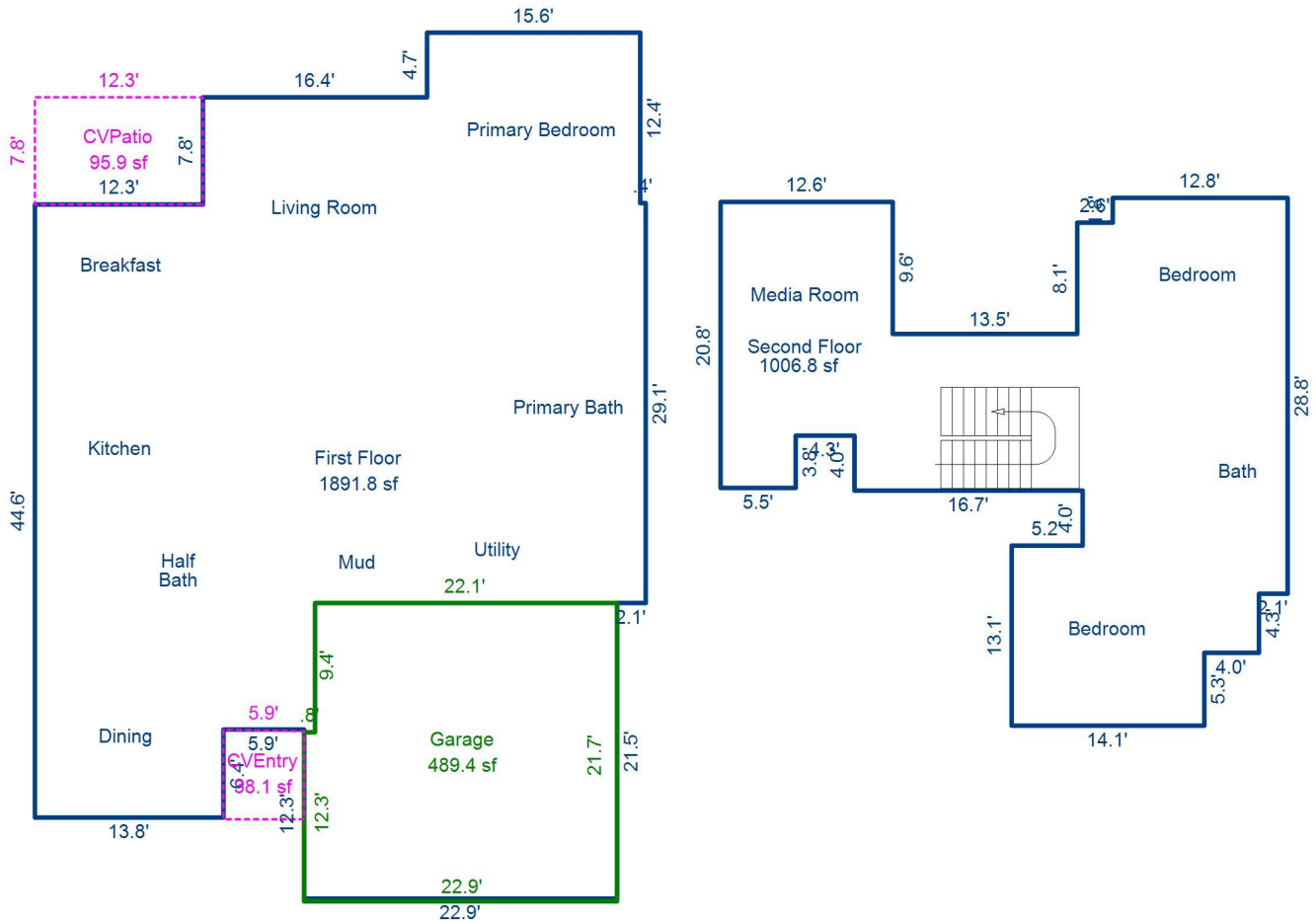


SKETCH ADDENDUM

Borrower or Owner N/A	
Property Address 207 W 32nd Street	
City Houston	County Harris State TX Zip Code 77018
Client Michelle Reyna	



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	1891.8	228.2	1891.8	First Floor		29.1 x	16.0 =	465.6
GLA2	Second Floor	1.0	1006.8	197.0	1006.8			15.6 x	12.4 =	193.4
GAR	Garage	1.0	489.4	89.2	489.4			21.5 x	13.9 =	298.9
P/P	CVPatio	1.0	95.9	40.2	134.1			46.0 x	16.4 =	754.4
	CVEntry	1.0	38.1	24.7				12.3 x	9.0 =	110.7
								6.4 x	1.5 =	9.6
								44.6 x	12.3 =	548.6
						Garage				-489.4
						Second Floor		33.1 x	10.7 =	354.2
								28.8 x	2.1 =	60.5
								6.7 x	5.3 =	35.5
								36.6 x	2.2 =	80.5
								13.1 x	5.2 =	68.1
								19.5 x	0.4 =	7.8
								20.8 x	5.5 =	114.4
								17.0 x	7.1 =	120.7
								13.5 x	7.4 =	99.9
	Net LIVABLE	cnt	2 (rounded)		2,899	1 addl items				
						17 total items			(rounded)	2,899

ADDITIONAL COMMENTS

Borrower or Owner	N/A		
Property Address	207 W 32nd Street		
City	Houston	County	Harris
		State	TX
		Zip Code	77018
Lender or Client	Michelle Reyna		

ADDITIONAL COMMENTS

MEASUREMENTS: The gross living area determined herein is based on either plans/specs provided by the lender/client/borrower or were made based on physical measurements taken at the time of examination. If based on plans/specs, the finished square footage calculations were made based on plan dimensions only and may vary from the finished square footage of the improvements as built. If physically measured, these finished square footage calculations for the improvements were made based on estimated dimensions performed at the time of examination. According to the 2006 International Residential Code, for a room to be declare a room, it must have at least 70sf of living space. Furthermore, rooms with sloped ceiling roofs that extend below 5ft are not to be included in the gross living area. Separate living quarters that are only accessible by exiting the main dwelling to gain access cannot be included in the gross living area. Measurements are estimates only. I am not a licensed architect or designer. The subject property was measured using the ANSI-Z765-2021 Standard.

The Appraiser makes no representations, promises, or warranties (either verbally or in writing) concerning the square footage of the subject property and statements (whether in writing or verbal) concerning the square footage of any home and statements (whether in writing or verbal) concerning the square footage of a home are estimates only and may not be exact or accurate.

KYLE GLENN WENSKÉ
1530 HEWITT DR
HOUSTON, TX 77018



Certified Residential Real Estate Appraiser

Appraiser: **Kyle Glenn Wenske**

License #: **TX 1360665 R**

License Expires: **10/31/2023**

Having provided satisfactory evidence of the qualifications required by the Texas Appraiser Licensing and Certification Act, Occupations Code, Chapter 1103, authorization is granted to use this title:
Certified Residential Real Estate Appraiser

For additional information or to file a complaint please contact TALCB at www.talcb.texas.gov.


Chelsea Buchholtz
Commissioner