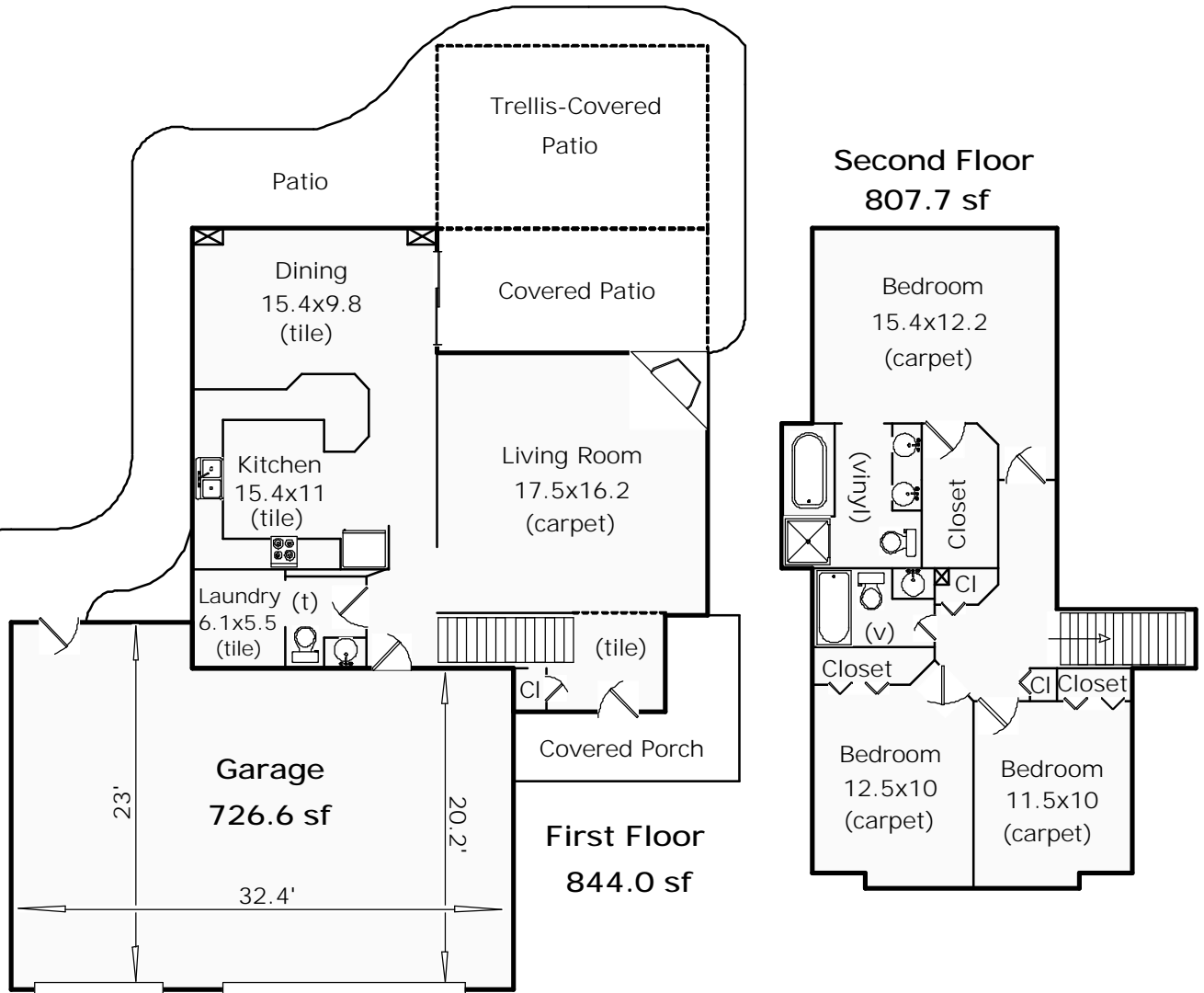
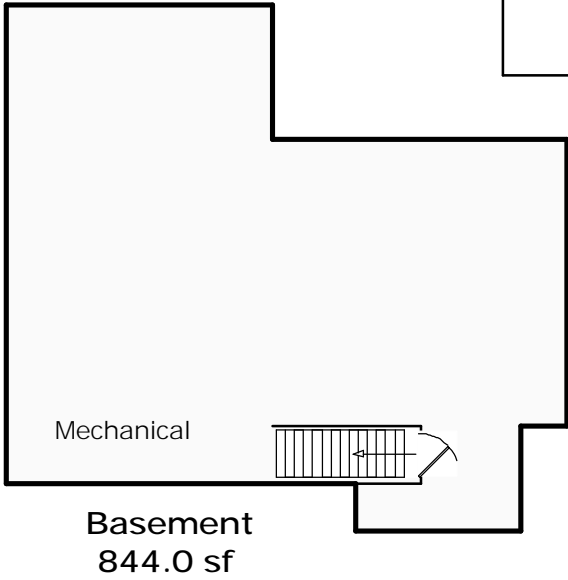


FLOORPLAN SKETCH

Borrower: _____ File No.: br0315anemonie
 Property Address: 2488 Anemonie Ct. Case No.: _____
 City: Loveland State: CO Zip: 80537
 Lender: Agent: Wynn Washle



2488 Anemonie Ct.
 Total Sq Ft: 2496
 Total Finished Sq Ft: 1652
 Finished w/out bsmt: 1652
 Basement Sq Ft: 844
 Basement Finish: 0%



www.appraisaldimensions.com
 Brittney Ouellette
 Cathy Miles, Certified Res. Appraiser
 03/06/2015
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 *Scope of Work is attached

Sketch by Apex Sketch v5 Standard™

FLOORPLAN SKETCH

Borrower:	File No.: br0315anemonie
Property Address: 2488 Anemonie Ct.	Case No.:
City: Loveland	State: CO Zip: 80537
Lender: Agent: Wynn Washle	

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	844.00	844.00
GLA2	Second Floor	807.68	807.68
BSMT	Basement	844.00	844.00
GAR	Garage	726.56	726.56
Net LIVABLE Area		(rounded)	1652

LIVING AREA BREAKDOWN		
	Breakdown	Subtotals
First Floor		
	10.1 x 2.8	28.28
	34.1 x 17.0	579.70
	3.4 x 31.3	106.42
	8.0 x 16.2	129.60
Second Floor		
	16.2 x 12.6	204.12
	18.2 x 9.3	169.26
	2.7 x 16.2	43.74
	1.0 x 14.2	14.20
	13.2 x 21.2	279.84
	3.8 x 25.4	96.52
10 Items		(rounded) 1652

First Floor		GLA1	
	10.1 x 2.8	=	28.28
	34.1 x 17.0	=	579.70
	3.4 x 31.3	=	106.42
	8.0 x 16.2	=	129.60

Garage		GAR	
	3.0 x 12.0	=	36.00
	20.8 x 33.2	=	690.56

Area total (rounded) = 844

Area total (rounded) = 727

Basement		BSMT	
	31.3 x 3.4	=	106.42
	2.8 x 10.1	=	28.28
	34.1 x 17.0	=	579.70
	8.0 x 16.2	=	129.60

Second Floor		GLA2	
	16.2 x 12.6	=	204.12
	18.2 x 9.3	=	169.26
	2.7 x 16.2	=	43.74
	1.0 x 14.2	=	14.20
	13.2 x 21.2	=	279.84
	3.8 x 25.4	=	96.52

Area total (rounded) = 844

Area total (rounded) = 808

03/06/2015

Agent: Wynn Washle
wwashle@thegroupinc.com

File Number: br0315anemonie

SCOPE OF WORK:

In accordance with your request, I have measured the following home and provided a sketch of the floor plan. Square footage is taken from outside measurements as per ANSI (American National Standards Institute) guidelines with the exception of below grade finished areas. In this case we follow local custom which is to include garden levels in finished above grade square footage.

2488 Anemonie Ct.
Loveland, CO 80537

Homes where outside measurements are inaccessible, inside measurements are used & an additional .5' is added for the outside wall. In rooms with sloping ceilings, the area measured is from where the ceiling is a least 5' high. Rms that are not square or rectangular, measurements are taken from the longest points in most cases. Attached dwellings are measured from the centerline between units where appropriate. Bedrooms are measured excluding closets. Kitchens are measured wall to wall & include the nook if applicable.

All totals are estimates based on outside dimensions. It is not unusual for 2 different appraisers to arrive at slightly different totals. Square footage calculations are approximate.

Brittney Ouellette
Appraisal Dimensions, LLC
970-481-4541

THANK YOU FOR YOUR BUSINESS