

FLOORPLAN

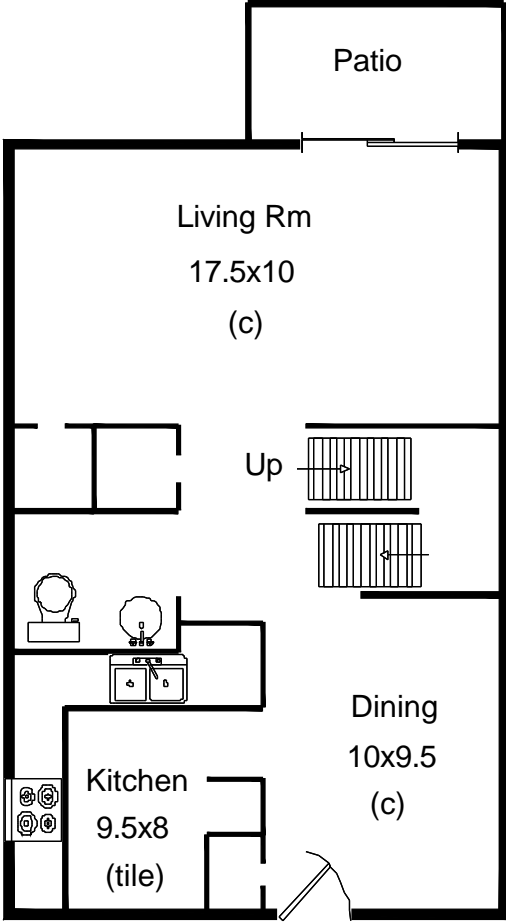
Borrower:	File No.: b0310heatheridgeM	
Property Address: 1705 Heatheridge Road F102	Case No.:	
City: Fort Collins	State: CO	Zip: 80526
Lender: Wynn Washle		

Total SF: 956
Total Finished SF: 956
Finished w/o Bsmt SF: 956
Basement SF: 0

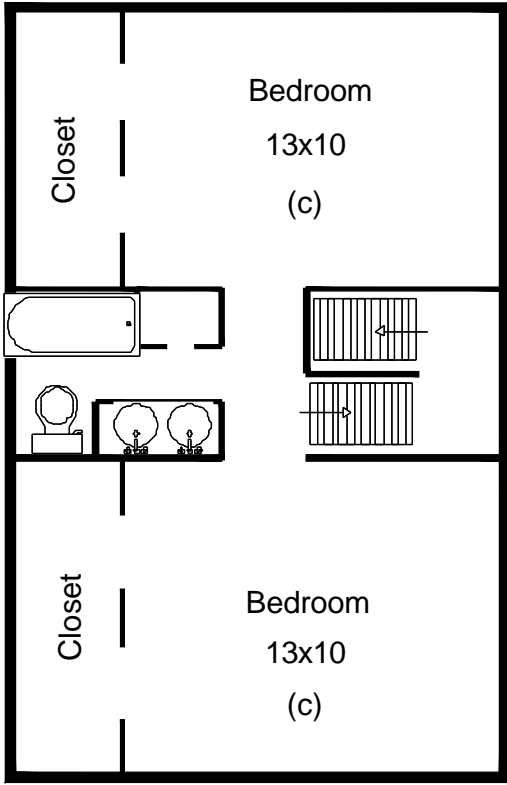
Appraisal Dimensions, LLC
www.appraisaldimensions.com
Cathy Miles, Cert. Residential Appraiser
Billy Miles, Registered Appraiser
3-8-2010

*Scope of work is defined and included with this sketch

First Level SF: 478



Second Level SF: 478



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AREA CALCULATIONS SUMMARY			
Code	Description	Net Size	Net Totals
GLA1	First Floor	477.8	477.8
GLA2	Second Floor	477.8	477.8
Net LIVABLE Area		(Rounded)	956

LIVING AREA BREAKDOWN		
Breakdown		Subtotals
First Floor		
17.5 x 27.3		477.8
Second Floor		
17.5 x 27.3		477.8
2 Items	(Rounded)	956

First Floor	GLA1
17.5 x 27.3 =	477.8
Area total (Rounded) = 478	

Second Floor	GLA2
17.5 x 27.3 =	477.8
Area total (Rounded) = 478	

03/08/2010

Wynn Washle
401 West Mulberry
Fort Collins, CO 80521

File Number: b0310heatheridgeM

SCOPE OF WORK:

In accordance with your request, I have measured the following home and provided a sketch of the floor plan. Square footage is taken from outside measurements as per ANSI (American National Standards Institute) guidelines which are the guidelines to which HUD refers, with the exception of below grade finished areas. In this case we follow local custom which is to include the garden level in tri-levels in finished above grade square footage.

1705 Heatheridge Road F102
Fort Collins, CO 80526

Homes where outside measurements are inaccessible, inside measurements are used & an additional .5' is added for the outside wall. In rooms with sloping ceilings, the area measured is from where the ceiling is at least 5' high. Rms that are not square or rectangular, measurements are taken from the longest points in most cases. Attached dwellings are measured from the centerline between units where appropriate. Bedrooms are measured excluding closets. Kitchens are measured wall to wall & include the nook if applicable.

All totals are estimates on exterior dimensions. It is not unusual for two different appraisers to arrive a slightly different totals.

William R. Miles III, Reg. Appraiser
Appraisal Dimensions
481-4541 (Cell) 866-332-0043 (Fax)

THANK YOU FOR YOUR BUSINESS