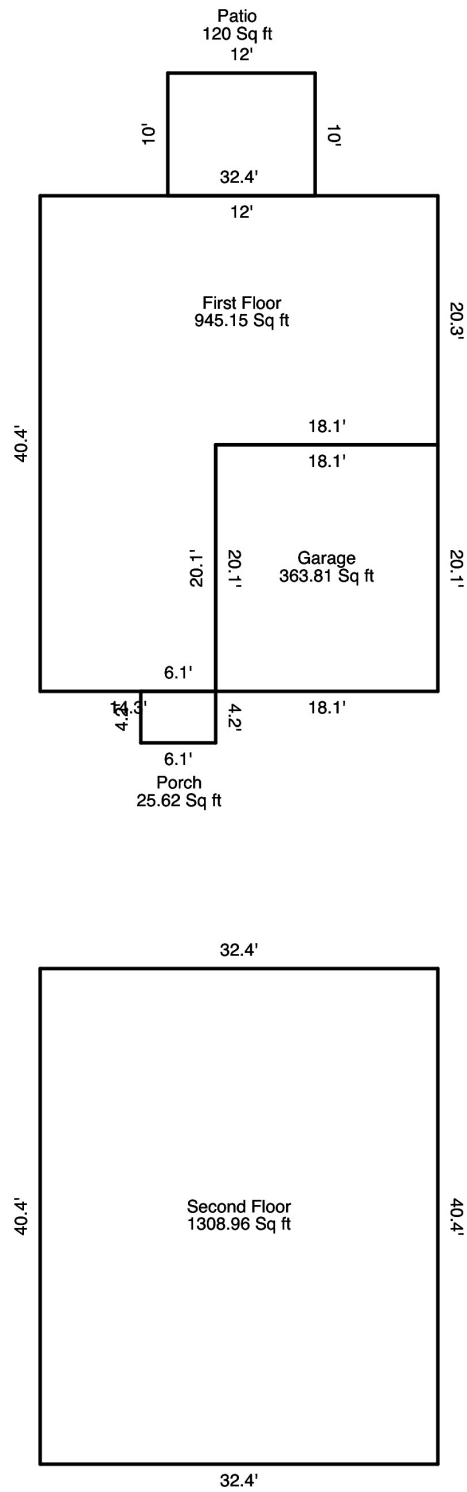




Certified Residential Measure Report				Report Date		Measure Date		Report/PIN #				
				16July26		16July26		050044				
Property Address:		165 Spotted Bee Way, Youngsville NC				AG Code:	GIAB					
Measure Standard:		SFR/TWH	County:	Franklin	Ref/PO #		-		Measured By NCREC Licensee:	DB Williams		
Residential Measure Calculations												
Area Description			Below Grade	Above Grade Heated Living Area	Below Grade Heated Living Area	Heated Non-Living Area	Non- Heated Non-Living Area	Garage (HEATED) Carport Porte/Coch	Ceiling Height Area Exclusion	Other	Decks Porches Patios Balcony	
1 st Floor				945				364			146	
2 nd Floor				1309								
3 rd Floor												
4 th Floor												
Basement												
Lower Level												
Detached Garage												
uFROG												
TOTALS				2254				364				
Heated Living Area Square Footage				2254		364		Non-Heated and/or Non-Living Area Square Footage				
Tax Card HLA Comparison				2200		2618		TOTAL SQUARE FOOTAGE			+	
*NOTES:												



Sketch - Page 1

Project 1180

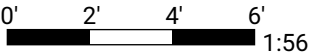
SUBMITTED BY
Brian Williams
brian.cmprdu@gmail.com
📞 9196914472

CREATED ON
July 16, 2026

LOCATION
165 Spotted Bee Way
27596 Youngsville
North Carolina
US

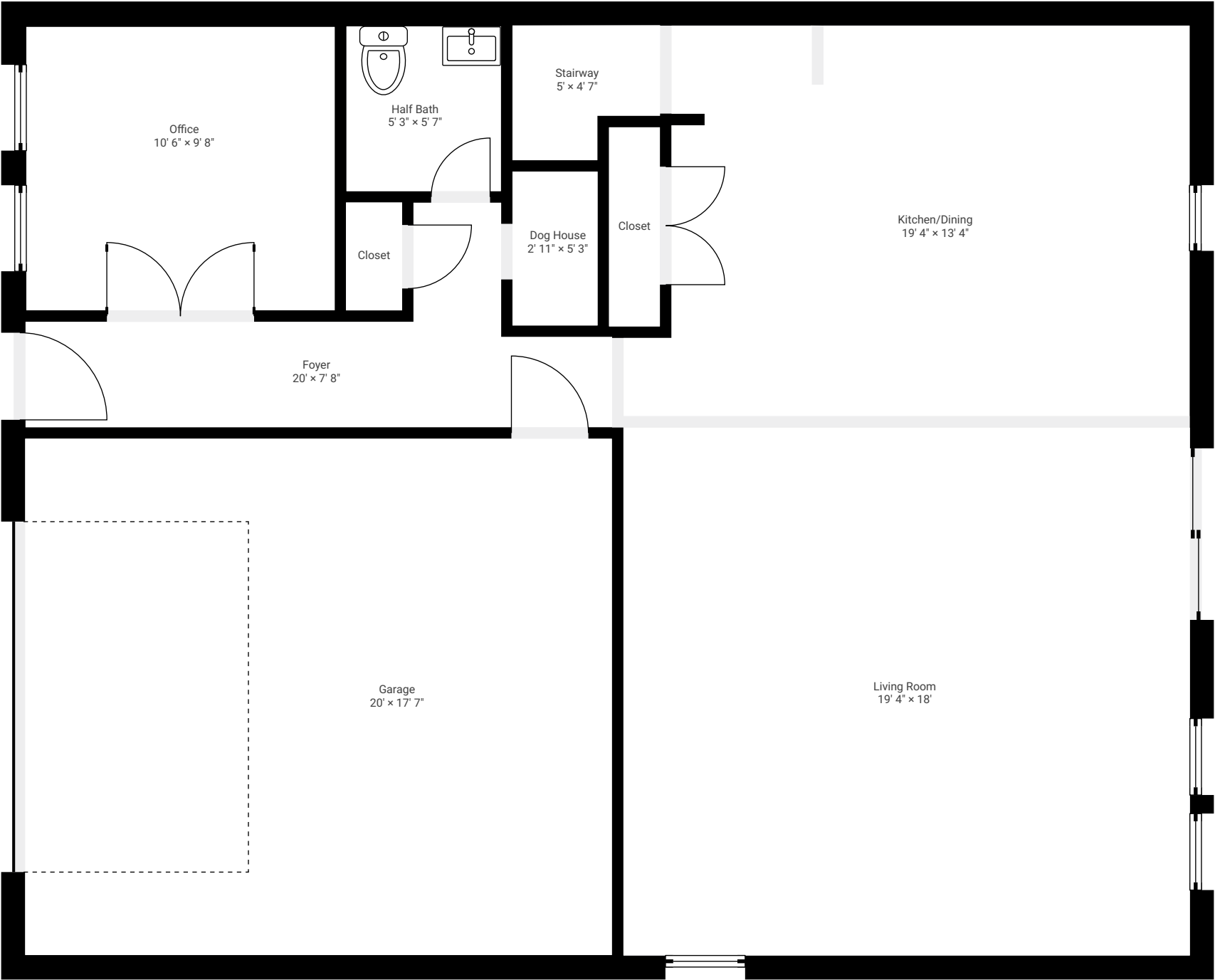
DETAILS
Floors: 2
Rooms: 26

This is a marketing floor plan, it is not guaranteed for absolute accuracy.



▼ 1st Floor

ROOMS: 10



Project 1180

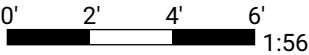
SUBMITTED BY
Brian Williams
brian.cmprdu@gmail.com
📞 9196914472

CREATED ON
July 16, 2026

LOCATION
165 Spotted Bee Way
27596 Youngsville
North Carolina
US

DETAILS
Floors: 2
Rooms: 26

This is a marketing floor plan, it is not guaranteed for absolute accuracy.



▼ 2nd Floor

ROOMS: 16

