



APPRAISAL OF REAL PROPERTY

LOCATED AT:

19915 Roycroft Ln
WATERVIEW ESTATES SEC 7, BLOCK 3, LOT 4
Richmond, TX 77407

FOR:

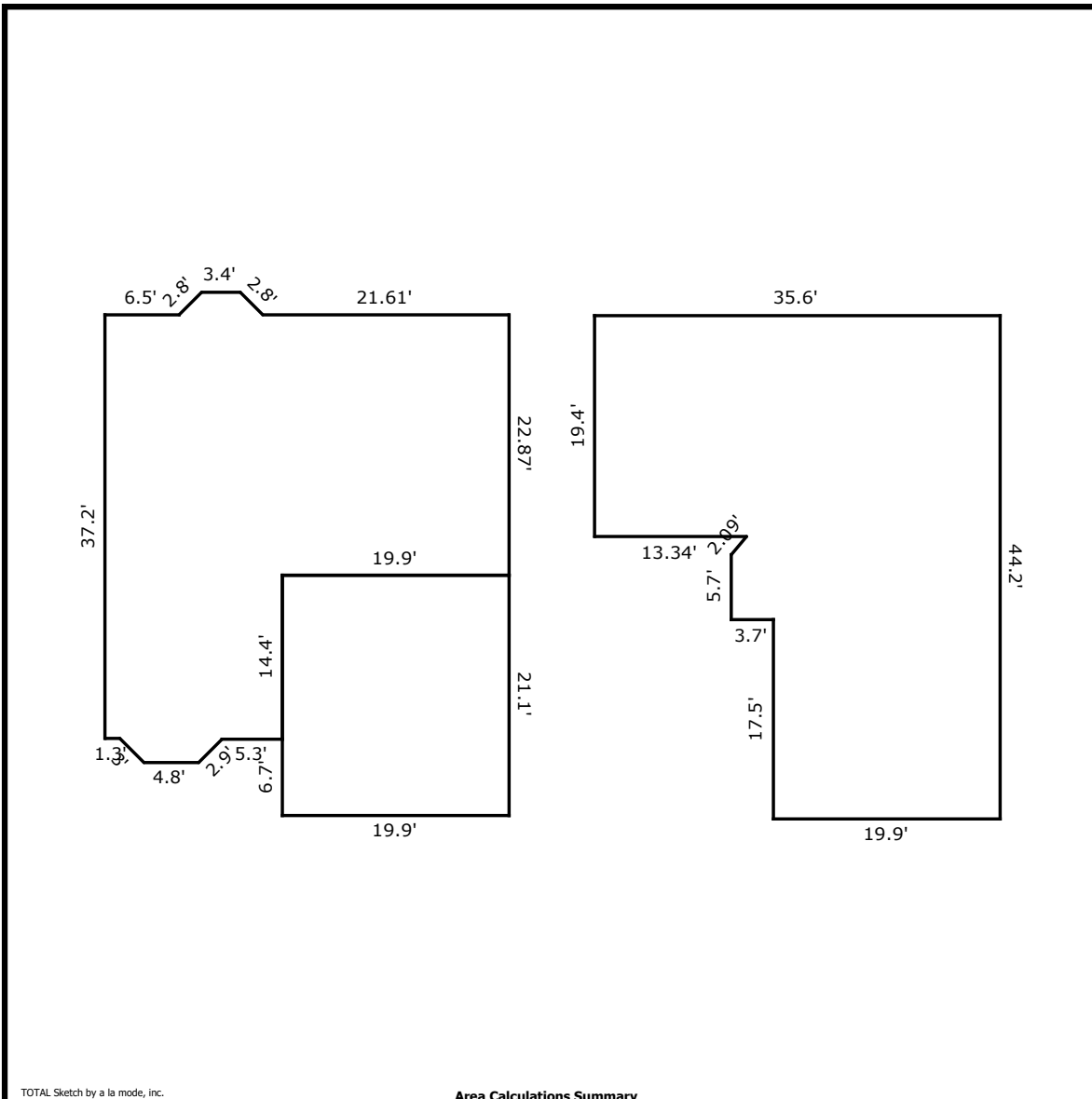
AS OF:

BY:

MATTHEW ZACHARY YOUNG

Building Sketch

Borrower					
Property Address	19915 Roycroft Ln				
City	Richmond	County	FORT BEND	State	TX
Lender/Client	JP MORGAN CHASE				
			Zip Code	77407	



TOTAL Sketch by a la mode, inc.

Area Calculations Summary

Living Area	Area	Calculation Details
First Floor	1060.11 Sq ft	$0.5 \times 1.98 \times 1.98 = 1.96$ $0.5 \times 1.98 \times 1.98 = 1.96$ $3.4 \times 1.98 = 6.73$ $22.87 \times 19.9 = 455.13$ $15.57 \times 37.2 = 579.27$ $0.07 \times 5.3 = 0.37$ $0.07 \times 2.05 = 0.14$ $0.5 \times 2.05 \times 2.05 = 2.1$ $2.12 \times 4.8 = 10.18$ $0.5 \times 2.12 \times 2.12 = 2.25$
2 Car Attached	-419.89 Sq ft	$19.9 \times 21.1 = 419.89$
Second Floor	1210.09 Sq ft	$19.9 \times 17.5 = 348.25$ $26.7 \times 22.26 = 594.25$ $13.34 \times 19.4 = 258.86$ $1.34 \times 5.7 = 7.66$ $0.5 \times 1.34 \times 1.6 = 1.07$
Total Living Area (Rounded):	2270 Sq ft	

APPRAISER LICENSE

MATTHEW ZACHARY YOUNG
1802 CHATHAM TRAILS CT
SUGAR LAND, TX 77479



Certified Residential Real Estate Appraiser

Appraiser: **Matthew Zachary Young**

License #: **TX 1338110 R**

License Expires: **09/30/2024**

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