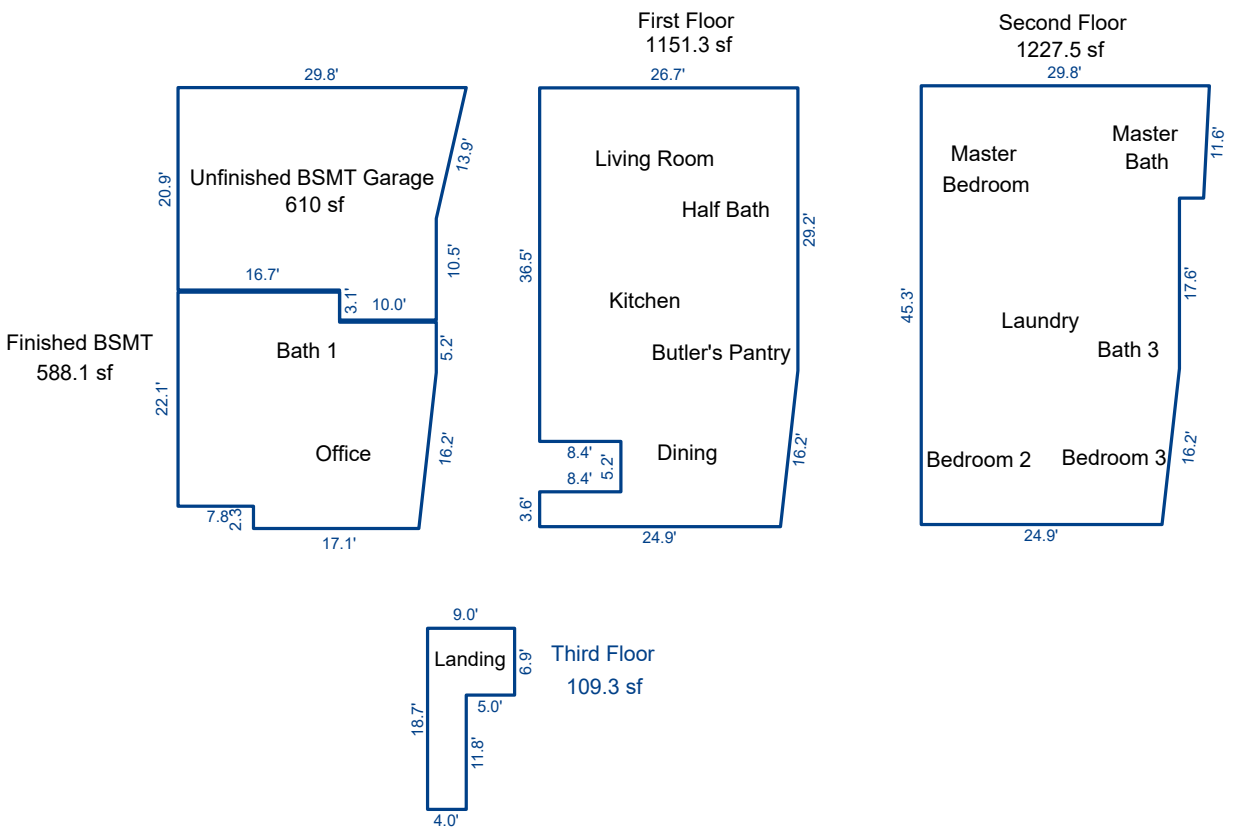
**Subject Rear**



**Subject Street**

### Building Sketch

Borrower	N/A			
Property Address	601 W Vine Ave			
City	Knoxville	County	Knox	State TN Zip Code 37902
Lender/Client	N/A			



Sketch by Apex Sketch

AREA CALCULATIONS SUMMARY						AREA CALCULATIONS BREAKDOWN				
Code	Description	Factor	Net Size	Perimeter	Net Totals	Name	Base x	Height x	Width =	Area
GLA1	First Floor	1.0	1151.3	159.1	1151.3	First Floor		45.3 x	16.5 =	747.5
GLA2	Second Floor	1.0	1227.5	147.9	1227.5			8.4 x	3.6 =	30.2
GLA3	Third Floor	1.0	109.3	55.4	109.3			36.5 x	8.4 =	306.6
BSMT	Finished BSMT	1.0	588.1	100.5			0.5 x	16.2 x	1.8 =	14.5
	Unfinished BSMT	1.0	610.0	104.9	1198.0			29.2 x	1.8 =	52.6
						Second Floor	0.5 x	16.2 x	1.8 =	14.5
								29.2 x	1.8 =	52.6
								11.6 x	2.5 =	29.0
								45.3 x	24.9 =	1128.0
						Third Floor	0.5 x	11.6 x	0.6 =	3.5
								18.7 x	4.0 =	74.8
								6.9 x	5.0 =	34.5
	Net LIVABLE	cnt	3 (rounded)		2,488	12 total items			(rounded)	2,488