Measurements of Subject Property

LOCATED AT
Farm House
Red Oak, OK 74563
See Attached.

FOR
Brad Nelson & Becky Walkos
The Farmhouse
Red Oak, OK 74563

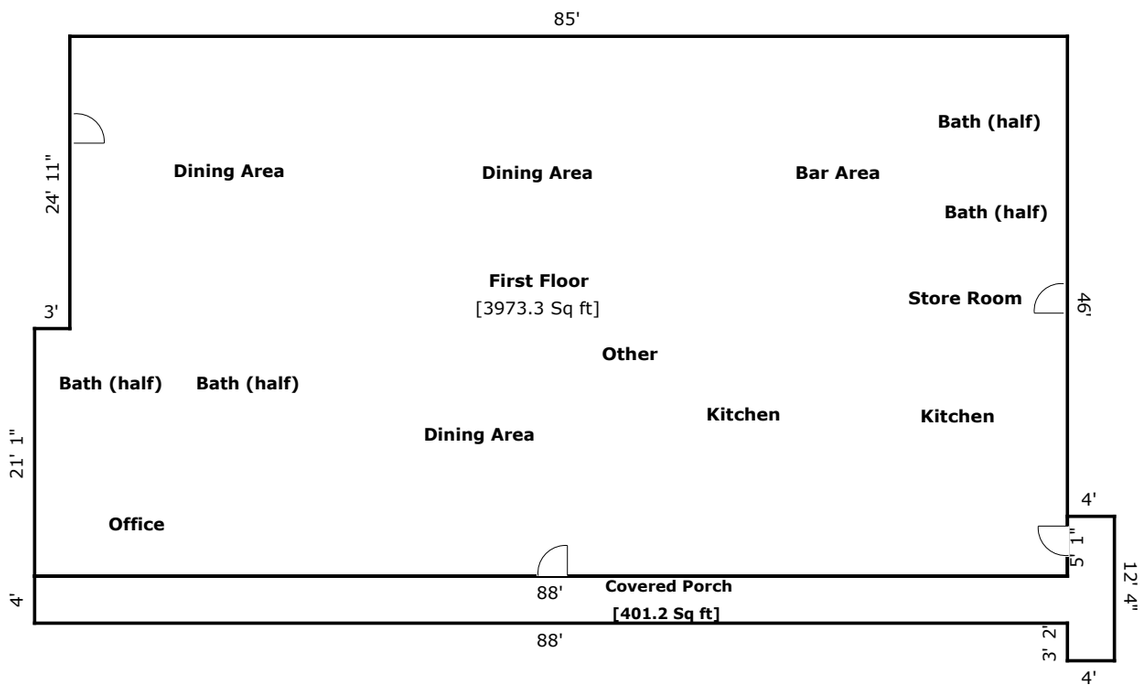
OPINION OF VALUE
N/A

AS OF
05/06/2026

BY
Bobby E. Ketcher
Advanced Appraisals
P.O. Box 313
Wilburton, OK 74578
(918) 721-2025
Advancedappraisals@att.net

Building Sketch

Borrower	N/A						
Property Address	Farm House						
City	Red Oak	County	Latimer	State	OK	Zip Code	74563
Lender/Client	Brad Nelson & Becky Walkos						



TOTAL Sketch by a la mode

Area Calculations Summary

Living Area		**Calculation Details**
First Floor	3973.3 Sq ft	46 × 85 = 3910 3 × 21.1 = 63.3
Total Living Area (Rounded):	**3973 Sq ft**	
Non-living Area		
Covered Porch	401.2 Sq ft	12.3 × 4 = 49.2 4 × 88 = 352

State of Oklahoma

Glen Mulready, Insurance Commissioner

Oklahoma Real Estate Appraiser Board

This is to certify that:

Bobby E Ketcher

has complied with the provisions of the Oklahoma Real Estate Appraisers Act to transact business as a ***State Certified Residential*** *Real Estate Appraiser in the State of Oklahoma.*

In Witness Whereof, I have hereunto set my hand and caused the seal of my office to be affixed at the City of Oklahoma City, State of Oklahoma, this 31st day of October , 2024 .

Glen Mulready, Insurance Commissioner
Chairperson, Oklahoma Real Estate Appraiser Board

Members, Oklahoma Real Estate Appraiser Board

Brandon Witt

Lavonna M Milam

Expires:

10/31/2027

Oklahoma Appraiser Number:

13366CRA