

# SKETCH/AREA TABLE ADDENDUM

Case No 22270

File No 01

SUBJECT

Property Address **824 Cupola Drive**

City **Wilmington**

County **New Hanover**

State **NC**

Zip **28409**

Borrower **Measured 3-6-2026**

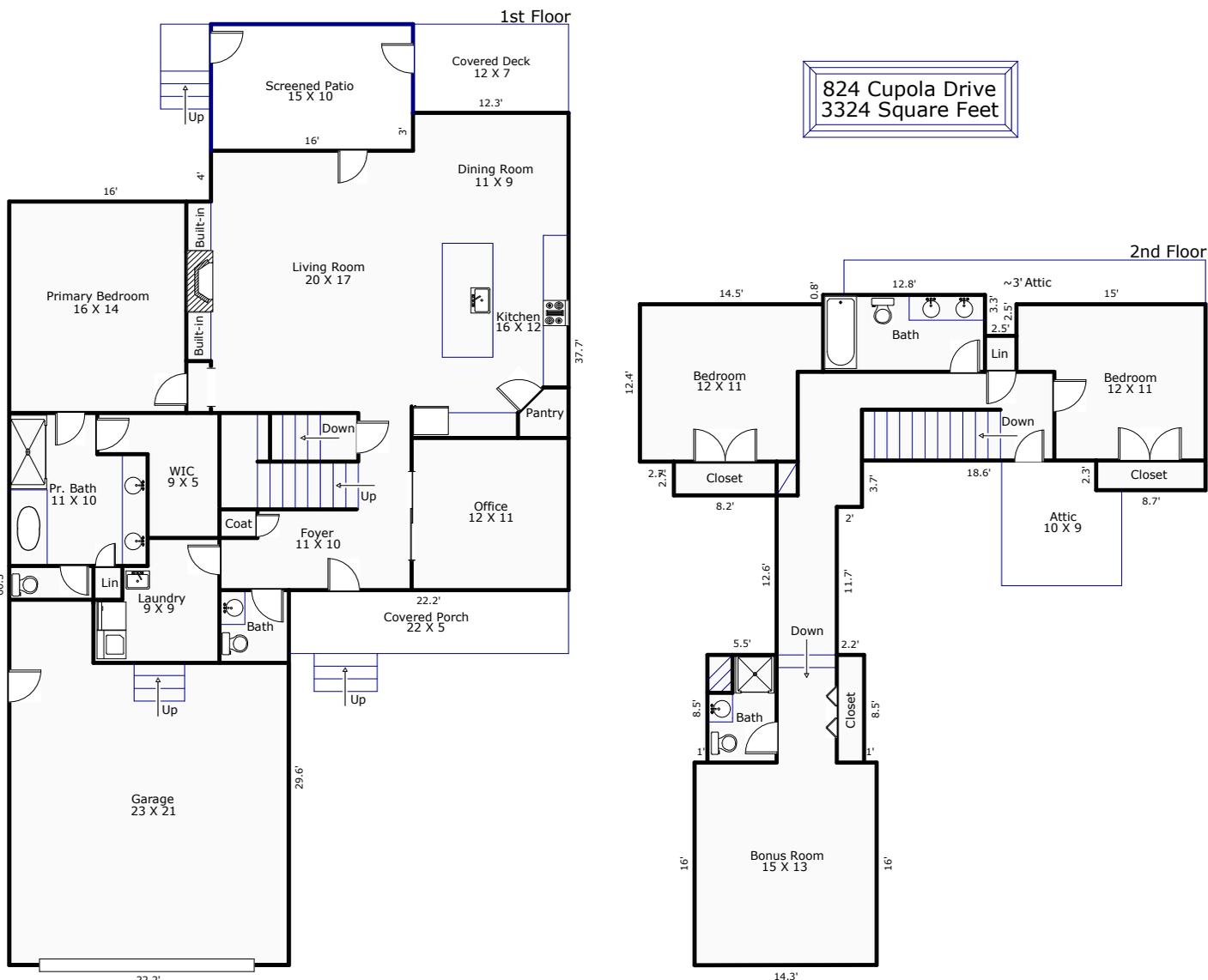
Lender/Client **Dawn Lagomarsino**

L/C Address **Nest Realty**

Appraiser Name **Morgan Watson**

Appr Address **Home Dimensional**

IMPROVEMENTS SKETCH



Comments: \*Home Dimensional is a professional measuring service, not a licensed appraisal company.\*Basement's inclusion in the HSF total is contingent upon sufficient installation and circulation requirements of a single mini-split unit. The Basement has been included in the HSF, but may be ineligible\*Basement storage is unfinished, therefore it is NOT included in the HSF total.

AREA CALCULATIONS

Scale: 1" = 12'

AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	1604.01	1604.01
GLA2	Second Floor	1015.41	1015.41
GAR	Garage	561.64	561.64
<b>Net LIVABLE Area</b>		<b>(rounded)</b>	<b>2619</b>

LIVING AREA BREAKDOWN			
Breakdown		Subtotals	
<b>First Floor</b>			
29.6 x	22.2		655.76
4.0 x	28.3		113.33
30.7 x	44.3		1359.56
3.0 x	12.3		37.00
<b>Second Floor</b>			
0.5 x	14.4	0.0	0.19
	8.5	12.4	105.54
	16.0	14.4	230.28
	14.9	2.7	39.78
	4.8	11.7	55.42
	17.6	0.1	1.46
	6.8	0.9	6.19
	0.8	12.8	9.62
	2.5	27.3	68.33
	2.5	15.0	37.50
	2.3	8.7	20.22
	9.8	44.8	440.86
<b>Garage</b>			<b>-561.64</b>
<b>16 Items</b>		<b>(rounded)</b>	<b>2619</b>

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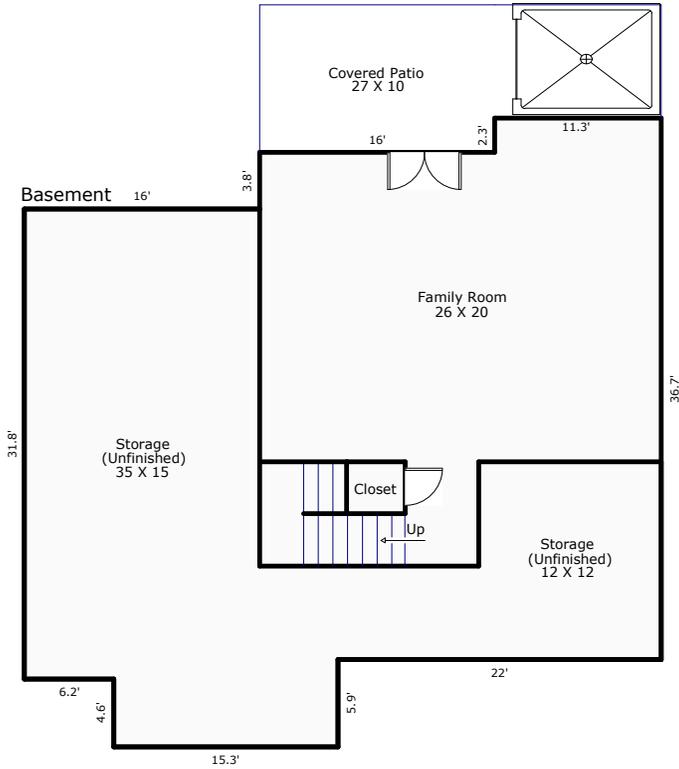
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AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
BSMT	Basement	704.49	704.49
OTH	Unfinished Storage	847.11	847.11

AREA BREAKDOWN	
Breakdown	Subtotals