



Owen Public Adjusters

Offices in NJ: Riverton, NJ 08077
Offices in PA: PO Box 803, Bensalem PA 19020
Office Phone: 856-499-2225
Email: Contact@OwenPublicAdjusters.com

Client: 3039 Nesper Vandalism
Property: 3039 Nesper St
Philadelphia, PA 19152

Operator: TRISTATE

Estimator: Joseph A. Owen Jr.
Company: Owen Public Adjusters
Business: PO Box 803
Bensalem, PA 19020

Business: (267) 688-7357

Type of Estimate: Vandalism

Date Entered: 11/11/2021

Date Assigned:

Price List: PAPH8X_NOV21

Labor Efficiency: Restoration/Service/Remodel

Estimate: NESPER-REBUILD



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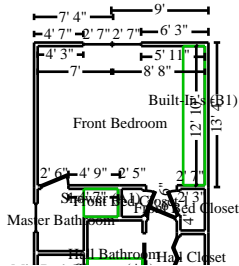
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NESPER-REBUILD

Level 2

Level 2

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
1. General Demolition - per hour <i>disposal of debris left behind</i>	5.00 HR		56.07	0.00	0.00	56.08	336.43
Total: Level 2					0.00	56.08	336.43



Front Bedroom

Height: 8' 11"

471.81 SF Walls	206.11 SF Ceiling
677.92 SF Walls & Ceiling	206.11 SF Floor
22.90 SY Flooring	52.83 LF Floor Perimeter
62.33 LF Ceil. Perimeter	

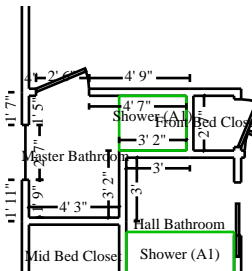
Door	2' 6" X 6' 8"	Opens into MASTER_BATHR
Window	2' 7" X 4'	Opens into Exterior
Window	2' 7" X 4'	Opens into Exterior
Door	2' 3" X 6' 8"	Opens into ROOM9
Door	2' 6" X 6' 8"	Opens into HALLWAY
Door	2' 3" X 6' 8"	Opens into FRONT_BED_CL

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
2. R&R Interior door - lauan/mahogany - slab only	1.00 EA		10.31	159.28	6.70	35.26	211.55
3. Door knob/lockset - Detach & reset	1.00 EA		0.00	27.51	0.00	5.50	33.01
4. Window drapery - remove and rehang - per hour	1.00 HR		0.00	69.21	0.00	13.84	83.05
5. Curtains / drapes - High grade	2.00 EA		0.00	90.00	14.40	0.00	194.40
6. Window blind - horizontal or vertical - Detach & reset	1.00 EA		0.00	41.22	0.00	8.24	49.46
7. Remove Carpet - High grade	206.11 SF		0.34	0.00	0.00	14.02	84.10
8. Carpet - High grade	237.03 SF		0.00	5.46	85.33	275.90	1,655.41
15 % waste added for Carpet - High grade.							
9. R&R Carpet pad	206.11 SF		0.15	0.63	8.24	33.80	202.81
10. R&R Bookcase - built in - 12" - (SF of face area)	102.67 SF		0.94	17.43	72.36	391.68	2,350.09
11. R&R Crown molding - 5 1/4"	13.00 LF		0.83	6.06	2.88	18.50	110.95

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CONTINUED - Front Bedroom

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
12. Carpenter - General Framer - per hour	3.00 HR		0.00	80.19	0.00	48.12	288.69
<i>additional time for built-ins</i>							
13. R&R Casing - 3 1/4"	16.00 LF		0.62	3.23	2.64	12.84	77.08
14. R&R Two coat plaster over 1/2" gypsum core blueboard	24.00 SF		1.34	10.64	3.36	58.20	349.08
15. Drywall tape joint/repair - per LF	4.00 LF		0.00	10.11	0.11	8.10	48.65
16. Mask the floor per square foot - plastic and tape - 4 mil	206.11 SF		0.00	0.22	0.82	9.22	55.38
17. Detach & Reset Light fixture - wall scone	2.00 EA	64.26	0.00	0.00	0.00	25.70	154.22
18. Ceiling fan - Detach & reset	1.00 EA		0.00	228.87	0.00	45.78	274.65
19. Recessed light fixture - Detach & reset trim only	3.00 EA		0.00	3.62	0.00	2.18	13.04
20. Painting - Faux (special effects) - 3 part	471.81 SF		0.00	2.87	18.12	274.44	1,646.65
21. Seal/prime then paint the ceiling twice (3 coats)	206.11 SF		0.00	1.21	4.95	50.88	305.22
22. Seal & paint door or window opening (per side)	6.00 EA		0.00	28.96	2.42	35.24	211.42
23. Seal & paint window sill	6.00 LF		0.00	2.34	0.12	2.82	16.98
24. Seal & paint door slab only (per side)	4.00 EA		0.00	35.10	2.69	28.62	171.71
25. Seal & paint baseboard - two coats	52.83 LF		0.00	1.36	0.51	14.48	86.84
26. Final cleaning - construction - Residential	206.11 SF		0.00	0.28	5.54	11.54	74.79
Totals: Front Bedroom					231.19	1,424.90	8,749.23



Master Bathroom

Height: 8'

183.52 SF Walls	32.58 SF Ceiling
216.10 SF Walls & Ceiling	32.58 SF Floor
3.62 SY Flooring	23.82 LF Floor Perimeter
26.32 LF Ceil. Perimeter	

Window

2' 7" X 4'

Opens into Exterior

Door

2' 6" X 6' 8"

Opens into FRONT_BEDROOM

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
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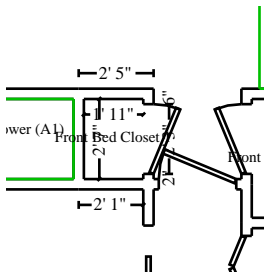


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CONTINUED - Master Bathroom

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
27. R&R Interior door - lauan/mahogany - slab only	1.00 EA		10.31	159.28	6.70	35.26	211.55
28. Door knob/lockset - Detach & reset	1.00 EA		0.00	27.51	0.00	5.50	33.01
29. R&R Medicine cabinet - Premium grade	1.00 EA		22.29	442.61	32.40	99.46	596.76
30. R&R Bath accessory	2.00 EA		6.19	29.79	2.20	14.84	89.00
31. Clean toilet - Heavy	1.00 EA		0.00	32.45	3.12	6.50	42.07
32. Mask the floor per square foot - plastic and tape - 4 mil	32.58 SF		0.00	0.22	0.13	1.46	8.76
33. Window blind - horizontal or vertical - Detach & reset	1.00 EA		0.00	41.22	0.00	8.24	49.46
34. Seal & paint door or window opening (per side)	2.00 EA		0.00	28.96	0.81	11.74	70.47
35. Seal & paint window sill	3.00 LF		0.00	2.34	0.06	1.42	8.50
36. Seal & paint door slab only (per side)	1.00 EA		0.00	35.10	0.67	7.16	42.93
37. Final cleaning - construction - Residential	32.58 SF		0.00	0.28	0.88	1.82	11.82
Totals: Master Bathroom					46.97	193.40	1,164.33



Front Bed Closet 1

Height: 8'

57.00 SF Walls	4.95 SF Ceiling
61.95 SF Walls & Ceiling	4.95 SF Floor
0.55 SY Flooring	6.75 LF Floor Perimeter
9.00 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
38. R&R Interior door - lauan/mahogany - slab only	1.00 EA		10.31	159.28	6.70	35.26	211.55
39. Door knob/lockset - Detach & reset	1.00 EA		0.00	27.51	0.00	5.50	33.01
40. Remove Carpet - High grade	4.95 SF		0.34	0.00	0.00	0.34	2.02
41. Carpet - High grade	5.69 SF		0.00	5.46	2.05	6.64	39.76
15 % waste added for Carpet - High grade.							
42. R&R Carpet pad	4.95 SF		0.15	0.63	0.20	0.80	4.86



CONTINUED - Front Bed Closet 1

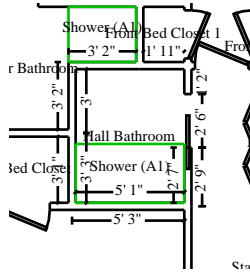
Height: 8'

Door	2' 3" X 6' 8"			Opens into FRONT_BEDROO			
DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
48. Detach & Reset Interior door - lauan/mahogany - slab only	1.00 EA	25.19	0.00	0.00	0.00	5.04	30.23
49. Remove Carpet - High grade	8.63 SF		0.34	0.00	0.00	0.58	3.51
50. Carpet - High grade	9.92 SF		0.00	5.46	3.57	11.56	69.29
15 % waste added for Carpet - High grade.							
51. R&R Carpet pad	8.63 SF		0.15	0.63	0.35	1.42	8.50
52. Mask the floor per square foot - plastic and tape - 4 mil	8.63 SF		0.00	0.22	0.03	0.38	2.31
53. Seal & paint door or window opening (per side)	1.00 EA		0.00	28.96	0.40	5.88	35.24
54. Seal & paint door slab only (per side)	1.00 EA		0.00	35.10	0.67	7.16	42.93
55. Seal & paint baseboard - two coats	9.92 LF		0.00	1.36	0.10	2.72	16.31
56. Final cleaning - construction - Residential	8.63 SF		0.00	0.28	0.23	0.48	3.13
Totals: Front Bed Closet 2					5.35	35.22	211.45



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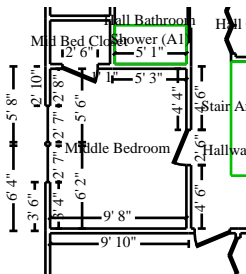


Hall Bathroom

Height: 8'

164.65 SF Walls	31.77 SF Ceiling
196.42 SF Walls & Ceiling	31.77 SF Floor
3.53 SY Flooring	20.16 LF Floor Perimeter
22.66 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
57. R&R Pocket door unit - lauan/mahogany	1.00 EA		30.93	317.68	13.32	72.38	434.31
58. R&R Toilet	1.00 EA		30.93	507.40	21.29	111.92	671.54
59. R&R Toilet seat	1.00 EA		8.44	59.31	2.52	14.04	84.31
60. R&R Medicine cabinet - Premium grade	1.00 EA		22.29	442.61	32.40	99.46	596.76
61. Mask the floor per square foot - plastic and tape - 4 mil	31.77 SF		0.00	0.22	0.13	1.42	8.54
62. Seal & paint door or window opening (per side)	1.00 EA		0.00	28.96	0.40	5.88	35.24
63. Seal & paint door slab only (per side)	1.00 EA		0.00	35.10	0.67	7.16	42.93
64. Final cleaning - construction - Residential	31.77 SF		0.00	0.28	0.85	1.78	11.53
Totals: Hall Bathroom					71.58	314.04	1,885.16



Middle Bedroom

Height: 8'

282.00 SF Walls	109.56 SF Ceiling
391.56 SF Walls & Ceiling	109.56 SF Floor
12.17 SY Flooring	37.00 LF Floor Perimeter
42.00 LF Ceil. Perimeter	

Window	2' 7" X 4'	Opens into Exterior					
Window	2' 7" X 4'	Opens into Exterior					
Door	2' 6" X 6' 8"	Opens into HALLWAY					
Door	2' 6" X 6' 8"	Opens into MID_BED_CLOS					
DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
65. R&R Interior door - lauan/mahogany - slab only	1.00 EA		10.31	159.28	6.70	35.26	211.55

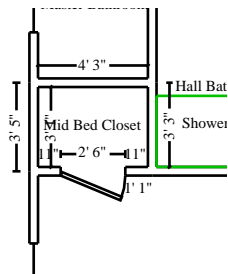


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CONTINUED - Middle Bedroom

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
66. Door knob/lockset - Detach & reset	1.00 EA		0.00	27.51	0.00	5.50	33.01
67. Window drapery - remove and rehang - per hour	1.00 HR		0.00	69.21	0.00	13.84	83.05
68. Curtains / drapes - High grade	1.00 EA		0.00	90.00	7.20	0.00	97.20
69. Remove Carpet - High grade	109.56 SF		0.34	0.00	0.00	7.46	44.71
70. Carpet - High grade	125.99 SF		0.00	5.46	45.36	146.66	879.93
15 % waste added for Carpet - High grade.							
71. R&R Carpet pad	109.56 SF		0.15	0.63	4.38	17.96	107.79
72. Mask the floor per square foot - plastic and tape - 4 mil	109.56 SF		0.00	0.22	0.44	4.90	29.44
73. Ceiling fan - Detach & reset	1.00 EA		0.00	228.87	0.00	45.78	274.65
74. Seal/prime then paint the walls and ceiling twice (3 coats)	391.56 SF		0.00	1.21	9.40	96.64	579.83
75. Seal & paint door or window opening (per side)	3.00 EA		0.00	28.96	1.21	17.62	105.71
76. Seal & paint window sill	6.00 LF		0.00	2.34	0.12	2.82	16.98
77. Seal & paint door slab only (per side)	2.00 EA		0.00	35.10	1.34	14.30	85.84
78. Seal & paint baseboard - two coats	37.00 LF		0.00	1.36	0.36	10.14	60.82
79. Final cleaning - construction - Residential	109.56 SF		0.00	0.28	2.94	6.14	39.76
Totals: Middle Bedroom					79.45	425.02	2,650.27



Mid Bed Closet

Height: 8'

100.83 SF Walls	13.15 SF Ceiling
113.97 SF Walls & Ceiling	13.15 SF Floor
1.46 SY Flooring	12.19 LF Floor Perimeter
14.69 LF Ceil. Perimeter	

Door	2' 6" X 6' 8"	Opens into MIDDLE_BEDRO					
DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
80. Detach & Reset Interior door - lauan/mahogany - slab only	1.00 EA	25.19	0.00	0.00	0.00	5.04	30.23
81. Remove Carpet - High grade	13.15 SF		0.34	0.00	0.00	0.90	5.37
82. Carpet - High grade	15.12 SF		0.00	5.46	5.44	17.60	105.60

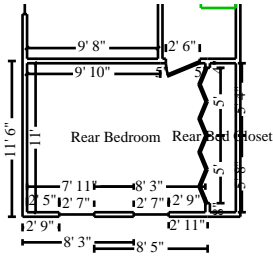


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CONTINUED - Mid Bed Closet

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
15 % waste added for Carpet - High grade.							
83. R&R Carpet pad	13.15 SF		0.15	0.63	0.53	2.16	12.94
84. Final cleaning - construction - Residential	13.15 SF		0.00	0.28	0.35	0.74	4.77
Totals: Mid Bed Closet					6.32	26.44	158.91



Rear Bedroom

Height: 8'

282.67 SF Walls	144.83 SF Ceiling
427.50 SF Walls & Ceiling	144.83 SF Floor
16.09 SY Flooring	35.83 LF Floor Perimeter
48.33 LF Ceil. Perimeter	

Window	2' 7" X 4'	Opens into Exterior
Window	2' 7" X 4'	Opens into Exterior
Door	5' X 6' 8"	Opens into REAR_BED_CLO
Door	5' X 6' 8"	Opens into REAR_BED_CLO
Door	2' 6" X 6' 8"	Opens into HALLWAY

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
85. R&R Interior door - lauan/mahogany - slab only	1.00 EA		10.31	159.28	6.70	35.26	211.55
86. Door knob/lockset - Detach & reset	1.00 EA		0.00	27.51	0.00	5.50	33.01
87. Window blind - horizontal or vertical - Detach & reset	1.00 EA		0.00	41.22	0.00	8.24	49.46
88. Remove Carpet	144.83 SF		0.34	0.00	0.00	9.84	59.08
89. Carpet	166.56 SF		0.00	3.60	35.18	126.96	761.76
15 % waste added for Carpet - High grade.							
90. R&R Carpet pad	144.83 SF		0.15	0.63	5.79	23.74	142.49
91. R&R Two coat plaster over 1/2" gypsum core blueboard	24.00 SF		1.34	10.64	3.36	58.20	349.08
92. Drywall tape joint/repair - per LF	12.00 LF		0.00	10.11	0.32	24.32	145.96
93. Mask the floor per square foot - plastic and tape - 4 mil	144.83 SF		0.00	0.22	0.58	6.50	38.94
94. Ceiling fan - Detach & reset	1.00 EA		0.00	228.87	0.00	45.78	274.65
95. Seal/prime then paint the walls and ceiling twice (3 coats)	427.50 SF		0.00	1.21	10.26	105.52	633.06

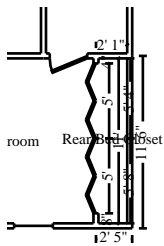


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CONTINUED - Rear Bedroom

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
96. Seal & paint door or window opening (per side)	5.00 EA		0.00	28.96	2.02	29.36	176.18
97. Seal & paint window sill	6.00 LF		0.00	2.34	0.12	2.82	16.98
98. Seal & paint door slab only (per side)	1.00 EA		0.00	35.10	0.67	7.16	42.93
99. Seal & paint baseboard - two coats	35.83 LF		0.00	1.36	0.34	9.80	58.87
100. Final cleaning - construction - Residential	144.83 SF		0.00	0.28	3.89	8.12	52.56
Totals: Rear Bedroom					69.23	507.12	3,046.56



Rear Bed Closet

Height: 8'

140.00 SF Walls	21.08 SF Ceiling
161.08 SF Walls & Ceiling	21.08 SF Floor
2.34 SY Flooring	15.83 LF Floor Perimeter
25.83 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
101. R&R Bifold mirrored door set - Double	2.00 EA		18.56	544.59	65.64	238.38	1,430.32
102. Detach & Reset Closet Organizer - Wire shelves	6.00 LF	67.83	0.00	0.00	0.00	81.40	488.38
103. Remove Carpet	21.08 SF		0.34	0.00	0.00	1.44	8.61
104. Carpet	24.25 SF		0.00	3.60	5.12	18.48	110.90
15 % waste added for Carpet - High grade.							
105. R&R Carpet pad	21.08 SF		0.15	0.63	0.84	3.46	20.74
106. Mask the floor per square foot - plastic and tape - 4 mil	21.08 SF		0.00	0.22	0.08	0.94	5.66
107. Seal/prime then paint the walls and ceiling twice (3 coats)	161.08 SF		0.00	1.21	3.87	39.76	238.54
108. Seal & paint door or window opening (per side)	2.00 EA		0.00	28.96	0.81	11.74	70.47
109. Seal & paint baseboard - two coats	15.83 LF		0.00	1.36	0.15	4.34	26.02
110. Final cleaning - construction - Residential	21.08 SF		0.00	0.28	0.56	1.18	7.64



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CONTINUED - Rear Bed Closet

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
Totals: Rear Bed Closet					77.07	401.12	2,407.28



Hallway

Height: 8'

293.33 SF Walls	81.33 SF Ceiling
374.67 SF Walls & Ceiling	81.33 SF Floor
9.04 SY Flooring	34.67 LF Floor Perimeter
46.67 LF Ceil. Perimeter	

Door	2' X 6' 8"	Opens into HALL_CLOSET
Door	2' 6" X 6' 8"	Opens into FRONT_BEDROO
Door	2' 6" X 6' 8"	Opens into HALL_BATHROO
Door	2' 6" X 6' 8"	Opens into MIDDLE_BEDRO
Door	2' 6" X 6' 8"	Opens into REAR_BEDROOM

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
111. R&R Track lighting - track only	8.00 LF		3.87	26.12	3.44	48.68	292.04
112. R&R Fixture (can) for track lighting	5.00 EA		2.59	34.78	7.90	38.96	233.71
113. Remove Carpet	54.22 SF		0.34	0.00	0.00	3.68	22.11
114. Carpet	62.36 SF		0.00	3.60	13.17	47.54	285.21
15 % waste added for Carpet.							
115. Carpet binding	34.67 LF		0.00	3.80	4.24	27.20	163.19
116. Additional labor cost for Berber or patterned carpets	54.22 SF		0.00	0.29	0.00	3.14	18.86
117. Plaster patch / small repair - ready for paint	1.00 EA		0.00	405.09	0.69	81.16	486.94
118. Mask the floor per square foot - plastic and tape - 4 mil	81.33 SF		0.00	0.22	0.33	3.64	21.86
119. Painting - Faux (special effects) - 3 part	293.33 SF		0.00	2.87	11.26	170.64	1,023.76
120. Seal/prime then paint the ceiling twice (3 coats)	81.33 SF		0.00	1.21	1.95	20.08	120.44
121. Seal & paint door or window opening (per side)	5.00 EA		0.00	28.96	2.02	29.36	176.18
122. Seal & paint door slab only (per side)	4.00 EA		0.00	35.10	2.69	28.62	171.71
123. Seal & paint bifold door set - slab only (per side)	2.00 EA		0.00	47.12	2.56	19.36	116.16

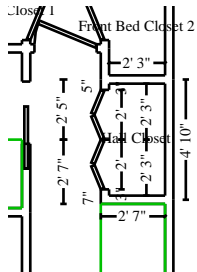


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CONTINUED - Hallway

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
124. Seal & paint baseboard - two coats	34.67 LF		0.00	1.36	0.33	9.50	56.98
125. Seal & paint balustrade - two coats	8.08 LF		0.00	23.66	3.42	38.92	233.51
126. Final cleaning - construction - Residential	81.33 SF		0.00	0.28	2.18	4.56	29.51
Totals: Hallway					56.18	575.04	3,452.17



Hall Closet

Height: 8'

94.67 SF Walls	10.13 SF Ceiling
104.79 SF Walls & Ceiling	10.13 SF Floor
1.13 SY Flooring	11.50 LF Floor Perimeter
13.50 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
127. Bifold door set - (4 slabs only) - Double Detach & reset	1.00 EA		0.00	35.57	0.00	7.12	42.69
128. Seal & paint bifold door set - slab only (per side)	2.00 EA		0.00	47.12	2.56	19.36	116.16
129. Final cleaning - construction - Residential	10.13 SF		0.00	0.28	0.28	0.56	3.68
Totals: Hall Closet					2.84	27.04	162.53
Total: Level 2					656.41	4,049.36	24,607.92

Main Level

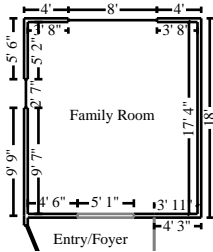
Main Level

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
130. General Demolition - per hour	7.00 HR		56.07	0.00	0.00	78.50	470.99
<i>disposal of debris left behind</i>							
Total: Main Level					0.00	78.50	470.99



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Family Room

Height: 8'

446.44 SF Walls
 712.22 SF Walls & Ceiling
 29.53 SY Flooring
 65.33 LF Ceil. Perimeter

265.78 SF Ceiling
 265.78 SF Floor
 60.25 LF Floor Perimeter

Window

2' 7" X 4'

Opens into Exterior

Missing Wall - Goes to Floor

5' 1" X 6' 8"

Opens into ENTRY_FOYER

Window

8' X 4'

Opens into Exterior

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
131. R&R Aluminum window, picture/fixd 3-11 sf	4.00 EA		27.95	150.59	21.18	147.08	882.42
132. Additional charge for bay and bow windows	8.00 LF		0.00	28.66	10.57	47.98	287.83
133. Window drapery - remove and rehang - per hour	2.00 HR		0.00	69.21	0.00	27.68	166.10
134. Curtains / drapes - High grade	4.00 EA		0.00	90.00	28.80	0.00	388.80
135. R&R Window blind - PVC - 3.5" - 20.1 to 32 SF	1.00 EA		12.46	162.25	7.50	36.46	218.67
136. Window blind - horizontal or vertical - Detach & reset	1.00 EA		0.00	41.22	0.00	8.24	49.46
137. R&R Quarter round - 3/4" - stain grade	60.25 LF		0.21	2.08	5.16	28.64	171.77
138. Sand, stain, and finish wood floor	265.78 SF		0.00	4.61	21.69	249.40	1,496.34
139. Add for dustless floor sanding	265.78 SF		0.00	1.00	0.00	53.16	318.94
140. Plaster patch / small repair - ready for paint	1.00 EA		0.00	405.09	0.69	81.16	486.94
141. Mask the floor per square foot - plastic and tape - 4 mil	265.78 SF		0.00	0.22	1.06	11.92	71.45
142. Thermostat - Detach & reset	1.00 EA		0.00	58.11	0.00	11.62	69.73
143. Heat/AC register - Mechanically attached - Detach & reset	2.00 EA		0.00	17.38	0.00	6.96	41.72
144. Smoke detector - Detach & reset	1.00 EA		0.00	62.23	0.00	12.44	74.67
145. Painting - Faux (special effects) - Marbling	446.44 SF		0.00	4.74	21.43	427.50	2,565.06
146. Scrape the ceiling & prep for paint	265.78 SF		0.00	0.57	0.21	30.34	182.04
147. Seal/prime then paint the ceiling twice (3 coats)	265.78 SF		0.00	1.21	6.38	65.60	393.57
148. Seal & paint door or window opening (per side)	3.00 EA		0.00	28.96	1.21	17.62	105.71
149. Seal & paint window sill	11.00 LF		0.00	2.34	0.23	5.18	31.15

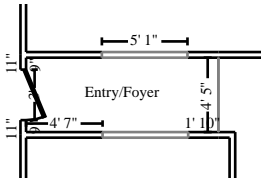


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CONTINUED - Family Room

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
150. Seal & paint baseboard - two coats	60.25 LF		0.00	1.36	0.58	16.50	99.02
151. Stain & finish base shoe or quarter round	60.25 LF		0.00	1.17	1.01	14.30	85.80
152. Final cleaning - construction - Residential	265.78 SF		0.00	0.28	7.14	14.88	96.44
Totals: Family Room					134.84	1,314.66	8,283.63



Entry/Foyer

Height: 8'

130.22 SF Walls	50.42 SF Ceiling
180.65 SF Walls & Ceiling	50.42 SF Floor
5.60 SY Flooring	14.08 LF Floor Perimeter
27.25 LF Ceil. Perimeter	

Door	3' X 6' 8"	Opens into Exterior
Missing Wall - Goes to Floor	5' 1" X 6' 8"	Opens into DINING_ROOM
Missing Wall	4' 5" X 8'	Opens into Exterior
Missing Wall - Goes to Floor	5' 1" X 6' 8"	Opens into FAMILY_ROOM

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
153. R&R Chandelier	1.00 EA		23.20	280.89	10.21	62.86	377.16
154. R&R Quarter round - 3/4" - stain grade	14.08 LF		0.21	2.08	1.21	6.70	40.16
155. Sand, stain, and finish wood floor	50.42 SF		0.00	4.61	4.11	47.30	283.85
156. Add for dustless floor sanding	50.42 SF		0.00	1.00	0.00	10.08	60.50
157. Mask the floor per square foot - plastic and tape - 4 mil	50.42 SF		0.00	0.22	0.20	2.26	13.55
158. Painting - Faux (special effects) - 3 part	130.22 SF		0.00	2.87	5.00	75.74	454.47
159. Seal/prime then paint the ceiling twice (3 coats)	50.42 SF		0.00	1.21	1.21	12.44	74.66
160. Seal & paint door or window opening (per side)	3.00 EA		0.00	28.96	1.21	17.62	105.71
161. Seal & paint door slab only (per side)	1.00 EA		0.00	35.10	0.67	7.16	42.93
162. Seal & paint baseboard - two coats	14.08 LF		0.00	1.36	0.14	3.86	23.15
163. Stain & finish base shoe or quarter round	14.08 LF		0.00	1.17	0.24	3.34	20.05

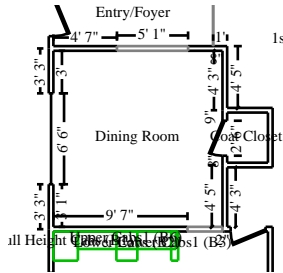


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CONTINUED - Entry/Foyer

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
164. Final cleaning - construction - Residential	50.42 SF		0.00	0.28	1.36	2.82	18.30
Totals: Entry/Foyer					25.56	252.18	1,514.49



Dining Room

Height: 8'

301.44 SF Walls	152.05 SF Ceiling
453.49 SF Walls & Ceiling	152.05 SF Floor
16.89 SY Flooring	39.25 LF Floor Perimeter
49.33 LF Ceil. Perimeter	

Window	6' 6" X 4'	Opens into Exterior
Missing Wall - Goes to Floor	2' 6" X 6' 8"	Opens into KITCHEN
Door	2' 6" X 6' 8"	Opens into COAT_CLOSET
Missing Wall - Goes to Floor	5' 1" X 6' 8"	Opens into ENTRY_FOYER

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
165. Window drapery - remove and rehang - per hour	1.25 HR		0.00	69.21	0.00	17.30	103.81
166. Curtains / drapes - High grade	2.00 EA		0.00	90.00	14.40	0.00	194.40
167. Window blind - horizontal or vertical - Detach & reset	1.00 EA		0.00	41.22	0.00	8.24	49.46
168. R&R Quarter round - 3/4" - stain grade	39.25 LF		0.21	2.08	3.36	18.64	111.88
169. Sand, stain, and finish wood floor	152.05 SF		0.00	4.61	12.41	142.68	856.04
170. Add for dustless floor sanding	152.05 SF		0.00	1.00	0.00	30.42	182.47
171. Mask the floor per square foot - plastic and tape - 4 mil	152.05 SF		0.00	0.22	0.61	6.82	40.88
172. Heat/AC register - Mechanically attached - Detach & reset	2.00 EA		0.00	17.38	0.00	6.96	41.72
173. Door bell/chime - Detach & reset	1.00 EA		0.00	60.76	0.00	12.16	72.92
174. Painting - Faux (special effects) - Marbling	301.44 SF		0.00	4.74	14.47	288.66	1,731.96
175. Seal/prime then paint the ceiling twice (3 coats)	152.05 SF		0.00	1.21	3.65	37.54	225.17
176. Seal & paint door or window opening (per side)	4.00 EA		0.00	28.96	1.62	23.48	140.94
177. Seal & paint door slab only (per side)	1.00 EA		0.00	35.10	0.67	7.16	42.93
178. Seal & paint window sill	6.50 LF		0.00	2.34	0.14	3.06	18.41

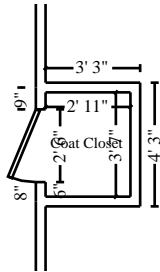


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CONTINUED - Dining Room

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
179. Seal & paint chair rail - two coats	39.25 LF		0.00	1.31	0.44	10.36	62.22
180. Seal & paint baseboard - two coats	39.25 LF		0.00	1.36	0.38	10.76	64.52
181. Stain & finish base shoe or quarter round	39.25 LF		0.00	1.17	0.66	9.32	55.90
182. Final cleaning - construction - Residential	152.05 SF		0.00	0.28	4.09	8.52	55.18
Totals: Dining Room					56.90	642.08	4,050.81



Coat Closet

Height: 8'

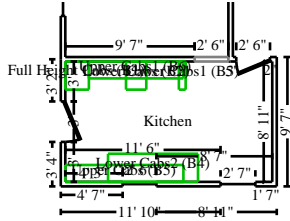
87.33 SF Walls	10.45 SF Ceiling
97.78 SF Walls & Ceiling	10.45 SF Floor
1.16 SY Flooring	10.50 LF Floor Perimeter
13.00 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
183. Detach & Reset Interior door - lauan/mahogany - slab only	1.00 EA	25.19	0.00	0.00	0.00	5.04	30.23
184. R&R Quarter round - 3/4" - stain grade	10.50 LF		0.21	2.08	0.90	4.98	29.93
185. Sand, stain, and finish wood floor	10.45 SF		0.00	4.61	0.85	9.82	58.84
186. Add for dustless floor sanding	10.45 SF		0.00	1.00	0.00	2.10	12.55
187. Stain & finish base shoe or quarter round	10.50 LF		0.00	1.17	0.18	2.50	14.97
188. Final cleaning - construction - Residential	10.45 SF		0.00	0.28	0.28	0.58	3.79
Totals: Coat Closet					2.21	25.02	150.31



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Kitchen

Height: 8'

242.34 SF Walls	136.72 SF Ceiling
379.06 SF Walls & Ceiling	118.67 SF Floor
13.19 SY Flooring	31.83 LF Floor Perimeter
48.50 LF Ceil. Perimeter	

Door	3' X 6' 8"	Opens into Exterior
Window	2' 7" X 4'	Opens into Exterior
Window	2' 6" X 2'	Opens into Exterior
Door	2' 6" X 6' 8"	Opens into Exterior
Missing Wall - Goes to Floor	2' 6" X 6' 8"	Opens into DINING_ROOM

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
189. Refrigerator - Remove & reset	1.00 EA		0.00	50.25	0.00	10.06	60.31
190. Appliances (Bid Item)	1.00 EA		0.00	120.00	0.00	24.00	144.00
<i>freezer handle</i>							
191. Dishwasher - Detach & reset	1.00 EA		0.00	271.27	0.00	54.26	325.53
192. Trash compactor - Remove & reset	1.00 EA		0.00	128.83	0.00	25.76	154.59
193. Detach & Reset Range - freestanding - gas	1.00 EA	185.96	0.00	0.00	0.00	37.20	223.16
194. Microwave oven - over range type - Detach & reset	1.00 EA		0.00	150.26	0.00	30.06	180.32
195. R&R Cabinetry - upper (wall) units	17.75 LF		9.29	155.99	157.11	618.16	3,708.99
196. Detach & Reset Sink faucet - Kitchen	1.00 EA	139.19	0.00	0.00	0.00	27.84	167.03
197. Detach & Reset Sink - single	1.00 EA	174.03	0.00	0.00	0.04	34.80	208.87
198. P-trap assembly - Detach & reset	1.00 EA		0.00	69.37	0.00	13.88	83.25
199. Garbage disposer - Detach & reset	1.00 EA		0.00	185.96	0.00	37.20	223.16
200. R&R Countertop - flat laid plastic laminate	13.67 LF		5.33	48.35	35.77	153.92	923.49
201. Countertop edge treatment - laminate	16.00 LF		0.00	5.72	0.88	18.48	110.88
202. R&R Backsplash - plastic laminate	36.00 SF		1.12	7.65	8.38	64.82	388.92
203. R&R Cabinetry - lower (base) units	8.67 LF		9.29	209.78	114.05	402.68	2,416.06
204. R&R Cabinetry - full height unit	1.75 LF		11.15	315.53	36.14	121.56	729.39
205. R&R Wallpaper	121.17 SF		0.94	2.38	9.89	82.44	494.61
206. Prep wall for wallpaper	121.17 SF		0.00	0.62	0.00	15.02	90.15

NESPER-REBUILD

11/11/2021

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CONTINUED - Kitchen

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
207. Mask the floor per square foot - plastic and tape - 4 mil	118.67 SF		0.00	0.22	0.47	5.32	31.90
208. Seal & paint door or window opening (per side)	5.00 EA		0.00	28.96	2.02	29.36	176.18
209. Seal & paint door slab only (per side)	2.00 EA		0.00	35.10	1.34	14.30	85.84
210. Seal & paint window sill	6.00 LF		0.00	2.34	0.12	2.82	16.98
211. Seal & paint baseboard - two coats	15.92 LF		0.00	1.36	0.15	4.38	26.18
212. Final cleaning - construction - Residential	118.67 SF		0.00	0.28	3.19	6.64	43.06
Totals: Kitchen					369.55	1,834.96	11,012.85



1st to 2nd Floor Stairs

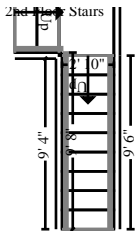
Height: 16' 1"

75.87 SF Walls	10.67 SF Ceiling
86.54 SF Walls & Ceiling	19.32 SF Floor
2.15 SY Flooring	5.63 LF Floor Perimeter
5.00 LF Ceil. Perimeter	

Missing Wall

4' 5" X 16' 1 7/16"

Opens into Exterior



Subroom: Stairs2 (1)

Height: 14' 3"

213.72 SF Walls	26.92 SF Ceiling
240.63 SF Walls & Ceiling	45.68 SF Floor
5.08 SY Flooring	22.27 LF Floor Perimeter
19.17 LF Ceil. Perimeter	

Missing Wall

2' 10" X 14' 2 15/16"

Opens into STAIRS1

Missing Wall

2' 10" X 14' 2 15/16"

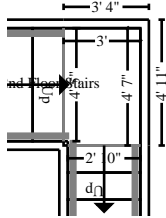
Opens into Exterior



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CONTINUED - 1st to 2nd Floor Stairs



Subroom: Stairs1 (2)

Height: 14' 3"

108.04 SF Walls	13.74 SF Ceiling
121.77 SF Walls & Ceiling	13.75 SF Floor
1.53 SY Flooring	7.58 LF Floor Perimeter
7.58 LF Ceil. Perimeter	

Missing Wall

4' 5" X 14' 2 15/16"

Opens into DEF_1ST_TO_2

Missing Wall

2' 10" X 14' 2 15/16"

Opens into STAIRS2

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
213. Smoke detector - Detach & reset	1.00 EA		0.00	62.23	0.00	12.44	74.67
214. Handrail - wall mounted - Detach & reset	12.67 LF		0.00	7.08	0.00	17.94	107.64
215. Remove Carpet	52.50 SF		0.34	0.00	0.00	3.58	21.43
216. Carpet	60.37 SF		0.00	3.60	12.75	46.02	276.10
15 % waste added for Carpet.							
217. Carpet binding	35.48 LF		0.00	3.80	4.34	27.82	166.98
218. Additional labor cost for Berber or patterned carpets	54.22 SF		0.00	0.29	0.00	3.14	18.86
219. Step charge for "tucked" carpet installation - High grade	13.00 EA		0.00	17.11	0.47	44.58	267.48
220. Mask the floor per square foot - plastic and tape - 4 mil	78.75 SF		0.00	0.22	0.32	3.52	21.17
221. Painting - Faux (special effects) - 3 part	397.62 SF		0.00	2.87	15.27	231.30	1,387.74
222. Seal/prime then paint the ceiling twice (3 coats)	51.33 SF		0.00	1.21	1.23	12.66	76.00
223. Seal & paint stair skirt/apron (2 coats)	35.48 LF		0.00	6.39	1.28	45.60	273.60
224. Final cleaning - construction - Residential	78.75 SF		0.00	0.28	2.11	4.42	28.58
Totals: 1st to 2nd Floor Stairs					37.77	453.02	2,720.25
Total: Main Level					626.83	4,600.42	28,203.33

Basement

Basement

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
225. General Demolition - per hour	6.00 HR		56.07	0.00	0.00	67.28	403.70

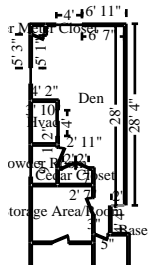


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CONTINUED - Basement

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
<i>disposal of debris left behind</i>							
Total: Basement					0.00	67.28	403.70



Den

Height: 8'

604.50 SF Walls	307.87 SF Ceiling
912.37 SF Walls & Ceiling	307.87 SF Floor
34.21 SY Flooring	74.67 LF Floor Perimeter
91.17 LF Ceil. Perimeter	

Door	2' X 6' 8"	Opens into CEDAR_CLOSET
Door	2' X 6' 8"	Opens into CEDAR_CLOSET
Door	2' 6" X 6' 8"	Opens into POWDER_ROOM
Door	4' X 6' 8"	Opens into HVAC
Window	2' 5" X 2'	Opens into Exterior
Door	1' 8" X 6' 8"	Opens into WATER_METER_
Window	4' X 2' 6"	Opens into Exterior
Missing Wall	2' X 8'	Opens into Exterior
Door	1' 10" X 6' 8"	Opens into LAUNDRY_ROOM
Door	2' 6" X 6' 8"	Opens into STORAGE_AREA

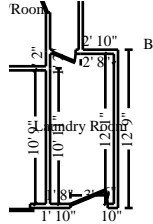
DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
226. Detach & Reset Light fixture	5.00 EA	64.26	0.00	0.00	0.00	64.26	385.56
227. R&R Acoustic ceiling tile	307.87 SF		0.74	4.33	37.68	319.72	1,918.30
228. R&R Water supply line - copper with fitting and hanger, 1/2"	12.00 LF		1.50	19.33	2.76	50.56	303.28
229. Plumber - per hour	1.50 HR		0.00	130.05	0.00	39.02	234.10
230. R&R Baseboard - 3 1/4" stain grade	74.67 LF		0.57	4.47	12.54	77.78	466.65
231. R&R Corner trim - stain grade	149.33 LF		0.21	2.22	13.02	75.18	451.07
232. R&R Casing - 3 1/4" stain grade	112.00 LF		0.62	3.56	21.41	97.90	587.47
233. R&R Paneling	604.50 SF		0.37	2.78	32.88	387.42	2,324.48
234. Final cleaning - construction - Residential	307.87 SF		0.00	0.28	8.28	17.24	111.72

Totals: Den					128.57	1,129.08	6,782.63
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Laundry Room

Height: 8'

243.30 SF Walls	62.07 SF Ceiling
305.37 SF Walls & Ceiling	62.07 SF Floor
6.90 SY Flooring	29.61 LF Floor Perimeter
34.44 LF Ceil. Perimeter	

Door	1' 10" X 6' 8"	Opens into DEN					
Door	3' X 6' 8"	Opens into Exterior					
DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
235. R&R Exterior door - metal - insulated - flush or panel style	1.00 EA		26.51	342.34	19.33	77.62	465.80
236. R&R Door lockset & deadbolt - exterior	1.00 EA		18.56	89.65	4.60	22.58	135.39
237. Dryer - Remove & reset - gas	1.00 EA		0.00	159.84	0.00	31.96	191.80
238. R&R Water supply line - copper with fitting and hanger, 1/2"	12.00 LF		1.50	19.33	2.76	50.56	303.28
239. Plumber - per hour	1.50 HR		0.00	130.05	0.00	39.02	234.10
240. Final cleaning - construction - Residential	62.07 SF		0.00	0.28	1.67	3.48	22.53
Totals: Laundry Room					28.36	225.22	1,352.90
Total: Basement					156.93	1,421.58	8,539.23

General

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
241. Single axle dump truck - per load - including dump fees	1.00 EA		366.56	0.00	0.00	73.32	439.88
242. Taxes, insurance, permits & fees (Bid Item)	1.00 EA		0.00	0.00	0.00	0.00	0.00
<i>If permits are needed will bill as incurred.</i>							
243. Lead Paint Safety (Bid Item)	1.00 EA		0.00	0.00	0.00	0.00	0.00
244. Residential Supervision / Project Management - per hour	12.00 HR		0.00	78.39	0.00	188.14	1,128.82
Totals: General					0.00	261.46	1,568.70

Labor Minimums Applied

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
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CONTINUED - Labor Minimums Applied

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
245. Drywall labor minimum	1.00 EA		0.00	344.37	0.00	68.88	413.25
246. Heat, vent, & air cond. labor minimum	1.00 EA		0.00	162.95	0.00	32.60	195.55
247. General labor - labor minimum	1.00 EA		0.00	20.08	0.00	4.02	24.10
248. Door labor minimum	1.00 EA		0.00	85.30	0.00	17.06	102.36
Totals: Labor Minimums Applied					0.00	122.56	735.26
Line Item Totals: NESPER-REBUILD					1,440.17	10,455.38	63,654.44

Grand Total Areas:

5,699.82 SF Walls	1,968.21 SF Ceiling	7,668.03 SF Walls and Ceiling
1,996.00 SF Floor	221.78 SY Flooring	683.10 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	840.51 LF Ceil. Perimeter
1,996.00 Floor Area	2,183.28 Total Area	5,131.52 Interior Wall Area
3,173.35 Exterior Wall Area	387.33 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

Line Item Total	51,758.89
Material Sales Tax	1,391.10
Subtotal	53,149.99
Overhead	5,227.69
Profit	5,227.69
Cleaning Sales Tax	49.07
Replacement Cost Value	\$63,654.44
Net Claim	\$63,654.44

Joseph A. Owen Jr.



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Recap of Taxes, Overhead and Profit

Overhead (10%)	Profit (10%)	Material Sales Tax (8%)	Cleaning Mtl Tax (8%)	Cleaning Sales Tax (8%)	Clothing Acc Tax (8%)	Manuf. Home Tax (8%)	Storage Rental Tax (8%)	Dryclean/Laun dry Tax (8%)
Line Items								
5,227.69	5,227.69	1,391.10	0.00	49.07	0.00	0.00	0.00	0.00
Total								
5,227.69	5,227.69	1,391.10	0.00	49.07	0.00	0.00	0.00	0.00



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Recap by Room

Estimate: NESPER-REBUILD

Area: Level 2	280.35	0.54%
Front Bedroom	7,093.14	13.70%
Master Bathroom	923.96	1.79%
Front Bed Closet 1	309.43	0.60%
Front Bed Closet 2	170.88	0.33%
Hall Bathroom	1,499.54	2.90%
Middle Bedroom	2,145.80	4.15%
Mid Bed Closet	126.15	0.24%
Rear Bedroom	2,470.21	4.77%
Rear Bed Closet	1,929.09	3.73%
Hallway	2,820.95	5.45%
Hall Closet	132.65	0.26%
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Area Subtotal: Level 2	19,902.15	38.45%
Area: Main Level	392.49	0.76%
Family Room	6,834.13	13.20%
Entry/Foyer	1,236.75	2.39%
Dining Room	3,351.83	6.48%
Coat Closet	123.08	0.24%
Kitchen	8,808.34	17.02%
1st to 2nd Floor Stairs	2,229.46	4.31%
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Area Subtotal: Main Level	22,976.08	44.39%
Area: Basement	336.42	0.65%
Den	5,524.98	10.67%
Laundry Room	1,099.32	2.12%
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Area Subtotal: Basement	6,960.72	13.45%
General	1,307.24	2.53%
Labor Minimums Applied	612.70	1.18%
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Subtotal of Areas	51,758.89	100.00%
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Total	51,758.89	100.00%

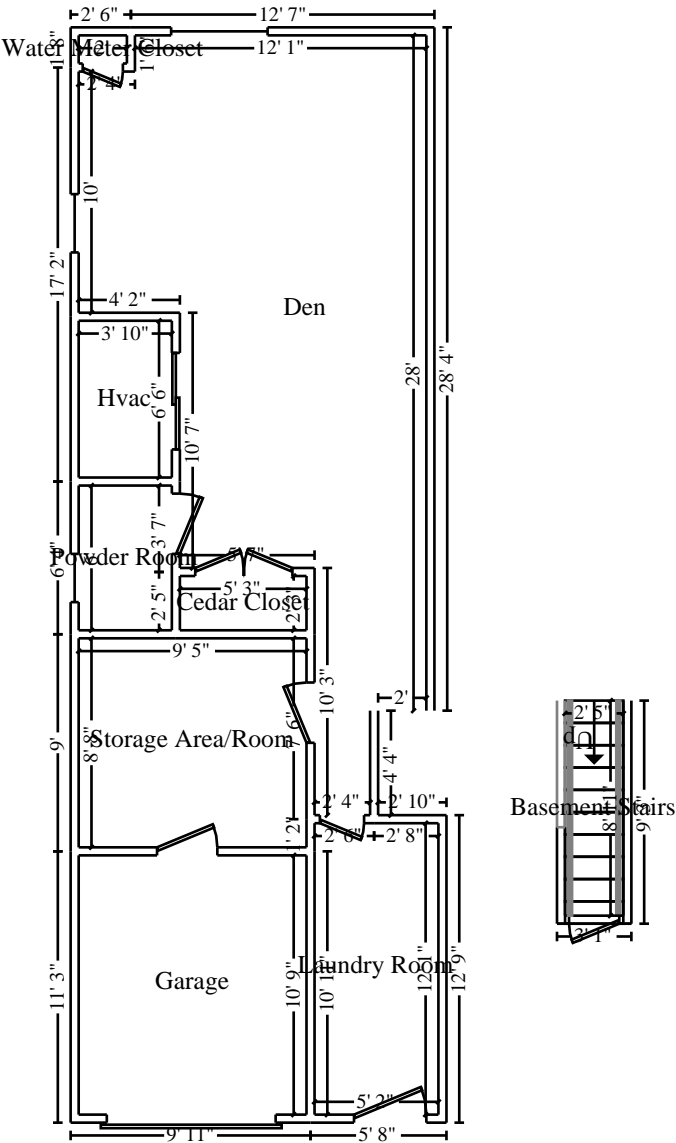


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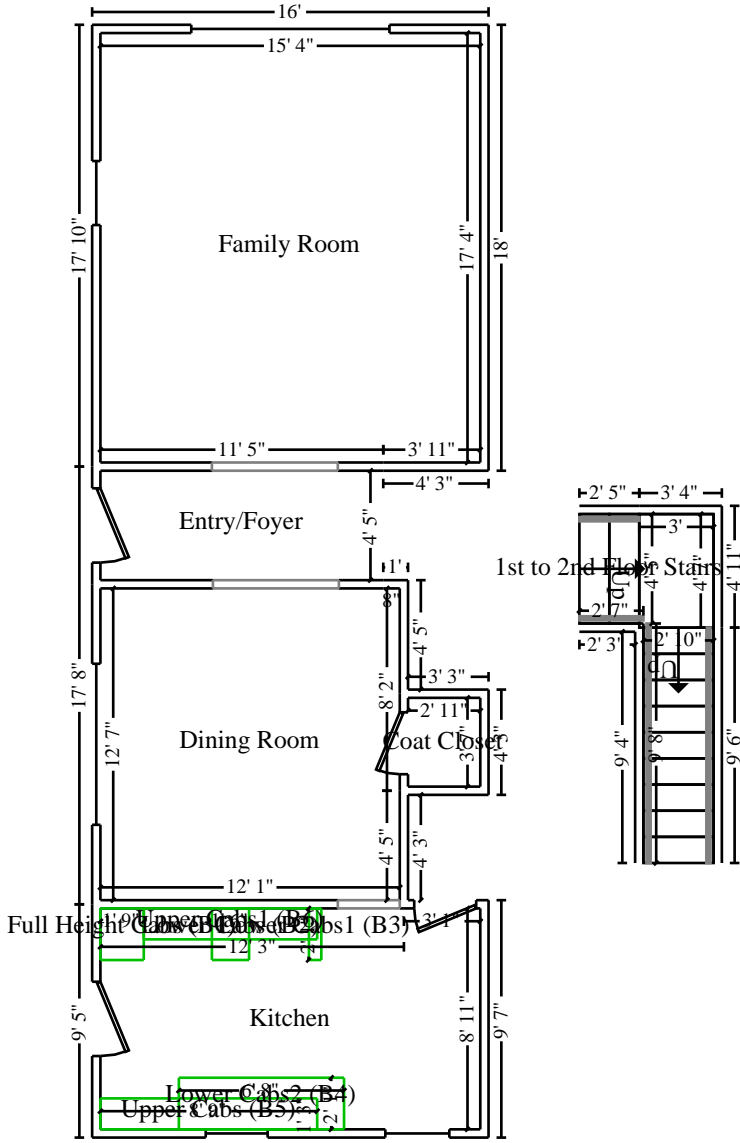
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Recap by Category

O&P Items	Total	%
ACOUSTICAL TREATMENTS	1,333.08	2.09%
APPLIANCES	1,252.37	1.97%
CABINETS	7,052.87	11.08%
CLEANING	511.31	0.80%
GENERAL DEMOLITION	3,444.00	5.41%
DOORS	2,742.04	4.31%
DRYWALL	506.13	0.80%
ELECTRICAL	185.22	0.29%
FLOOR COVERING - CARPET	4,119.30	6.47%
FLOOR COVERING - WOOD	2,685.51	4.22%
FINISH CARPENTRY / TRIMWORK	3,738.77	5.87%
FINISH HARDWARE	286.78	0.45%
FRAMING & ROUGH CARPENTRY	240.57	0.38%
HEAT, VENT & AIR CONDITIONING	290.58	0.46%
LABOR ONLY	960.76	1.51%
LIGHT FIXTURES	1,811.04	2.85%
INTERIOR LATH & PLASTER	1,320.90	2.08%
PLUMBING	1,803.38	2.83%
PANELING & WOOD WALL FINISHES	1,680.51	2.64%
PAINTING	13,056.92	20.51%
WINDOWS - ALUMINUM	602.36	0.95%
WINDOW TREATMENT	731.70	1.15%
WINDOWS - VINYL	229.28	0.36%
WALLPAPER	363.51	0.57%
O&P Items Subtotal	50,948.89	80.04%
Non-O&P Items	Total	%
HOUSEWARES - HOME DECOR	810.00	1.27%
Non-O&P Items Subtotal	810.00	1.27%
O&P Items Subtotal	50,948.89	80.04%
Material Sales Tax	1,391.10	2.19%
Overhead	5,227.69	8.21%
Profit	5,227.69	8.21%
Cleaning Sales Tax	49.07	0.08%
Total	63,654.44	100.00%



Basement



Main Level

