

ADDENDUM A - AWARD DETAIL

Insured:
Property:



Reference:
Company: ALLSTATE

Claim Number: [REDACTED]

Policy Number: [REDACTED]

Type of Loss: Appraisal

Date of Loss: 4/21/2021 12:00 AM
Date Inspected:

Date Received:
Date Entered: 1/3/2023 10:15 AM

Price List: TXDF8X_APR23
Restoration/Service/Remodel
Estimate: [REDACTED]

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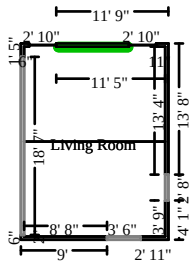
DWELLING

Roof

Roof	QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
1. Tear off, haul and dispose of comp. shingles - Laminated	28.28 SQ	59.97	0.00	169.60	1,865.55	15/30 yrs	Avg.	NA	(0.00)	1,865.55
2. R&R Drip edge	226.00 LF	3.18	21.26	74.00	813.94	15/35 yrs	Avg.	42.86%	(274.11)	539.83
3. Roofing felt - 15 lb.	29.69 SQ	34.06	17.93	102.92	1,132.09	15/20 yrs	Avg.	70% [M]	(707.87)	424.22
4. R&R Valley metal	54.00 LF	6.90	11.27	38.38	422.25	15/35 yrs	Avg.	42.86%	(145.34)	276.91
5. Asphalt starter - universal starter course	226.00 LF	2.02	10.25	46.68	513.45	15/20 yrs	Avg.	70% [M]	(319.56)	193.89
6. Laminated - comp. shingle rfg. - w/out felt	32.67 SQ	253.97	341.36	863.86	9,502.42	15/30 yrs	Avg.	50%	(4,148.60)	5,353.82
7. Hip / Ridge cap - composition shingles	1.00 LF	4.58	0.11	0.48	5.17	15/25 yrs	Avg.	60%	(2.75)	2.42
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8. R&R Chimney flashing - average (32" x 36")	1.00 EA	449.72	8.37	45.82	503.91	15/35 yrs	Avg.	42.86%	(184.21)	319.70
9. R&R Skylight flashing kit - dome	3.00 EA	119.41	22.82	38.10	419.15	15/15 yrs	Avg.	70% [M]	(236.84)	182.31
10. Flashing - pipe jack - split boot	1.00 EA	83.87	3.83	8.76	96.46	15/35 yrs	Avg.	42.86%	(35.94)	60.52
11. Flashing - pipe jack - lead	6.00 EA	80.21	23.06	50.42	554.74	15/35 yrs	Avg.	42.86%	(206.25)	348.49
12. Roof vent - turbine type	2.00 EA	154.82	16.67	32.62	358.93	15/35 yrs	Avg.	42.86%	(132.70)	226.23
13. Roof vent - turtle type - Metal	1.00 EA	67.85	1.90	6.98	76.73	15/35 yrs	Avg.	42.86%	(29.08)	47.65
14. R&R Rain cap - 4" to 5"	2.00 EA	43.56	3.22	9.04	99.38	15/35 yrs	Avg.	42.86%	(32.79)	66.59
Total: Roof			482.05	1,487.66	16,364.17				6,456.04	9,908.13

Interior

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Living Room

Height: Peaked

450.63 SF Walls	323.00 SF Ceiling
773.62 SF Walls & Ceiling	292.11 SF Floor
32.46 SY Flooring	44.34 LF Floor Perimeter
73.31 LF Ceil. Perimeter	

Window	2' 10" X 4' 10"	Opens into Exterior
Window	2' 10" X 4' 8"	Opens into Exterior
Missing Wall - Goes to Floor	18' 7 1/8" X 7' 10 11/16"	Opens into Exterior
Missing Wall - Goes to Floor	3' 5 13/16" X 7' 8 7/8"	Opens into Exterior
Missing Wall - Goes to Floor	2' 8 3/8" X 7' 8 3/16"	Opens into Exterior

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
15. Contents - move out then reset - Large room									
1.00 EA	122.69	0.00	12.26	134.95	0/NA	Avg.	0%	(0.00)	134.95
16. Floor protection - plastic and tape - 10 mil									
292.11 SF	0.33	2.89	9.92	109.21	0/15 yrs	Avg.	0%	(0.00)	109.21
17. Mask the walls per square foot - plastic and tape - 4 mil									
450.63 SF	0.27	2.23	12.38	136.28	0/15 yrs	Avg.	0%	(0.00)	136.28
18. Detach & Reset Recessed light fixture									
1.00 EA	131.56	0.00	13.16	144.72	0/20 yrs	Avg.	0%	(0.00)	144.72
19. Recessed light fixture - Detach & reset trim only									
3.00 EA	4.31	0.00	1.30	14.23	0/NA	Avg.	0%	(0.00)	14.23
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20. R&R Batt insulation - 6" - R19 - paper / foil faced									
16.00 SF	1.76	1.32	2.96	32.44	0/150 yrs	Avg.	0%	(0.00)	32.44
21. R&R 5/8" drywall - hung, taped, ready for texture									
16.00 SF	3.31	0.96	5.40	59.32	0/150 yrs	Avg.	0%	(0.00)	59.32
22. Texture drywall - smooth / skim coat									
89.00 SF	1.83	0.88	16.36	180.11	0/150 yrs	Avg.	0%	(0.00)	180.11
23. Texture drywall - light hand texture									
161.50 SF	1.11	1.07	18.02	198.36	0/150 yrs	Avg.	0%	(0.00)	198.36
24. Seal/prime then paint part of the ceiling twice (3 coats)									
161.50 SF	1.46	4.13	24.00	263.92	5/15 yrs	Avg.	33.33%	(78.60)	185.32
25. Paint part of the ceiling - two coats									
161.50 SF	1.09	3.33	17.94	197.31	5/15 yrs	Avg.	33.33%	(58.68)	138.63
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26. Sand wood - interior									
64.00 SF	5.38	0.53	34.50	379.35	0/15 yrs	Avg.	0%	(0.00)	379.35
27. Strip & refinish paneling									
64.00 SF	3.07	4.22	20.06	220.76	5/15 yrs	Avg.	33.33%	(65.49)	155.27
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28. Final cleaning - construction - Residential									
292.11 SF	0.37	9.81	10.80	128.69	0/NA	Avg.	0%	(0.00)	128.69

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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Totals: Living Room		31.37	199.06	2,199.65				202.77	1,996.88
Total: Interior		31.37	199.06	2,199.65				202.77	1,996.88

Debris Removal

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
29. Haul debris - per pickup truck load - including dump fees									
1.00 EA	154.44	0.00	15.44	169.88	0/NA	Avg.	NA	(0.00)	169.88
Totals: Debris Removal		0.00	15.44	169.88				0.00	169.88

Total: DWELLING	513.42	1,702.16	18,733.70	6,658.81	12,074.89
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Labor Minimums Applied

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
30. Electrical labor minimum									
1.00 EA	148.64	0.00	14.86	163.50	0/NA	Avg.	0%	(0.00)	163.50
31. Drywall labor minimum									
1.00 EA	153.46	0.00	15.34	168.80	0/NA	Avg.	0%	(0.00)	168.80
32. Insulation labor minimum									
1.00 EA	178.70	0.00	17.88	196.58	0/NA	Avg.	0%	(0.00)	196.58
Totals: Labor Minimums Applied		0.00	48.08	528.88				0.00	528.88

Line Item Totals:		513.42	1,750.24	19,262.58	6,658.81	12,603.77
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UMPIRE

[%] - Indicates that depreciate by percent was used for this item

[M] - Indicates that the depreciation percentage was limited by the maximum allowable depreciation for this item

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Grand Total Areas:

901.25	SF Walls	645.99	SF Ceiling	1,547.24	SF Walls and Ceiling
584.23	SF Floor	64.91	SY Flooring	44.34	LF Floor Perimeter
0.00	SF Long Wall	0.00	SF Short Wall	73.31	LF Ceil. Perimeter
292.11	Floor Area	315.60	Total Area	450.63	Interior Wall Area
538.77	Exterior Wall Area	71.79	Exterior Perimeter of Walls		
0.00	Surface Area	0.00	Number of Squares	0.00	Total Perimeter Length
0.00	Total Ridge Length	0.00	Total Hip Length		

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Summary for Dwelling

Line Item Total	16,998.92
Material Sales Tax	503.61
Subtotal	17,502.53
Overhead	875.12
Profit	875.12
Cleaning Sales Tax	9.81
Replacement Cost Value	\$19,262.58
Less Depreciation	(6,658.81)
Actual Cash Value	\$12,603.77
Net Claim	\$12,603.77
Total Recoverable Depreciation	6,658.81
Net Claim if Depreciation is Recovered	\$19,262.58

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Recap of Taxes, Overhead and Profit

	Overhead (5%)	Profit (5%)	Material Sales Tax (8.25%)	Cleaning Mtl Tax (8.25%)	Cleaning Sales Tax (8.25%)	Manuf. Home Tax (5%)	Storage Rental Tax (8.25%)	Total Tax (8.25%)
Line Items	875.12	875.12	503.61	0.00	9.81	0.00	0.00	0.00
Total	875.12	875.12	503.61	0.00	9.81	0.00	0.00	0.00

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Recap by Room

Estimate:			
Area:	DWELLING		
Area:	Roof	14,394.46	84.68%
Area Subtotal: Roof		14,394.46	84.68%
Area:	Interior		
	Living Room	1,969.22	11.58%
Area Subtotal: Interior		1,969.22	11.58%
	Debris Removal	154.44	0.91%
Area Subtotal: DWELLING		16,518.12	97.17%
	Labor Minimums Applied	480.80	2.83%
Subtotal of Areas		16,998.92	100.00%
Total		16,998.92	100.00%

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Recap by Category with Depreciation

O&P Items	RCV	Deprec.	ACV
CLEANING	108.08		108.08
CONTENT MANIPULATION	122.69		122.69
GENERAL DEMOLITION	2,025.52		2,025.52
DRYWALL	541.36		541.36
ELECTRICAL	148.64		148.64
INSULATION	201.90		201.90
LIGHT FIXTURES	144.49		144.49
PAINTING	1,170.70	202.77	967.93
ROOFING	12,197.20	6,219.20	5,978.00
WINDOWS - SKYLIGHTS	338.34	236.84	101.50
O&P Items Subtotal	16,998.92	6,658.81	10,340.11
Material Sales Tax	503.61		503.61
Overhead	875.12		875.12
Profit	875.12		875.12
Cleaning Sales Tax	9.81		9.81
Total	19,262.58	6,658.81	12,603.77

