

Insured: Trio Residential LLC
Property: 7505 Twining Ct
Hyattsville, MD 20785

Home: (240) 791-3061

Estimator: Advanced Restoration Solutions, LLC.
Business: 16021 Industrial Drive Suite #14
Gaithersburg, MD 20877

Business: (888) 260-7360
E-mail: advancedrestorationsolution@gmail.com

Claim Number: 836-786620

Policy Number: E921630

Type of Loss: Fire

Date Contacted: 1/16/2025 12:00 AM

Date of Loss: 1/11/2025 7:00 AM

Date Inspected: 1/25/2025 12:00 AM

Date Est. Completed: 5/13/2025 2:24 PM

Date Received: 1/15/2025 12:00 AM

Date Entered: 1/17/2025 9:46 AM

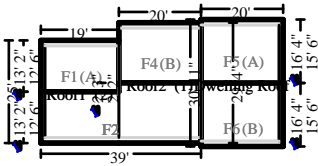
Price List: MDRO8X_JAN25
Restoration/Service/Remodel

Estimate: TRIO-RESIDENTIAL

TRIO-RESIDENTIAL

SKETCH2

Exterior



Dwelling Roof

1770.88 Surface Area
228.42 Total Perimeter Length

17.71 Number of Squares
59.00 Total Ridge Length

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
ROOF SHINGLES							
1. Tear off, haul and dispose of comp. shingles - Laminated	17.71 SQ	74.11	0.00	262.50	1,574.99	(0.00)	1,574.99
2. Laminated - comp. shingle rfg. - w/out felt	19.67 SQ	335.20	172.30	1,353.14	8,118.82	(0.00)	8,118.82
3. Asphalt starter - universal starter course	228.42 LF	2.48	8.63	115.02	690.13	(0.00)	690.13
4. R&R Hip / Ridge cap - cut from 3 tab - composition shingles	59.00 LF	10.65	5.56	126.78	760.69	(0.00)	760.69
UNDERLAYMENTS							
5. Roofing felt - 15 lb.	14.17 SQ	48.20	7.19	138.04	828.22	(0.00)	828.22
6. Ice & water barrier	354.00 SF	2.26	10.20	162.04	972.28	(0.00)	972.28
VENTS & FLASHINGS							
7. R&R Drip edge	228.42 LF	4.08	15.90	189.56	1,137.42	(0.00)	1,137.42
8. R&R Chimney flashing - small (24" x 24")	1.00 EA	494.67	3.81	99.70	598.18	(0.00)	598.18
9. R&R Continuous ridge vent - shingle-over style	53.10 LF	15.05	17.94	163.42	980.52	(0.00)	980.52
ROOF ACCESSORIES							
10. R&R Sheathing - plywood - 1/2" CDX	651.78 SF	4.03	42.24	533.78	3,202.69	(0.00)	3,202.69
11. R&R Truss - 4/12 slope	480.00 LF	11.12	155.52	1,098.62	6,591.74	(0.00)	6,591.74
ADDITIONAL CHARGES							
12. Remove Additional charge for high roof (2 stories or greater)	5.00 SQ	6.79	0.00	6.80	40.75	(0.00)	40.75
13. Additional charge for high roof (2 stories or greater)	5.00 SQ	30.90	0.00	30.90	185.40	(0.00)	185.40
MISCELLANEOUS							
14. Digital satellite system - Detach & reset	2.00 EA	62.54	0.00	25.02	150.10	(0.00)	150.10
Totals: Dwelling Roof			439.29	4,305.32	25,831.93	0.00	25,831.93



Front Elevation

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
15. R&R Siding - vinyl	104.25 SF	8.05	13.14	170.46	1,022.82	(0.00)	1,022.82
16. R&R House wrap (air/moisture barrier)	104.25 SF	0.59	1.19	12.56	75.26	(0.00)	75.26
17. R&R Fiberboard - 1/2"	94.25 SF	2.01	2.71	38.44	230.59	(0.00)	230.59
18. R&R Fascia - 1" x 6" - #3 cedar	22.92 LF	12.42	3.64	57.66	345.97	(0.00)	345.97
19. R&R Soffit - wood	22.92 SF	10.17	3.20	47.26	283.56	(0.00)	283.56
20. Prime & paint exterior soffit - wood	22.92 SF	3.44	0.67	15.90	95.41	(0.00)	95.41
21. R&R Gutter - aluminum - up to 5"*	22.92 LF	11.41	5.45	53.42	320.39	(0.00)	320.39
22. R&R Downspout - aluminum - up to 5"*	12.00 LF	11.41	2.85	27.96	167.73	(0.00)	167.73
23. R&R Spot light fixture - double - w/motion sensor	1.00 EA	231.92	3.00	46.98	281.90	(0.00)	281.90
Totals: Front Elevation			35.85	470.64	2,823.63	0.00	2,823.63

Rear Elevation

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
24. R&R Siding - vinyl	166.25 SF	8.05	20.95	271.86	1,631.13	(0.00)	1,631.13
25. R&R House wrap (air/moisture barrier)	166.25 SF	0.59	1.90	20.00	119.99	(0.00)	119.99
26. R&R Fiberboard - 1/2"	186.25 SF	2.01	5.36	75.96	455.68	(0.00)	455.68
27. R&R Soffit - wood	22.92 SF	10.17	3.20	47.26	283.56	(0.00)	283.56
28. Prime & paint exterior soffit - wood	22.92 SF	3.44	0.67	15.90	95.41	(0.00)	95.41
29. R&R Gutter - aluminum - up to 5"*	22.92 LF	11.41	5.45	53.42	320.39	(0.00)	320.39
30. Clean with pressure/chemical spray	700.00 SF	0.54	0.42	75.68	454.10	(0.00)	454.10
31. Stain/finish deck	700.00 SF	1.44	13.02	204.20	1,225.22	(0.00)	1,225.22
Totals: Rear Elevation			50.97	764.28	4,585.48	0.00	4,585.48

Left Elevation

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
32. R&R Siding - vinyl	417.00 SF	8.05	52.54	681.88	4,091.27	(0.00)	4,091.27
33. R&R House wrap (air/moisture barrier)	417.00 SF	0.59	4.75	50.16	300.94	(0.00)	300.94
34. R&R Fiberboard - 1/2"	396.63 SF	2.01	11.42	161.72	970.37	(0.00)	970.37
35. R&R Fascia - 1" x 6" - #3 cedar	47.50 LF	12.42	7.55	119.50	717.01	(0.00)	717.01
36. R&R Spot light fixture - double - w/motion sensor	1.00 EA	231.92	3.00	46.98	281.90	(0.00)	281.90



CONTINUED - Left Elevation

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
Totals: Left Elevation			79.26	1,060.24	6,361.49	0.00	6,361.49
Total: Exterior			605.37	6,600.48	39,602.53	0.00	39,602.53

Debris Removal

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
37. Dumpster load - Approx. 20 yards, 4 tons of debris	1.00 EA	665.54	0.00	133.10	798.64	(0.00)	798.64
Totals: Debris Removal			0.00	133.10	798.64	0.00	798.64
Total: SKETCH2			605.37	6,733.58	40,401.17	0.00	40,401.17

Labor Minimums Applied

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
38. Gutter labor minimum	1.00 EA	61.09	0.00	12.22	73.31	(0.00)	73.31
39. Electrical labor minimum	1.00 EA	31.98	0.00	6.40	38.38	(0.00)	38.38
Totals: Labor Minimums Applied			0.00	18.62	111.69	0.00	111.69
Line Item Totals: TRIO-RESIDENTIAL			605.37	6,752.20	40,512.86	0.00	40,512.86



Grand Total Areas:

3,154.52	SF Walls	1,605.74	SF Ceiling	4,760.26	SF Walls and Ceiling
1,637.47	SF Floor	181.94	SY Flooring	389.94	LF Floor Perimeter
0.00	SF Long Wall	0.00	SF Short Wall	400.58	LF Ceil. Perimeter
1,637.47	Floor Area	1,717.96	Total Area	2,911.56	Interior Wall Area
2,356.17	Exterior Wall Area	268.33	Exterior Perimeter of Walls		
1,770.88	Surface Area	17.71	Number of Squares	228.42	Total Perimeter Length
59.00	Total Ridge Length	0.00	Total Hip Length		



Summary for Dwelling

Line Item Total	33,155.29
Material Sales Tax	605.37
Subtotal	33,760.66
Overhead	3,376.10
Profit	3,376.10
Replacement Cost Value	\$40,512.86
Net Claim	\$40,512.86

Advanced Restoration Solutions, LLC.



Recap of Taxes, Overhead and Profit

	Overhead (10%)	Profit (10%)	Material Sales Tax (6%)	Manuf. Home Tax (6%)	Storage Tax (6%)
Line Items	3,376.10	3,376.10	605.37	0.00	0.00
Total	3,376.10	3,376.10	605.37	0.00	0.00



Recap by Room

Estimate: TRIO-RESIDENTIAL

Area: SKETCH2

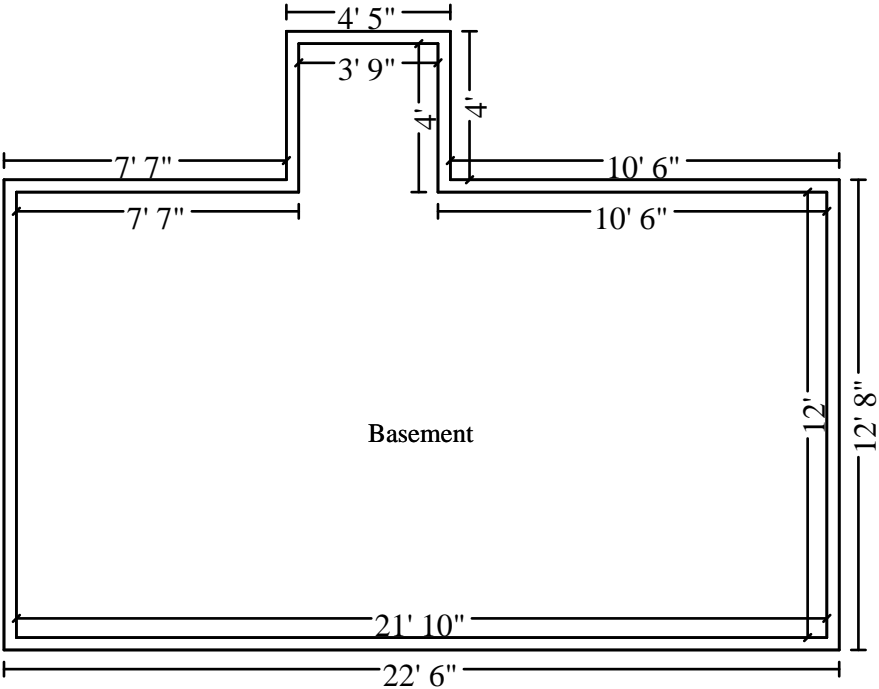
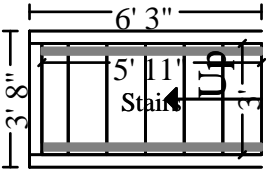
Area: Exterior

Dwelling Roof	21,087.32	63.60%
Front Elevation	2,317.14	6.99%
Rear Elevation	3,770.23	11.37%
Left Elevation	5,221.99	15.75%
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Area Subtotal: Exterior	32,396.68	97.71%
Debris Removal	665.54	2.01%
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Area Subtotal: SKETCH2	33,062.22	99.72%
Labor Minimums Applied	93.07	0.28%
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Subtotal of Areas	33,155.29	100.00%
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Total	33,155.29	100.00%



Recap by Category

O&P Items	Total	%
CLEANING	378.00	0.93%
GENERAL DEMOLITION	4,891.84	12.07%
ELECTRICAL	31.98	0.08%
FRAMING & ROUGH CARPENTRY	4,411.20	10.89%
LIGHT FIXTURES	428.04	1.06%
PAINTING	1,165.68	2.88%
ROOFING	14,351.23	35.42%
SIDING	5,520.63	13.63%
SOFFIT, FASCIA, & GUTTER	1,976.69	4.88%
O&P Items Subtotal	33,155.29	81.84%
Material Sales Tax	605.37	1.49%
Overhead	3,376.10	8.33%
Profit	3,376.10	8.33%
Total	40,512.86	100.00%



Basement

