

SKETCH/AREA TABLE ADDENDUM

SUBJECT INFO					
Parcel. No.: 13503108		Legal.: L8 B1 M7-393			
Property Address: 7357 ELWOOD DR					
City: CHARLOTTE		County: Mecklenburg		State: NC	ZipCode: 28227
Owner: JOSEPH DANIEL JAMES / JOSEPH MEGAN RYAN					
Client:		Client Address:			
Measurement Specialist: INFOCUSRMP LLC			Inspection Date: 05/06/2025		
SKETCH					
<div><div><div><div>12.0'</div><div>10.0'</div><div>Storage 120 sq. ft.</div><div>10.0'</div><div>12.0'</div></div><div><div>24.1'</div><div>41.2'</div><div>Bed</div><div>Bed</div><div>Wood Deck 149.3 sq. ft.</div><div>12.6'</div><div>10.5'</div><div>7.4'</div><div>5.1'</div><div>5.1'</div><div>Fireplace 11.8 sq. ft.</div><div>18.0'</div><div>Living Room</div><div>Breakfast</div><div>Bath</div><div>Primary Bed</div><div>Primary Bath</div><div>Storage 30 sq. ft.</div><div>6.0'</div><div>5.0'</div><div>5.0'</div><div>3.1'</div><div>5.0'</div><div>3.1'</div><div>2.6'</div><div>1.7'</div><div>3.5'</div><div>Foyer</div><div>Bar</div><div>Dining</div><div>21.0'</div><div>30.2'</div><div>21.0'</div><div>24.2'</div><div>9.6'</div><div>18.0'</div><div>Porch 183.1 sq. ft.</div><div>5.7'</div><div>2.0'</div><div>2.0'</div><div>3.3'</div><div>0.5'</div><div>22.2'</div><div>7.0'</div><div>21.0'</div><div>Garage 537.6 sq. ft.</div></div><div><div>First Floor 1849 sq. ft.</div></div></div></div>					
AREA CALCULATIONS SUMMARY					
Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	First Floor	1.0	1879.0	207.9	
	First Floor	1.0	1849.0	217.9	3728.0
GAR	Garage	1.0	537.6	107.0	537.6
OTH	Storage	1.0	120.0	44.0	
	Storage	1.0	30.0	22.0	150.0
P/P	Porch	1.0	183.1	59.0	
	Wood Deck	1.0	149.3	50.8	332.4
UND	Fireplace	1.0	11.8	14.9	11.8
<div>Total HLA : 1849</div> <div>Total Measured : 2880.8</div>					
Net LIVABLE		cnt	2 (rounded)	3,728	

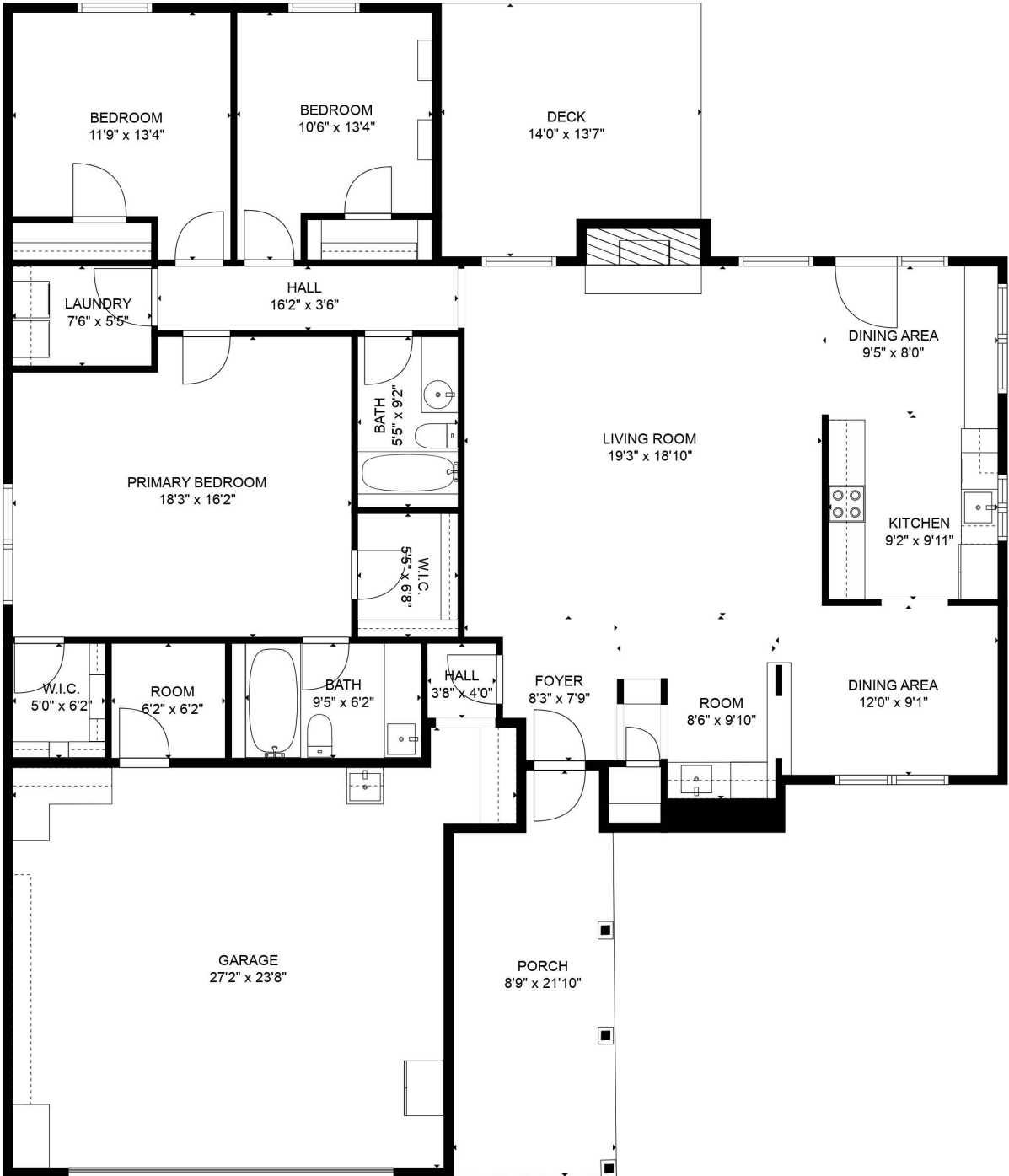
For a more accurate measurement we use the current North Carolina Residential Square Footage Guideline approved by the American National Standards Institute (ANSI) and recognized by the North Carolina Real Estate Commission for a single family dwellings and town homes.

Measurements are for marketing and informational purposes. Doors, stairs, and fireplace locations are approximate. Room locations are approximate.

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