

Insured: Jake Farmer
Property: 6143 Old Wagon Rd
Winston Salem, NC 27106

Claim Rep.: Terry Anello

Estimator: Benjamin Workman

Claim Number: HO-0001082014

Policy Number: NA

Type of Loss: Water Damage

Date Contacted: 10/10/2023 12:00 AM

Date of Loss: 10/5/2023 12:00 AM

Date Received: 10/10/2023 12:00 AM

Date Inspected: 10/10/2023 12:00 AM

Date Entered: 10/12/2023 7:46 PM

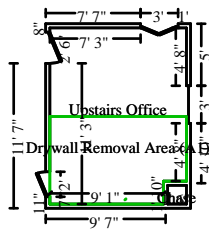
Date Est. Completed: 10/12/2023 8:19 PM

Price List: NCWS8X_OCT23
Restoration/Service/Remodel

Estimate: FARMER_RECON

FARMER_RECON

Main Level



Upstairs Office

Height: 8'

385.00 SF Walls	150.38 SF Ceiling
535.38 SF Walls & Ceiling	150.38 SF Floor
16.71 SY Flooring	50.00 LF Floor Perimeter
50.00 LF Ceil. Perimeter	

Window

3' X 5'

Opens into Exterior

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	O&P	TOTAL
CEILING						
1. Batt insulation - 12" - R38 - paper / foil faced	128.00 SF	0.00	2.06	15.36	55.82	334.86
Min 64 SF per bag. Will need two bags						
2. 1/2" drywall - hung, taped, ready for texture	73.05 SF	0.00	2.21	3.84	33.04	198.32
3. Tape joint for new to existing drywall - per LF	53.50 LF	0.00	8.41	1.93	90.36	542.23
Includes drywall to be replaced at chase and ceiling drywall						
4. Remove Acoustic ceiling (popcorn) texture	77.33 SF	0.52	0.00	0.00	8.04	48.25
5. Acoustic ceiling (popcorn) texture	73.05 SF	0.00	1.03	0.44	15.12	90.80
WALLS						
6. Contents - move out then reset - Small room	1.00 EA	0.00	53.84	0.00	10.76	64.60
7. Door knob/lockset - Detach & reset	3.00 EA	0.00	24.91	0.00	14.94	89.67
8. Seal the surface area w/PVA primer - one coat	24.67 SF	0.00	0.76	0.11	3.78	22.64
Seal flood cut drywall and drywall on side of chase						
9. 1/2" - drywall per LF - up to 2' tall	9.08 LF	0.00	9.84	1.14	18.10	108.59
10. 1/2" drywall - hung, taped, floated, ready for paint	32.00 SF	0.00	2.50	1.70	16.34	98.04
Min. one sheet needed 4 X 8						
11. Baseboard - 3 1/4"	25.00 LF	0.00	4.00	3.58	20.72	124.30
12. Paint casing - two coats	63.50 LF	0.00	1.91	0.91	24.44	146.64
13. Paint the walls - two coats	385.00 SF	0.00	1.27	8.66	99.54	597.15
14. Paint baseboard - two coats	50.00 LF	0.00	1.89	0.64	19.02	114.16
15. Paint bifold door set - slab only - 2 coats (per side)	1.00 EA	0.00	65.02	1.47	13.30	79.79

CONTINUED - Upstairs Office

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	O&P	TOTAL
16. Paint door slab only - 2 coats (per side)	2.00 EA	0.00	48.81	1.50	19.82	118.94
FLOORING						
17. Mask or cover per square foot	535.38 SF	0.49	0.00	3.61	53.18	319.13
Mask walls and floors during popcorn removal and re-texturing						
18. Carpet pad	150.38 SF	0.00	0.64	5.87	20.42	122.53
19. Carpet	173.00 SF	0.00	3.82	38.67	139.92	839.45
Includes waste per graphical estimation						
20. Carpet - metal transition strip	2.00 LF	0.00	2.82	0.18	1.16	6.98
Totals: Upstairs Office				89.61	677.82	4,067.07
Total: Main Level				89.61	677.82	4,067.07

Labor Minimums Applied

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	O&P	TOTAL
21. Carpet labor minimum	1.00 EA	0.00	71.60	0.00	14.32	85.92
22. General labor - labor minimum	1.00 EA	0.00	19.54	0.00	3.90	23.44
23. Finish hardware labor minimum	1.00 EA	0.00	81.96	0.00	16.40	98.36
24. Insulation labor minimum	1.00 EA	0.00	84.58	0.00	16.92	101.50
25. Finish carpentry labor minimum	1.00 EA	0.00	145.81	0.00	29.16	174.97
Totals: Labor Minimums Applied				0.00	80.70	484.19
Line Item Totals: FARMER_RECON				89.61	758.52	4,551.26

Grand Total Areas:

433.00 SF Walls	152.63 SF Ceiling	585.63 SF Walls and Ceiling
152.63 SF Floor	16.96 SY Flooring	56.00 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	56.00 LF Ceil. Perimeter
152.63 Floor Area	170.85 Total Area	433.00 Interior Wall Area
459.00 Exterior Wall Area	52.67 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	

Summary for Dwelling

Line Item Total	3,703.13
Material Sales Tax	89.61
Subtotal	3,792.74
Overhead	379.26
Profit	379.26
Replacement Cost Value	\$4,551.26
Net Claim	\$4,551.26

Benjamin Workman

Recap of Taxes, Overhead and Profit

	Overhead (10%)	Profit (10%)	Material Sales Tax (7.5%)	Laundry & D/C Tax (7.5%)	Manuf. Home Tax (4.75%)	Storage Rental Tax (7.5%)	Local Food Tax (2%)
Line Items	379.26	379.26	89.61	0.00	0.00	0.00	0.00
Total	379.26	379.26	89.61	0.00	0.00	0.00	0.00

Recap by Room

Estimate: FARMER_RECON

Area: Main Level		
Upstairs Office	3,299.64	89.10%
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Area Subtotal: Main Level	3,299.64	89.10%
Labor Minimums Applied	403.49	10.90%
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Subtotal of Areas	3,703.13	100.00%
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Total	3,703.13	100.00%

Recap by Category

O&P Items	Total	%
CONTENT MANIPULATION	53.84	1.18%
GENERAL DEMOLITION	302.55	6.65%
DRYWALL	855.97	18.81%
FLOOR COVERING - CARPET	834.34	18.33%
FINISH CARPENTRY / TRIMWORK	245.81	5.40%
FINISH HARDWARE	156.69	3.44%
INSULATION	348.26	7.65%
LABOR ONLY	19.54	0.43%
PAINTING	886.13	19.47%
O&P Items Subtotal	3,703.13	81.36%
Material Sales Tax	89.61	1.97%
Overhead	379.26	8.33%
Profit	379.26	8.33%
Total	4,551.26	100.00%

