

# SKETCH/AREA TABLE ADDENDUM

Case No 23020

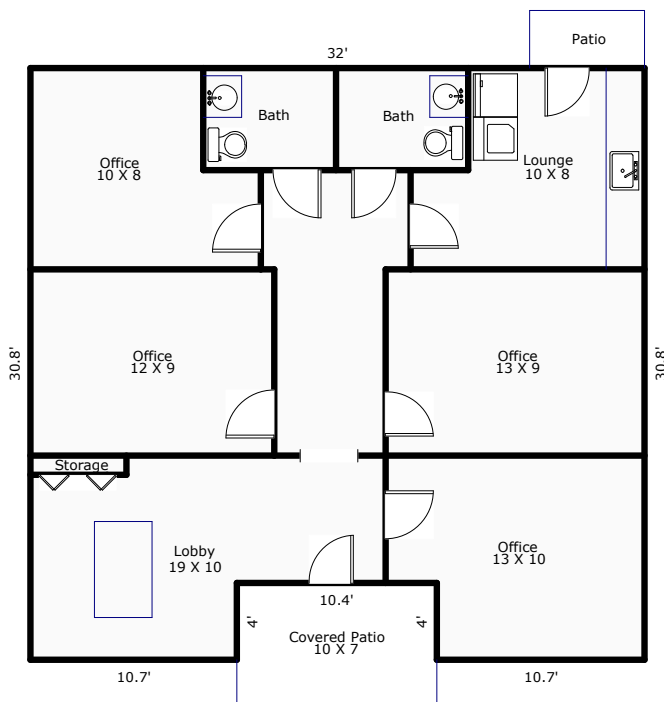
File No 01

SUBJECT

Property Address <b>108 N Kerr Avenue Unit H1</b>			
City <b>Wilmington</b>	County <b>New Hanover</b>	State <b>NC</b>	Zip <b>28405</b>
Borrower <b>Measured 4-6-2026</b>			
Lender/Client <b>Eric Knight</b>	L/C Address <b>Nest Realty</b>		
Appraiser Name <b>Morgan Watson</b>	Appr Address <b>Home Dimensional</b>		

IMPROVEMENTS SKETCH

108 N Kerr Avenue  
Unit H1  
945 Square Feet



Comments: \*Home Dimensional is a professional measuring service, not a licensed appraisal company.\*This COMMERCIAL PROPERTY was measured using the ACTUAL METHOD, and therefore the exterior walls have NOT been included in the square footage calculations.

AREA CALCULATIONS

Scale: 1" = 12'

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	945.00	945.00
Net LIVABLE Area		(rounded)	945

LIVING AREA BREAKDOWN			
Breakdown			Subtotals
<b>First Floor</b>			
4.0	x	10.8	43.00
4.0	x	10.8	43.33
26.8	x	32.0	858.67
3 Items			(rounded)
			945