

# INVOICE

**FROM:**  
 Darron Hilty  
 Crossroads Appraisals, LLC  
 15559 Guinevere Lane  
 Montgomery, TX 77316  
 Telephone Number: 936-203-5709 Fax Number:

INVOICE NUMBER	
	21-324
DATE	
	09/11/2021
REFERENCE	
Internal Order #:	21-324
Lender Case #:	
Client File #:	
Main File # on form:	21-324
Other File # on form:	
Federal Tax ID:	47-4242523
Employer ID:	

**TO:**  
 Brandi Chrisenberry  
 2518 Sand Shore Drive  
 Conroe, TX 77304  
 Telephone Number: Fax Number:  
 Alternate Number: E-Mail:

## DESCRIPTION

**Lender:** N/A **Client:** Brandi Chrisenberry  
**Purchaser/Borrower:** N/A  
**Property Address:** 2518 Sand Shore Dr  
**City:** Conroe  
**County:** Montgomery **State:** TX **Zip:** 77304  
**Legal Description:** Waterford Estates 02, Block 1, Lot 20

FEES	AMOUNT
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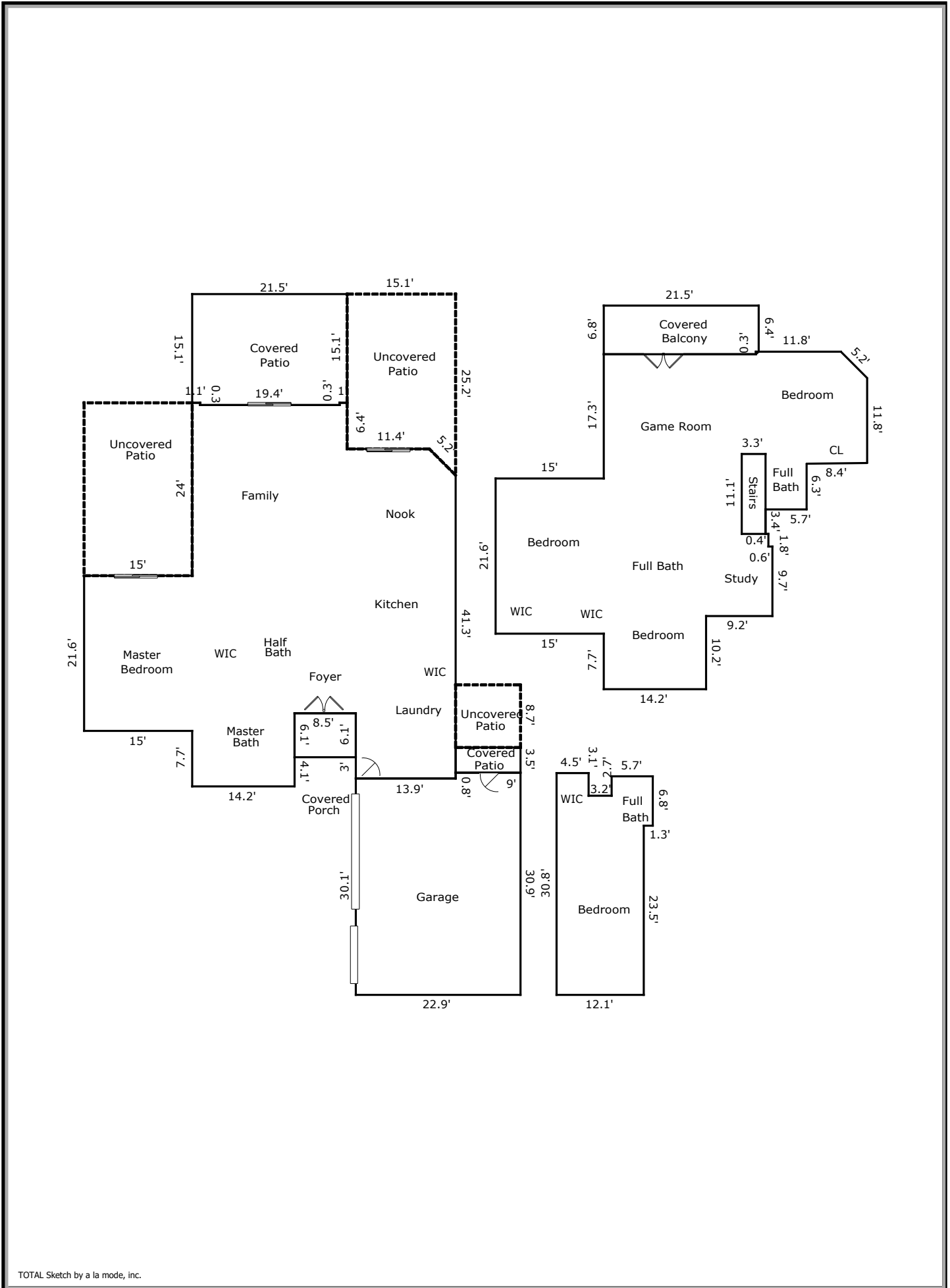
Home Measurement	150.00
<b>SUBTOTAL</b>	
	150.00

PAYMENTS	AMOUNT
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Check #:	Date:	Description:	
Check #:	Date:	Description:	
Check #:	Date:	Description:	
<b>SUBTOTAL</b>			0
<b>TOTAL DUE</b>			<b>\$</b> 150.00

### Building Sketch (Page - 1)

Borrower	N/A				
Property Address	2518 Sand Shore Dr				
City	Conroe	County	Montgomery	State	TX
Lender/Client	Brandi Chrisenberry				
				Zip Code	77304



### Building Sketch (Page - 2)

Borrower	N/A		
Property Address	2518 Sand Shore Dr		
City	Conroe	County Montgomery	State TX Zip Code 77304
Lender/Client	Brandi Chrisenberry		

TOTAL Sketch by a la mode, inc.

#### Area Calculations Summary

Living Area	Calculation Details	
First Floor	2059.2 Sq ft	$21.6 \times 15 = 323.2$ $14.2 \times 10.2 = 144.1$ $13.8 \times 9 = 125.3$ $36.6 \times 33 = 1208$ $1.1 \times 0.3 = 0.3$ $9.8 \times 20.4 = 199.4$ $1 \times 6.4 = 6.7$ $3.6 \times 12.4 = 45.4$ $0.5 \times 3.6 \times 3.6 = 6.7$
3 Car Attached	-693.8 Sq ft	$22.8 \times 30 = 686.6$ $0.8 \times 9 = 7.2$
Stairs	-36.6 Sq ft	$11.1 \times 3.3 = 36.6$
Second Floor	1542.1 Sq ft	$21.6 \times 15 = 323.2$ $14.2 \times 10.2 = 144.1$ $36.4 \times 21.1 = 767$ $2.3 \times 9.6 = 22.2$ $1.8 \times 1.8 = 3.1$ $1.4 \times 3.4 = 4.6$ $7 \times 6.4 = 44.8$ $15.6 \times 7 = 109.6$ $4.8 \times 3.6 = 17.3$ $0.5 \times 3.6 \times 3.6 = 6.7$ $8.4 \times 11.8 = 99.1$ $0.5 \times 8.4 \times 0.1 = 0.4$
Second Floor	369.2 Sq ft	$4.4 \times 3.2 = 14$ $12.1 \times 23.5 = 284.4$ $6.8 \times 5.7 = 39$ $4.2 \times 7.6 = 31.7$
<b>Total Living Area (Rounded):</b>	<b>3934 Sq ft</b>	
<b>Non-living Area</b>		
Covered Patio	31.5 Sq ft	$3.5 \times 9 = 31.5$
Covered Balcony	145.1 Sq ft	$6.8 \times 21.1 = 142.4$ $0.4 \times 6.4 = 2.6$ $0.5 \times 0.4 \times 0.4 = 0.1$
Covered Patio	330.5 Sq ft	$21.5 \times 15.1 = 324.6$ $19.4 \times 0.3 = 5.8$
Uncovered Patio	360 Sq ft	$24 \times 15 = 360$
Uncovered Patio	330.2 Sq ft	$15 \times 21.5 = 323.6$ $0.5 \times 3.6 \times 3.6 = 6.7$
Uncovered Patio	78.3 Sq ft	$8.7 \times 9 = 78.3$
Covered Porch	51.8 Sq ft	$6.1 \times 8.5 = 51.8$