

## New England Claims Service, Inc.

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131 Dodge Street, Suite # 6  
Beverly, MA 01915

978-223-7332 cell  
mrandall@newenglandclaims.com

Insured: Charles B Russell  
Property: 38 Walcott Road  
Beverly, MA 01915

Claim Rep.: Joe DiBlasi  
Company: The Andover Companies

Estimator: Mark Randall  
Position: General Adjuster  
Company: New England Claims Service, Inc  
Business: 131 Dodge Street, Suite # 6  
Beverly, MA 01915

Business: (978) 223-7332  
E-mail: mrandall@newenglandclaims.com

**Claim Number:** NA

**Policy Number:** 2430921

**Type of Loss:** Fire

Date Contacted: 5/20/2020

Date of Loss: 5/19/2020

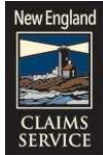
Date Inspected: 5/20/2020

Date Received: 5/20/2020

Date Entered: 6/19/2020 12:31 PM

Price List: MABO8X\_MAY20  
Restoration/Service/Remodel

Estimate: 2020-07-08-1231



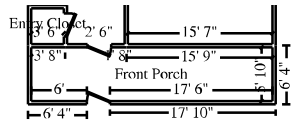
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### Main Level



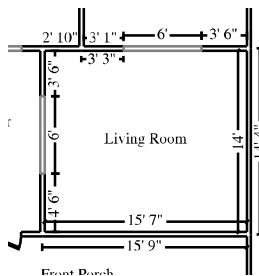
#### Front Porch

Height: 8' 3"

|                           |                          |
|---------------------------|--------------------------|
| 525.25 SF Walls           | 151.67 SF Ceiling        |
| 676.92 SF Walls & Ceiling | 151.67 SF Floor          |
| 16.85 SY Flooring         | 63.67 LF Floor Perimeter |
| 63.67 LF Ceil. Perimeter  |                          |

| DESCRIPTION  | QUANTITY  | UNIT PRICE | TAX   | O&P    | RCV      | DEPREC.  | ACV    |
|--|-----------|------------|-------|--------|----------|----------|--------|
| 1. Seal/prime then paint the walls and ceiling twice (3 coats) | 676.92 SF | 1.61       | 10.15 | 231.00 | 1,330.99 | (495.00) | 835.99 |
| 2. Furring strip - 1" x 3"                                     | 393.94 SF | 1.08       | 6.40  | 90.69  | 522.55   | (194.34) | 328.21 |
| 3. Paneling  | 393.94 SF | 2.41       | 16.50 | 202.84 | 1,168.74 | (434.66) | 734.08 |
| 4. Window trim set (casing & stop) - hardwood                  | 148.00 LF | 6.20       | 31.73 | 199.36 | 1,148.69 | (427.20) | 721.49 |
| 5. Paint door/window trim & jamb - 2 coats (per side)          | 12.00 EA  | 39.91      | 2.93  | 101.18 | 583.03   | (216.83) | 366.20 |
| 6. Seal & paint window sill                                    | 25.00 LF  | 3.54       | 0.34  | 18.66  | 107.50   | (39.98)  | 67.52  |
| 7. Window shade - roll up - Large                              | 10.00 EA  | 108.36     | 60.29 | 240.22 | 1,384.11 | (514.75) | 869.36 |
| 8. Storm door assembly   | 1.00 EA   | 246.04     | 9.50  | 53.66  | 309.20   | (115.00) | 194.20 |
| 9. Exterior door - solid alder - paneled                       | 1.00 EA   | 1,152.64   | 66.82 | 256.08 | 1,475.54 | (548.76) | 926.78 |
| 10. Door lockset & deadbolt - exterior                         | 1.00 EA   | 85.39      | 3.60  | 18.69  | 107.68   | (40.05)  | 67.63  |
| 11. Stain & finish door slab only (per side)                   | 2.00 EA   | 74.80      | 0.99  | 31.63  | 182.22   | (67.77)  | 114.45 |
| 12. Baseboard - 7 1/4"   | 63.67 LF  | 5.34       | 12.34 | 73.99  | 426.33   | (158.55) | 267.78 |
| 13. Seal & paint baseboard, oversized - three coats            | 63.67 LF  | 3.18       | 0.84  | 42.69  | 246.00   | (91.49)  | 154.51 |
| 14. Carpet   | 174.42 SF | 3.36       | 26.82 | 128.71 | 741.58   | (275.79) | 465.79 |
| 15 % waste added for Carpet. Insd has HO0490                   |           |            |       |        |          |          |        |

|                            |               |                 |                 |                 |                 |
|----------------------------|---------------|-----------------|-----------------|-----------------|-----------------|
| <b>Totals: Front Porch</b> | <b>249.25</b> | <b>1,689.40</b> | <b>9,734.16</b> | <b>3,620.17</b> | <b>6,113.99</b> |
|----------------------------|---------------|-----------------|-----------------|-----------------|-----------------|



#### Living Room

Height: 8' 6"

|                           |                          |
|---------------------------|--------------------------|
| 422.92 SF Walls           | 218.17 SF Ceiling        |
| 641.08 SF Walls & Ceiling | 218.17 SF Floor          |
| 24.24 SY Flooring         | 47.17 LF Floor Perimeter |
| 59.17 LF Ceil. Perimeter  |                          |

Missing Wall - Goes to Floor

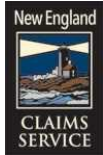
6' X 6' 8"

Opens into ENTRY\_FOYER

Missing Wall - Goes to Floor

6' X 6' 8"

Opens into DINING\_ROOM

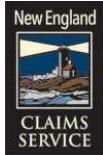


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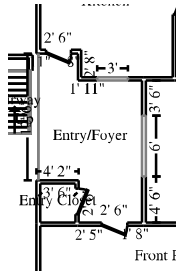
| DESCRIPTION   | QUANTITY    | UNIT PRICE | TAX           | O&P             | RCV              | DEPREC.         | ACV              |
|---|-------------|------------|---------------|-----------------|------------------|-----------------|------------------|
| 15. Wire - average residence - copper wiring            | 218.17 SF   | 5.29       | 15.54         | 245.62          | 1,415.28         | (526.34)        | 888.94           |
| 16. Seal stud wall for odor control                     | 641.08 SF   | 1.10       | 6.81          | 149.52          | 861.52           | (320.40)        | 541.12           |
| 17. Furring strip - 1" x 3"                             | 641.08 SF   | 1.08       | 10.42         | 147.59          | 850.38           | (316.26)        | 534.12           |
| 18. Blown-in insulation - 6" depth - R13                | 472.75 SF   | 0.71       | 8.57          | 72.29           | 416.51           | (154.90)        | 261.61           |
| 19. Two coat plaster over 1/2" gypsum core blueboard    | 641.08 SF   | 7.53       | 62.91         | 1,026.95        | 5,917.19         | (2,200.61)      | 3,716.58         |
| 20. Seal/prime then paint the ceiling twice (3 coats)   | 218.17 SF   | 1.61       | 3.27          | 74.46           | 428.98           | (159.53)        | 269.45           |
| 21. Crown molding - 3 1/4" hardwood                     | 59.17 LF    | 6.80       | 15.42         | 87.74           | 505.52           | (188.00)        | 317.52           |
| 22. Stain & finish crown molding                        | 59.17 LF    | 2.17       | 0.67          | 27.10           | 156.17           | (58.08)         | 98.09            |
| 23. Prep wall for wallpaper                             | 422.92 SF   | 0.70       | 0.00          | 62.16           | 358.20           | (0.00)          | 358.20           |
| 24. Wallpaper   | 422.92 SF   | 2.55       | 25.90         | 231.92          | 1,336.27         | (496.95)        | 839.32           |
| 25. Casing - 5" - hardwood                              | 52.75 LF    | 5.50       | 14.11         | 63.88           | 368.12           | (136.91)        | 231.21           |
| 26. Window trim set (casing & stop) - hardwood          | 54.00 LF    | 6.20       | 11.58         | 72.74           | 419.12           | (155.87)        | 263.25           |
| 27. Stain & finish door/window trim & jamb (per side)   | 6.00 EA     | 52.39      | 2.09          | 66.45           | 382.88           | (142.39)        | 240.49           |
| 28. Stain & finish casing                               | 52.75 LF    | 2.01       | 0.59          | 22.39           | 129.01           | (47.98)         | 81.03            |
| 29. Window blind - PVC - 1" - 7.1 to 14 SF              | 4.00 EA     | 63.83      | 4.97          | 54.67           | 314.96           | (117.13)        | 197.83           |
| 30. Window drapery - hardware - single rod              | 4.00 EA     | 63.83      | 4.97          | 54.67           | 314.96           | (117.13)        | 197.83           |
| 31. Baseboard - 8" hardwood - 2 piece                   | 47.17 LF    | 11.37      | 22.17         | 117.29          | 675.78           | (251.32)        | 424.46           |
| 32. Stain & finish baseboard w/cap &/or shoe, oversized | 47.17 LF    | 2.63       | 0.74          | 26.21           | 151.01           | (56.16)         | 94.85            |
| 33. Radiator unit - Detach & reset                      | 1.00 EA     | 284.15     | 0.00          | 59.68           | 343.83           | (0.00)          | 343.83           |
| 34. Clean radiator unit                                 | 1.00 EA     | 37.46      | 0.00          | 7.87            | 45.33            | (0.00)          | 45.33            |
| 35. Oak flooring - select grade - no finish             | 218.17 SF   | 8.92       | 73.36         | 424.09          | 2,443.53         | (908.75)        | 1,534.78         |
| 36. Sand, stain, and finish wood floor                  | 218.17 SF   | 4.57       | 13.09         | 212.12          | 1,222.25         | (454.56)        | 767.69           |
| 37. Add for dustless floor sanding                      | 1,854.42 SF | 1.00       | 0.00          | 389.43          | 2,243.85         | (834.49)        | 1,409.36         |
| <b>Totals: Living Room</b>                              |             |            | <b>297.18</b> | <b>3,696.84</b> | <b>21,300.65</b> | <b>7,643.76</b> | <b>13,656.89</b> |



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### Entry/Foyer

Height: 8' 6"

|                           |                          |
|---------------------------|--------------------------|
| 294.17 SF Walls           | 137.28 SF Ceiling        |
| 431.44 SF Walls & Ceiling | 137.28 SF Floor          |
| 15.25 SY Flooring         | 32.67 LF Floor Perimeter |
| 41.67 LF Ceil. Perimeter  |                          |

Missing Wall

12' 6" X 8' 6"

Opens into Exterior

Missing Wall - Goes to Floor

6' X 6' 8"

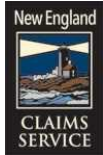
Opens into LIVING\_ROOM

Missing Wall - Goes to Floor

3' X 6' 8"

Opens into KITCHEN

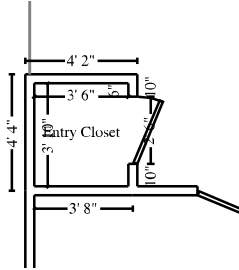
| DESCRIPTION   | QUANTITY  | UNIT PRICE | TAX           | O&P             | RCV              | DEPREC.         | ACV             |
|---|-----------|------------|---------------|-----------------|------------------|-----------------|-----------------|
| 38. Seal stud wall for odor control                     | 431.44 SF | 1.10       | 4.58          | 100.62          | 579.78           | (215.62)        | 364.16          |
| 39. Wire - average residence - copper wiring            | 137.28 SF | 5.29       | 9.78          | 154.56          | 890.55           | (331.19)        | 559.36          |
| 40. Furring strip - 1" x 3"                             | 431.44 SF | 1.08       | 7.01          | 99.33           | 572.30           | (212.83)        | 359.47          |
| 41. Two coat plaster over 1/2" gypsum core blueboard    | 431.44 SF | 7.53       | 42.34         | 691.12          | 3,982.20         | (1,480.98)      | 2,501.22        |
| 42. Light fixture                                       | 1.00 EA   | 70.59      | 2.10          | 15.27           | 87.96            | (32.72)         | 55.24           |
| 43. Door bell/chime                                     | 1.00 EA   | 140.65     | 2.50          | 30.07           | 173.22           | (64.41)         | 108.81          |
| 44. Seal/prime then paint the ceiling twice (3 coats)   | 137.28 SF | 1.61       | 2.06          | 46.85           | 269.93           | (100.39)        | 169.54          |
| 45. Prep wall for wallpaper                             | 294.17 SF | 0.70       | 0.00          | 43.24           | 249.16           | (0.00)          | 249.16          |
| 46. Wallpaper   | 294.17 SF | 2.55       | 18.02         | 161.30          | 929.45           | (345.67)        | 583.78          |
| 47. Casing - 5" - hardwood                              | 52.75 LF  | 5.50       | 14.11         | 63.88           | 368.12           | (136.91)        | 231.21          |
| 48. Stain & finish casing                               | 52.75 LF  | 2.01       | 0.59          | 22.39           | 129.01           | (47.98)         | 81.03           |
| 49. Stain & finish door/window trim & jamb (per side)   | 5.00 EA   | 52.39      | 1.74          | 55.38           | 319.07           | (118.66)        | 200.41          |
| 50. Baseboard - 8" hardwood - 2 piece                   | 32.67 LF  | 11.37      | 15.36         | 81.24           | 468.06           | (174.07)        | 293.99          |
| 51. Stain & finish baseboard w/cap &/or shoe, oversized | 32.67 LF  | 2.63       | 0.51          | 18.15           | 104.58           | (38.89)         | 65.69           |
| 52. Oak flooring - select grade - no finish             | 137.28 SF | 8.92       | 46.16         | 266.85          | 1,537.55         | (571.81)        | 965.74          |
| 53. Sand, stain, and finish wood floor                  | 137.28 SF | 4.57       | 8.24          | 133.48          | 769.09           | (286.03)        | 483.06          |
| 54. Add for dustless floor sanding                      | 137.28 SF | 1.00       | 0.00          | 28.83           | 166.11           | (61.78)         | 104.33          |
| <b>Totals: Entry/Foyer</b>                              |           |            | <b>175.10</b> | <b>2,012.56</b> | <b>11,596.14</b> | <b>4,219.94</b> | <b>7,376.20</b> |



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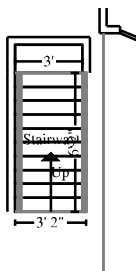


### Entry Closet

Height: 8' 6"

|                           |                          |
|---------------------------|--------------------------|
| 124.67 SF Walls           | 13.42 SF Ceiling         |
| 138.08 SF Walls & Ceiling | 13.42 SF Floor           |
| 1.49 SY Flooring          | 14.67 LF Floor Perimeter |
| 14.67 LF Ceil. Perimeter  |                          |

| DESCRIPTION   | QUANTITY  | UNIT PRICE | TAX          | O&P           | RCV             | DEPREC.         | ACV             |
|---|-----------|------------|--------------|---------------|-----------------|-----------------|-----------------|
| 55. Seal stud wall for odor control                     | 138.08 SF | 1.10       | 1.47         | 32.21         | 185.57          | (69.01)         | 116.56          |
| 56. Furring strip - 1" x 3"                             | 138.08 SF | 1.08       | 2.24         | 31.78         | 183.15          | (68.12)         | 115.03          |
| 57. Blown-in insulation - 6" depth - R13                | 47.42 SF  | 0.71       | 0.86         | 7.26          | 41.79           | (15.54)         | 26.25           |
| 58. Two coat plaster over 1/2" gypsum core blueboard    | 138.08 SF | 7.53       | 13.55        | 221.19        | 1,274.48        | (473.98)        | 800.50          |
| 59. Seal/prime then paint the ceiling twice (3 coats)   | 13.42 SF  | 1.61       | 0.20         | 4.58          | 26.39           | (9.81)          | 16.58           |
| 60. Closet shelf and rod package                        | 3.50 LF   | 21.56      | 0.94         | 16.04         | 92.44           | (34.38)         | 58.06           |
| 61. Wood door - panel - solid pine                      | 1.00 EA   | 305.24     | 15.16        | 67.29         | 387.69          | (144.18)        | 243.51          |
| 62. Door knob - interior                                | 1.00 EA   | 42.29      | 1.34         | 9.16          | 52.79           | (19.63)         | 33.16           |
| 63. Stain & finish door slab only (per side)            | 2.00 EA   | 74.80      | 0.99         | 31.63         | 182.22          | (67.77)         | 114.45          |
| 64. Casing - 5" - hardwood                              | 34.00 LF  | 5.50       | 9.10         | 41.18         | 237.28          | (88.25)         | 149.03          |
| 65. Stain & finish casing                               | 34.00 LF  | 2.01       | 0.38         | 14.43         | 83.15           | (30.92)         | 52.23           |
| 66. Baseboard - 8" hardwood - 2 piece                   | 14.67 LF  | 11.37      | 6.90         | 36.48         | 210.18          | (78.17)         | 132.01          |
| 67. Stain & finish baseboard w/cap &/or shoe, oversized | 14.67 LF  | 2.63       | 0.23         | 8.15          | 46.96           | (17.46)         | 29.50           |
| 68. Oak flooring - select grade - no finish             | 13.42 SF  | 8.92       | 4.51         | 26.09         | 150.31          | (55.90)         | 94.41           |
| 69. Sand, stain, and finish wood floor                  | 13.42 SF  | 4.57       | 0.81         | 13.05         | 75.19           | (27.96)         | 47.23           |
| 70. Add for dustless floor sanding                      | 13.42 SF  | 1.00       | 0.00         | 2.82          | 16.24           | (6.04)          | 10.20           |
| <b>Totals: Entry Closet</b>                             |           |            | <b>58.68</b> | <b>563.34</b> | <b>3,245.83</b> | <b>1,207.12</b> | <b>2,038.71</b> |



### Stairway

Height: 12' 7"

|                          |                         |
|--------------------------|-------------------------|
| 64.36 SF Walls           | 19.53 SF Ceiling        |
| 83.89 SF Walls & Ceiling | 34.69 SF Floor          |
| 3.85 SY Flooring         | 7.34 LF Floor Perimeter |
| 6.17 LF Ceil. Perimeter  |                         |

Missing Wall  
Missing Wall

3' 2" X 12' 7 1/2"  
6' 2" X 12' 7 1/2"

Opens into Exterior  
Opens into Exterior