

FLOOR PLAN GRAPHICS

May 20, 2025

File #015715.01.02

Kathryn Scarborough

Kathryn.Scarborough@evrealestate.com

Via Email:

Subject: Square Footage (SF) calculation for 5200 Green Falls Ct, Austin, TX

Reference: (a) American National Standards Institute (ANSI) Z765-2021

In my opinion, regarding the above referenced property, the square footages (SF), as calculated from outside corner to outside corner, are outlined below:

Above Grade Finished Areas

5,391 SF - Main House, First Floor

1,867 SF - Main House, Second Floor

7,258 SF - Total sum of finished areas on levels that are entirely above grade - (ANSI Sect. 3.6)

Below Grade Finished Areas

0 SF - House, Lower Level - Walls against grade are assumed to be 0'0" thick

0 SF - Total sum of finished areas on levels that are wholly or partly below grade - (ANSI Sect. 3.6)

Total Finished Areas

7,258 SF - House Total (sum of Above Grade and Below Grade Finished areas)

The following are not included in the House Totals above:

844 SF - Cabana (Above Grade)

671 SF - Garage (Above Grade)

88 SF - Attached Covered Entry

1067 SF - Attached Outdoor Kitchen & Covered Porches

143 SF - Attached Courtyard

58 SF - Attached Porch, Cabana

Please contact me if you have any questions.

Sincerely,

Alan Birdsong

Floor Plan Graphics LLC

NOTES: (1) Square footage calculations are in accordance with reference (a).

(2) This document and its respective floor plans are the property of Floor Plan Graphics and are licensed to the above named person for his or her exclusive use until such time as the listing agreement is terminated or the property has sold. Floor Plan Graphics LLC retains the rights and ownership of all intellectual properties that it produces.