

TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC
C/O PORTER BOOKKEEPING
1811 ENGLEWOOD RD #262
ENGLEWOOD, FL 34223-1822



Scan to View Claim



Claim Number: 001-00-339398



Citizens Claims

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Jacksonville, Florida 32245-9700
Phone: (866) 411-2742
Fax: (888) 392-6739
email: claims.communications@citizensfla.com

Insured: TIKI ON THE BAY RESORT CONDOMINIUM
ASSOCIATION INC
Property: 470 S MCCALL RD
ENGLEWOOD, FL 34223-3629
Home: 470 S MCCALL RD
ENGLEWOOD, FL 34223-3629

Claim Rep.: Deborah J Barker **E-mail:** claims.
communications@citizensfla.com

Estimator: Dustin Sturdevant **E-mail:** claims.
communications@citizensfla.com

Claim Number: 001-00-339398 **Policy Number:** 03299880 **Type of Loss:** Wind

Date Contacted: 10/2/2022 7:32 PM Date Received: 9/30/2022 2:00 AM
Date of Loss: 9/28/2022 2:00 AM Date Entered: 10/2/2022 1:39 PM
Date Inspected: 10/7/2022 9:15 AM
Date Est. Completed: 10/26/2022 12:39 AM

Price List: FLSR8X_OCT22
Estimate: Restoration/Service/Remodel
TIKI ON THE BAY RES2



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Dear TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC,

Enclosed is a repair estimate from Citizens Property Insurance Corporation.

THIS ESTIMATE REPRESENTS OUR CURRENT EVALUATION OF THE COVERED DAMAGES TO YOUR INSURED PROPERTY AND MAY BE REVISED AS WE CONTINUE TO EVALUATE YOUR CLAIM. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.

If you need to contact us, please do so by one of the following methods:

Email: claims.communications@citizensfla.com
U.S. Mail: Citizens Property Insurance Corporation
P.O. Box 19700
Jacksonville, FL 32245-9700
Fax: 888.392.6739
Call: 866.411.2742

Be sure to include the claim number and policyholder name on each sheet of paperwork submitted.

If you obtain an estimate from a contractor that is greater than the enclosed estimate or additional damages are found, prior to signing any contracts or proceeding with the work, you must send the contractor's itemized estimate to Citizens for review. Citizens must have the opportunity to evaluate any supplemental request prior to work being done for any supplemental consideration to be given.

In addition, if code upgrades for the repair of covered damages are required by the local building authorities, and if your policy provides coverage for Ordinance and Law, please forward the documentation from them to Citizens for consideration. Ordinance and Law expenses must be incurred before they are payable under your policy.

The property owner must authorize repairs, and neither the adjuster or appraiser, if any, may authorize or guaranty repairs. Citizens assumes no responsibility for the quality of repairs that might be made.

In accordance with your policy, if a payment is made on the claim, your mortgage company or lien holder may be included as a payee. Since each company has different procedures for endorsing an insurance payment, we suggest you contact the mortgage company or lien holder directly to determine its endorsement process.

Please feel free to contact us if we can be of further assistance.

Any person who, knowingly and with the intent to injure, defraud, or deceive any insurer files a statement of claim or application containing any false, incomplete, or misleading information is guilty of a felony in the third degree. (Section 817.234(1)(b), Florida Statutes).





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TIKI_ON_THE_BAY_RES2

LOC1:BLDG1-(1)STORY (2)UNIT FRAME CONDO Units1&2

Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
1. Tear off, haul and dispose of comp. shingles - Laminated									
13.93 SQ	78.84	0.00	219.64	1,317.88	8/30 yrs	Avg.	NA	(0.00)	1,317.88
2. Tear off, haul and dispose of modified bitumen roofing									
0.32 SQ	72.83	0.00	4.66	27.97	8/20 yrs	Avg.	NA	(0.00)	27.97
3. Laminated - High grd - comp. shingle rfg. - w/out felt									
16.33 SQ	346.98	182.77	1,133.24	6,982.19	8/40 yrs	Avg.	20%	(522.20)	6,459.99
4. Modified bitumen roof - hot mopped									
0.32 SQ	494.56	3.00	31.66	192.92	8/20 yrs	Avg.	40%	(17.16)	175.76
5. Roofing felt - synthetic underlayment									
14.25 SQ	55.72	18.36	158.80	971.17	8/20 yrs	Avg.	40%	(104.94)	866.23
6. Drip edge									
175.00 LF	3.56	14.82	124.60	762.42	8/35 yrs	Avg.	22.86%	(48.40)	714.02
7. Hip / Ridge cap - Standard profile - composition shingles									
131.00 LF	6.60	20.91	172.92	1,058.43	8/30 yrs	Avg.	26.67%	(79.65)	978.78
8. Flashing - pipe jack - lead									
1.00 EA	93.51	3.26	18.70	115.47	8/35 yrs	Avg.	22.86%	(10.65)	104.82
9. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
10. R&R Roof vent - off ridge type - 4'									
4.00 EA	188.17	15.55	150.52	918.75	8/35 yrs	Avg.	22.86%	(50.79)	867.96
11. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		270.32	2,036.80	13,075.22				844.40	12,230.82

Exterior Elevations

Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
12. R&R Fascia - metal - 8"									
21.00 LF	6.61	4.62	27.76	171.19	0/50 yrs	Avg.	0%	(0.00)	171.19
13. Gutter / downspout - Detach & reset									
19.50 LF	3.67	0.00	14.32	85.89	0/NA	Avg.	0%	(0.00)	85.89
- Gutters									



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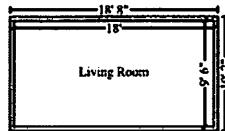
CONTINUED - Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Totals: Front Elevation		4.62	42.08	257.08				0.00	257.08
Total: Exterior Elevations		4.62	42.08	257.08				0.00	257.08
Total: Exterior		274.94	2,078.88	13,332.30				844.40	12,487.90



Interior

Unit 2



Living Room

Height: 8'

440.00 SF Walls	171.00 SF Ceiling
611.00 SF Walls & Ceiling	171.00 SF Floor
19.00 SY Flooring	55.00 LF Floor Perimeter
55.00 LF Ceil. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
14. R&R 5/8" drywall - hung, taped, floated, ready for paint									
171.00 SF	3.62	8.50	123.80	751.32	8/150 yrs	Avg.	5.33%	(6.48)	744.84
15. R&R Batt insulation - 10" - R30 - paper / foil faced									
171.00 SF	2.20	15.08	75.24	466.52	8/150 yrs	Avg.	5.33%	(11.49)	455.03
16. Crown molding - Detach & reset									
55.00 LF	4.99	0.08	54.90	329.43	0/NA	Avg.	0%	(0.00)	329.43
17. Paint crown molding - one coat									
55.00 LF	1.13	0.50	12.44	75.09	8/15 yrs	Avg.	53.33%	(3.81)	71.28
18. Ceiling fan - Detach & reset									
1.00 EA	228.71	0.00	45.74	274.45	0/NA	Avg.	0%	(0.00)	274.45
19. Smoke detector - Detach & reset									
1.00 EA	62.19	0.00	12.44	74.63	0/NA	Avg.	0%	(0.00)	74.63
20. Seal the ceiling w/PVA primer - one coat									
171.00 SF	0.65	0.72	22.24	134.11	8/15 yrs	Avg.	53.33%	(5.47)	128.64
21. Paint the ceiling - two coats									
171.00 SF	1.13	3.71	38.64	235.58	8/15 yrs	Avg.	53.33%	(28.27)	207.31
22. Paint part of the walls - one coat									
220.00 SF	0.76	2.62	33.44	203.26	8/15 yrs	Avg.	53.33%	(19.95)	183.31

TIKI_ON_THE_BAY_RES2

10/26/2022

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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
23. Mask and prep for paint - plastic, paper, tape (per LF)									
55.00 LF	1.54	1.04	16.94	102.68	8/15 yrs	Avg.	53.33%	(7.92)	94.76
24. Floor protection - self-adhesive plastic film									
171.00 SF	0.70	1.68	23.94	145.32	8/15 yrs	Avg.	53.33%	(12.77)	132.55
25. Final cleaning - construction - Commercial									
171.00 SF	0.24	0.00	8.20	49.24	0/NA	Avg.	0%	(0.00)	49.24
26. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
- WATER MITIGATION									
27. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
28. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
29. Apply anti-microbial agent to the ceiling									
171.00 SF	0.32	0.60	0.00	55.32	0/NA	Avg.	0%	(0.00)	55.32
Totals: Living Room		34.53	482.34	3,331.58				96.16	3,235.42
Total: Unit 2		34.53	482.34	3,331.58				96.16	3,235.42
Total: Interior		34.53	482.34	3,331.58				96.16	3,235.42

Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
30. Dumpster load - Approx. 12 yards, 1-3 tons of debris									
1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg.	NA	(0.00)	414.00
31. Taxes, insurance, permits & fees (Bid Item)									
1.00 EA	636.22	0.00	0.00	636.22	0/NA	Avg.	0%	(0.00)	636.22
- Permit fees calculated using 0.045 x's \$14,138.19 line-item total									
Totals: Miscellaneous		0.00	69.00	1,050.22				0.00	1,050.22



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Total: LOC1:BLDG1-(1) STORY (2)UNIT FRAME CONDO Units1&2	309.47	2,630.22	17,714.10	940.56	16,773.54
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LOC1:BLDG2-(1)STORY (2)UNIT FRAME CONDO Units3&4



Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
32. Tear off, haul and dispose of comp. shingles - Laminated									
14.14 SQ	78.84	0.00	222.96	1,337.76	8/30 yrs	Avg.	NA	(0.00)	1,337.76
33. Laminated - High grd - comp. shingle rfg. - w/out felt									
16.33 SQ	346.98	182.77	1,133.24	6,982.19	8/40 yrs	Avg.	20%	(522.20)	6,459.99
34. Roofing felt - synthetic underlayment									
14.25 SQ	55.72	18.36	158.80	971.17	8/20 yrs	Avg.	40%	(104.94)	866.23
35. Drip edge									
172.00 LF	3.56	14.57	122.46	749.35	8/35 yrs	Avg.	22.86%	(47.57)	701.78
36. Hip / Ridge cap - Standard profile - composition shingles									
131.00 LF	6.60	20.91	172.92	1,058.43	8/30 yrs	Avg.	26.67%	(79.65)	978.78
37. Flashing - pipe jack - lead									
1.00 EA	93.51	3.26	18.70	115.47	8/35 yrs	Avg.	22.86%	(10.65)	104.82
38. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
39. R&R Roof vent - off ridge type - 4'									
4.00 EA	188.17	15.55	150.52	918.75	8/35 yrs	Avg.	22.86%	(50.79)	867.96
40. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		267.07	2,001.66	12,861.14				826.41	12,034.73

Exterior Elevations

Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
41. R&R Fascia - metal - 8"									
60.25 LF	6.61	13.24	79.64	491.13	0/50 yrs	Avg.	0%	(0.00)	491.13
42. Soffit - vinyl									
120.50 SF	5.02	19.15	120.98	745.04	0/50 yrs	Avg.	0%	(0.00)	745.04



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CONTINUED - Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
43. R&R Gutter / downspout - aluminum - up to 5"									
23.75 LF 9.04 8.58 42.94 266.23 0/25 yrs Avg. 0% (0.00) 266.23									
- Gutters									
44. R&R Siding trim - 1" x 2" fir re-sawn									
8.00 LF 4.39 0.34 7.02 42.48 0/100 yrs Avg. 0% (0.00) 42.48									
45. Tree - removal and disposal - per hour including equipment									
6.00 HR 108.90 0.00 130.68 784.08 0/NA Avg. NA (0.00) 784.08									
- Remove the wind-felled tree from against the front elevation/front roof slope and drop on the ground. This charge does not included any allowance for tree debris removal/disposal.									
Totals: Front Elevation			41.31	381.26	2,328.96			0.00	2,328.96

Back Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
46. R&R Fascia - metal - 8"									
55.00 LF 6.61 12.09 72.72 448.36 8/50 yrs Avg. 16% (27.63) 420.73									
47. Soffit - vinyl									
110.00 SF 5.02 17.48 110.44 680.12 8/50 yrs Avg. 16% (39.95) 640.17									
48. R&R Gutter / downspout - aluminum - up to 5"									
55.00 LF 9.04 19.87 99.44 616.51 0/25 yrs Avg. 0% (0.00) 616.51									
- Gutters									
Totals: Back Elevation			49.44	282.60	1,744.99			67.58	1,677.41

Left Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
49. R&R Fascia - metal - 8"									
15.00 LF 6.61 3.30 19.84 122.29 8/50 yrs Avg. 16% (7.54) 114.75									
50. Soffit - vinyl									
30.00 SF 5.02 4.77 30.12 185.49 8/50 yrs Avg. 16% (10.90) 174.59									
Totals: Left Elevation			8.07	49.96	307.78			18.44	289.34

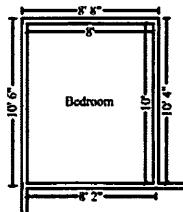


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Total: Exterior Elevations	98.82	713.82	4,381.73	86.02	4,295.71
Total: Exterior	365.89	2,715.48	17,242.87	912.43	16,330.44

Interior
Unit 3



Bedroom	Height: 8'
288.00 SF Walls	80.00 SF Ceiling
368.00 SF Walls & Ceiling	80.00 SF Floor
8.89 SY Flooring	36.00 LF Floor Perimeter
36.00 LF Cel. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
51. R&R 5/8" drywall - hung, taped, floated, ready for paint									
12.00 SF	3.62	0.60	8.68	52.72	0/150 yrs	Avg.	0%	(0.00)	52.72
52. R&R Batt insulation - 10" - R30 - paper / foil faced									
12.00 SF	2.20	1.06	5.28	32.74	0/150 yrs	Avg.	0%	(0.00)	32.74
53. Crown molding - Detach & reset									
20.00 LF	4.99	0.03	19.96	119.79	0/NA	Avg.	0%	(0.00)	119.79
54. Paint crown molding - one coat									
36.00 LF	1.13	0.33	8.14	49.15	8/15 yrs	Avg.	53.33%	(2.50)	46.65
55. Seal part of the ceiling w/PVA primer - one coat									
12.00 SF	0.65	0.05	1.56	9.41	8/15 yrs	Avg.	53.33%	(0.38)	9.03
56. Paint the ceiling - two coats									
80.00 SF	1.13	1.74	18.08	110.22	8/15 yrs	Avg.	53.33%	(13.23)	96.99
57. Paint part of the walls - one coat									
144.00 SF	0.76	1.71	21.88	133.03	8/15 yrs	Avg.	53.33%	(13.06)	119.97
58. Mask and cover large ornate light fixture									
1.00 EA	35.98	0.05	7.20	43.23	8/15 yrs	Avg.	53.33%	(0.41)	42.82
59. Mask and prep for paint - plastic, paper, tape (per LF)									
36.00 LF	1.54	0.68	11.08	67.20	8/15 yrs	Avg.	53.33%	(5.18)	62.02
60. Floor protection - self-adhesive plastic film									
80.00 SF	0.70	0.78	11.20	67.98	8/15 yrs	Avg.	53.33%	(5.97)	62.01
61. Final cleaning - construction - Commercial									
80.00 SF	0.24	0.00	3.84	23.04	0/NA	Avg.	0%	(0.00)	23.04
62. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27

WATER MITIGATION

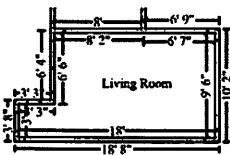


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CONTINUED - Bedroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
63. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
64. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
65. Apply anti-microbial agent to part of the ceiling									
12.00 SF	0.32	0.04	0.00	3.88	0/NA	Avg.	0%	(0.00)	3.88
Totals: Bedroom		7.07	131.28	1,147.02				40.73	1,106.29



Living Room

Height: 8'

440.00 SF Walls 149.88 SF Ceiling
 589.88 SF Walls & Ceiling 149.88 SF Floor
 16.65 SY Flooring 55.00 LF Floor Perimeter
 55.00 LF Cel. Perimeter

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
66. R&R 5/8" drywall - hung, taped, floated, ready for paint									
10.00 SF	3.62	0.50	7.24	43.94	0/150 yrs	Avg.	0%	(0.00)	43.94
67. R&R Batt insulation - 10" - R30 - paper / foil faced									
10.00 SF	2.20	0.88	4.40	27.28	0/150 yrs	Avg.	0%	(0.00)	27.28
68. Crown molding - Detach & reset									
20.00 LF	4.99	0.03	19.96	119.79	0/NA	Avg.	0%	(0.00)	119.79
69. Paint crown molding - one coat									
55.00 LF	1.13	0.50	12.44	75.09	8/15 yrs	Avg.	53.33%	(3.81)	71.28
70. Seal part of the ceiling w/PVA primer - one coat									
10.00 SF	0.65	0.04	1.30	7.84	8/15 yrs	Avg.	53.33%	(0.32)	7.52
71. Paint part of the ceiling - two coats									
74.94 SF	1.13	1.63	16.94	103.25	8/15 yrs	Avg.	53.33%	(12.39)	90.86
72. Paint the walls - one coat									
440.00 SF	0.76	5.24	66.88	406.52	8/15 yrs	Avg.	53.33%	(39.89)	366.63
73. Mask and prep for paint - plastic, paper, tape (per LF)									
55.00 LF	1.54	1.04	16.94	102.68	8/15 yrs	Avg.	53.33%	(7.92)	94.76

TIKI_ON_THE_BAY_RES2

10/26/2022

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Citizens Claims

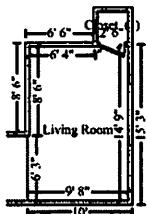
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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
74. Floor protection - self-adhesive plastic film									
149.88 SF	0.70	1.47	20.98	127.37	8/15 yrs	Avg.	53.33%	(11.19)	116.18
75. Final cleaning - construction - Commercial									
149.88 SF	0.24	0.00	7.20	43.17	0/NA	Avg.	0%	(0.00)	43.17
76. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
77. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
78. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
79. Apply anti-microbial agent to part of the ceiling									
10.00 SF	0.32	0.04	0.00	3.24	0/NA	Avg.	0%	(0.00)	3.24
Totals: Living Room		11.37	188.66	1,494.80				75.52	1,419.28
Total: Unit 3		18.44	319.94	2,641.82				116.25	2,525.57

Unit 4



Living Room

Height: 8'

339.33 SF Walls	141.17 SF Ceiling
480.50 SF Walls & Ceiling	141.17 SF Floor
15.69 SY Flooring	42.42 LF Floor Perimeter
42.42 LF Ceil. Perimeter	

Missing Wall

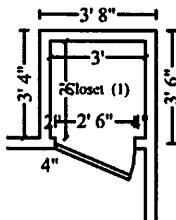
6' 3" X 8'

Opens into KITCHEN2



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Subroom: Closet (1)

Height: 8'

96.00 SF Walls	9.00 SF Ceiling
105.00 SF Walls & Ceiling	9.00 SF Floor
1.00 SY Flooring	12.00 LF Floor Perimeter
12.00 LF Ceil. Perimeter	

Door

2' 6" X 6' 8"

Opens into LIVING_ROOM2

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
80. R&R 5/8" drywall - hung, taped, floated, ready for paint									
150.17 SF	3.62	7.46	108.72	659.80	8/150 yrs	Avg.	5.33%	(5.69)	654.11
81. R&R Batt insulation - 10" - R30 - paper / foil faced									
150.17 SF	2.20	13.24	66.08	409.69	8/150 yrs	Avg.	5.33%	(10.09)	399.60
82. R&R T & G paneling - knotty pine paneling (unfinished)									
150.17 SF	7.31	26.49	219.56	1,343.80	8/150 yrs	Avg.	5.33%	(20.18)	1,323.62
83. Crown molding - Detach & reset									
54.42 LF	4.99	0.08	54.32	325.96	0/NA	Avg.	0%	(0.00)	325.96
84. Paint crown molding - one coat									
54.42 LF	1.13	0.49	12.30	74.28	8/15 yrs	Avg.	53.33%	(3.77)	70.51
85. Seal the ceiling w/PVA primer - one coat									
150.17 SF	0.65	0.63	19.52	117.76	8/15 yrs	Avg.	53.33%	(4.81)	112.95
86. Paint the ceiling - two coats									
150.17 SF	1.13	3.26	33.94	206.89	8/15 yrs	Avg.	53.33%	(24.83)	182.06
87. Paint part of the walls - one coat									
217.67 SF	0.76	2.59	33.08	201.10	8/15 yrs	Avg.	53.33%	(19.74)	181.36
88. Mask and prep for paint - plastic, paper, tape (per LF)									
54.42 LF	1.54	1.03	16.76	101.60	8/15 yrs	Avg.	53.33%	(7.84)	93.76
89. Floor protection - self-adhesive plastic film									
150.17 SF	0.70	1.47	21.02	127.61	8/15 yrs	Avg.	53.33%	(11.21)	116.40
90. Final cleaning - construction - Commercial									
150.17 SF	0.24	0.00	7.20	43.24	0/NA	Avg.	0%	(0.00)	43.24
91. Ceiling fan - Detach & reset									
1.00 EA	228.71	0.00	45.74	274.45	0/NA	Avg.	0%	(0.00)	274.45
92. Cold air return cover - Detach & reset									
1.00 EA	25.77	0.00	5.16	30.93	0/NA	Avg.	0%	(0.00)	30.93
93. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
94. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27

WATER MITIGATION

95. Dehumidifier (per 24 hour period) - No monitoring

3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
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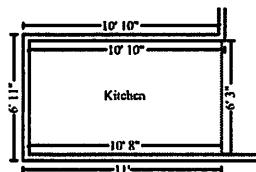
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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
- 1 dehumidifier @ 3 days each									
96. Air mover axial fan (per 24 hour period) - No monitoring	6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00) 175.50
- 2 fans @ 3 days each									
97. Apply anti-microbial agent to the ceiling	150.17 SF	0.32	0.53	0.00	48.58	0/NA	Avg.	0%	(0.00) 48.58
Totals: Living Room		57.27	661.56	4,422.98				108.16	4,314.82



Kitchen

Height: 8'

222.00 SF Walls
 288.67 SF Walls & Ceiling
 7.41 SY Flooring
 27.75 LF Ceil. Perimeter

Missing Wall

6' 3" X 8"

Opens into LIVING_ROOM2

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
98. R&R T & G paneling - knotty pine paneling (unfinished)									
66.67 SF	7.31	11.76	97.46	596.58	8/150 yrs	Avg.	5.33%	(8.96)	587.62
99. Ceiling fan - Detach & reset									
1.00 EA	228.71	0.00	45.74	274.45	0/NA	Avg.	0%	(0.00)	274.45
100. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
101. Crown molding - Detach & reset									
27.75 LF	4.99	0.04	27.70	166.21	0/NA	Avg.	0%	(0.00)	166.21
102. Paint crown molding - one coat									
27.75 LF	1.13	0.25	6.28	37.89	8/15 yrs	Avg.	53.33%	(1.92)	35.97
103. Seal the ceiling w/PVA primer - one coat									
66.67 SF	0.65	0.28	8.66	52.28	8/15 yrs	Avg.	53.33%	(2.13)	50.15
104. Paint the ceiling - two coats									
66.67 SF	1.13	1.45	15.06	91.85	8/15 yrs	Avg.	53.33%	(11.02)	80.83
105. Paint part of the walls - one coat									
111.00 SF	0.76	1.32	16.88	102.56	8/15 yrs	Avg.	53.33%	(10.06)	92.50



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CONTINUED - Kitchen

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
106. Mask and prep for paint - plastic, paper, tape (per LF)									
27.75 LF	1.54	0.52	8.54	51.80	8/15 yrs	Avg.	53.33%	(4.00)	47.80
107. Floor protection - self-adhesive plastic film									
66.67 SF	0.70	0.65	9.34	56.66	8/15 yrs	Avg.	53.33%	(4.98)	51.68
108. Final cleaning - construction - Commercial									
66.67 SF	0.24	0.00	3.20	19.20	0/NA	Avg.	0%	(0.00)	19.20
109. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
Totals: Kitchen		16.27	257.02	1,558.41				43.07	1,515.34
Total: Unit 4		73.54	918.58	5,981.39				151.23	5,830.16
Total: Interior		91.98	1,238.52	8,623.21				267.48	8,355.73

Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
110. Dumpster load - Approx. 12 yards, 1-3 tons of debris									
1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg.	NA	(0.00)	414.00
111. Taxes, insurance, permits & fees (Bid Item)									
1.00 EA	980.96	0.00	0.00	980.96	0/NA	Avg.	0%	(0.00)	980.96
- Permit fees calculated using 0.045 x's \$21,799.21 line-item total									
Totals: Miscellaneous		0.00	69.00	1,394.96				0.00	1,394.96
Total: LOC1:BLDG2-(1) STORY (2)UNIT FRAME CONDO Units3&4		457.87	4,023.00	27,261.04				1,179.91	26,081.13

LOC1:BLDG3-(1)STORY (2)UNIT FRAME CONDO Units5&6

Exterior

Roof



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QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
112. Tear off, haul and dispose of comp. shingles - Laminated									
14.50 SQ	78.84	0.00	228.64	1,371.82	8/30 yrs	Avg.	NA	(0.00)	1,371.82
113. Tear off, haul and dispose of modified bitumen roofing									
0.34 SQ	72.83	0.00	4.96	29.72	8/20 yrs	Avg.	NA	(0.00)	29.72
114. Laminated - High grd - comp. shingle rfg. - w/out felt									
17.00 SQ	346.98	190.27	1,179.74	7,268.67	8/40 yrs	Avg.	20%	(543.63)	6,725.04
115. Modified bitumen roof - hot mopped									
0.34 SQ	494.56	3.19	33.64	204.98	8/20 yrs	Avg.	40%	(18.24)	186.74
116. Roofing felt - synthetic underlayment									
14.84 SQ	55.72	19.12	165.38	1,011.38	8/20 yrs	Avg.	40%	(109.28)	902.10
117. Drip edge									
184.00 LF	3.56	15.58	131.00	801.62	8/35 yrs	Avg.	22.86%	(50.89)	750.73
118. Hip / Ridge cap - Standard profile - composition shingles									
131.00 LF	6.60	20.91	172.92	1,058.43	8/30 yrs	Avg.	26.67%	(79.65)	978.78
119. Flashing - pipe jack - lead									
1.00 EA	93.51	3.26	18.70	115.47	8/35 yrs	Avg.	22.86%	(10.65)	104.82
120. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
121. R&R Roof vent - off ridge type - 4'									
4.00 EA	188.17	15.55	150.52	918.75	8/35 yrs	Avg.	22.86%	(50.79)	867.96
122. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		279.53	2,107.56	13,508.86				873.74	12,635.12

Exterior Elevations

Right Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
123. R&R Siding - hardboard panel - paint grade									
32.00 SF	3.56	3.88	22.78	140.58	0/150 yrs	Avg.	0%	(0.00)	140.58
Totals: Right Elevation		3.88	22.78	140.58				0.00	140.58

Back Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
124. Reglaze window, 1 - 9 sf									
1.00 EA	87.07	2.96	17.42	107.45	0/18 yrs	Avg.	0%	(0.00)	107.45



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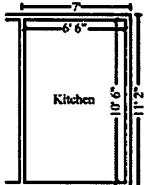
QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Totals: Back Elevation		2.96	17.42	107.45				0.00	107.45

Total: Exterior Elevations **6.84** **40.20** **248.03** **0.00** **248.03**

Total: Exterior **286.37** **2,147.76** **13,756.89** **873.74** **12,883.15**

Interior

Unit 5



Kitchen

Height: 8'

272.00 SF Walls	68.25 SF Ceiling
340.25 SF Walls & Ceiling	68.25 SF Floor
7.58 SY Flooring	34.00 LF Floor Perimeter
34.00 LF Cel. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
125. R&R 5/8" drywall - hung, taped, floated, ready for paint									
68.25 SF	3.62	3.39	49.42	299.88	8/150 yrs	Avg.	5.33%	(2.58)	297.30
126. R&R Batt insulation - 10" - R30 - paper / foil faced									
68.25 SF	2.20	6.02	30.04	186.21	8/150 yrs	Avg.	5.33%	(4.59)	181.62
127. Crown molding - Detach & reset									
34.00 LF	4.99	0.05	33.94	203.65	0/NA	Avg.	0%	(0.00)	203.65
128. Paint crown molding - one coat									
34.00 LF	1.13	0.31	7.68	46.41	8/15 yrs	Avg.	53.33%	(2.36)	44.05
129. Seal the ceiling w/PVA primer - one coat									
68.25 SF	0.65	0.29	8.88	53.53	8/15 yrs	Avg.	53.33%	(2.18)	51.35
130. Paint the ceiling - two coats									
68.25 SF	1.13	1.48	15.42	94.02	8/15 yrs	Avg.	53.33%	(11.28)	82.74
131. Paint part of the walls - one coat									
136.00 SF	0.76	1.62	20.68	125.66	8/15 yrs	Avg.	53.33%	(12.33)	113.33
132. Mask and prep for paint - plastic, paper, tape (per LF)									
34.00 LF	1.54	0.64	10.48	63.48	8/15 yrs	Avg.	53.33%	(4.90)	58.58
133. Floor protection - self-adhesive plastic film									
68.25 SF	0.70	0.67	9.56	58.01	8/15 yrs	Avg.	53.33%	(5.10)	52.91



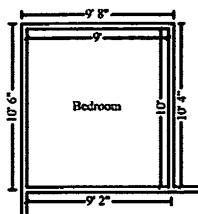
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CONTINUED - Kitchen

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
134. Final cleaning - construction - Commercial									
68.25 SF	0.24	0.00	3.28	19.66	0/NA	Avg.	0%	(0.00)	19.66
WATER MITIGATION									
136. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
137. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
138. Apply anti-microbial agent to the ceiling									
68.25 SF	0.32	0.24	0.00	22.08	0/NA	Avg.	0%	(0.00)	22.08
Totals: Kitchen		14.71	203.76	1,607.22				45.32	1,561.90



Bedroom

Height: 8'

304.00 SF Walls	90.00 SF Ceiling
394.00 SF Walls & Ceiling	90.00 SF Floor
10.00 SY Flooring	38.00 LF Floor Perimeter
38.00 LF Ceil. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
139. R&R 5/8" drywall - hung, taped, floated, ready for paint									
90.00 SF	3.62	4.47	65.16	395.43	8/150 yrs	Avg.	5.33%	(3.41)	392.02
140. R&R Batt insulation - 10" - R30 - paper / foil faced									
90.00 SF	2.20	7.94	39.60	245.54	8/150 yrs	Avg.	5.33%	(6.05)	239.49
141. R&R Ceiling fan & light									
1.00 EA	403.69	8.93	80.74	493.36	8/20 yrs	Avg.	40%	(51.00)	442.36
142. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
143. Crown molding - Detach & reset									
38.00 LF	4.99	0.05	37.92	227.59	0/NA	Avg.	0%	(0.00)	227.59

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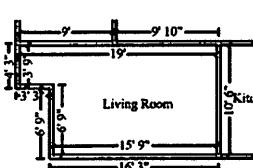
CONTINUED - Bedroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
144. Paint crown molding - one coat									
38.00 LF	1.13	0.35	8.58	51.87	8/15 yrs	Avg.	53.33%	(2.63)	49.24
145. Seal the ceiling w/PVA primer - one coat									
90.00 SF	0.65	0.38	11.70	70.58	8/15 yrs	Avg.	53.33%	(2.88)	67.70
146. Paint the ceiling - two coats									
90.00 SF	1.13	1.95	20.34	123.99	8/15 yrs	Avg.	53.33%	(14.88)	109.11
147. Paint part of the walls - one coat									
152.00 SF	0.76	1.81	23.10	140.43	8/15 yrs	Avg.	53.33%	(13.78)	126.65
148. Mask and prep for paint - plastic, paper, tape (per LF)									
38.00 LF	1.54	0.72	11.70	70.94	8/15 yrs	Avg.	53.33%	(5.47)	65.47
149. R&R Snaplock Laminate - simulated wood flooring									
90.00 SF	8.42	19.72	151.56	929.08	8/25 yrs	Avg.	32%	<90.14>	838.94
150. R&R Underlayment - sound/crack membrane - up to 40 mil									
90.00 SF	3.60	8.44	64.80	397.24	8/15 yrs	Avg.	53.33%	<64.32>	332.92
151. Baseboard - Detach & reset									
38.00 LF	3.71	0.05	28.20	169.23	0/NA	Avg.	0%	(0.00)	169.23
152. Paint baseboard - one coat									
38.00 LF	1.06	0.27	8.06	48.61	8/15 yrs	Avg.	53.33%	(2.03)	46.58
153. Final cleaning - construction - Commercial									
90.00 SF	0.24	0.00	4.32	25.92	0/NA	Avg.	0%	(0.00)	25.92
154. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
155. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
156. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
157. Apply anti-microbial agent to the ceiling									
90.00 SF	0.32	0.32	0.00	29.12	0/NA	Avg.	0%	(0.00)	29.12
<hr/>									
Totals: Bedroom		55.40	573.94	3,876.22				256.59	3,619.63



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Living Room

Height: 8'

472.00 SF Walls	177.56 SF Ceiling
649.56 SF Walls & Ceiling	177.56 SF Floor
19.73 SY Flooring	59.00 LF Floor Perimeter
59.00 LF Ceil. Perimeter	



QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
158. R&R 5/8" drywall - hung, taped, floated, ready for paint									
64.00 SF	3.62	3.18	46.34	281.20	0/150 yrs	Avg.	0%	(0.00)	281.20
159. R&R Batt insulation - 10" - R30 - paper / foil faced									
64.00 SF	2.20	5.64	28.16	174.60	0/150 yrs	Avg.	0%	(0.00)	174.60
160. Crown molding - Detach & reset									
15.75 LF	4.99	0.02	15.72	94.33	0/NA	Avg.	0%	(0.00)	94.33
161. Paint crown molding - one coat									
59.00 LF	1.13	0.54	13.34	80.55	8/15 yrs	Avg.	53.33%	(4.09)	76.46
162. Seal part of the ceiling w/PVA primer - one coat									
64.00 SF	0.65	0.27	8.32	50.19	8/15 yrs	Avg.	53.33%	(2.05)	48.14
163. Paint the ceiling - two coats									
177.56 SF	1.13	3.85	40.12	244.61	8/15 yrs	Avg.	53.33%	(29.36)	215.25
164. Paint part of the walls - one coat									
236.00 SF	0.76	2.81	35.88	218.05	8/15 yrs	Avg.	53.33%	(21.40)	196.65
165. Mask and prep for paint - plastic, paper, tape (per LF)									
59.00 LF	1.54	1.12	18.18	110.16	8/15 yrs	Avg.	53.33%	(8.50)	101.66
166. Mask and cover large ornate light fixture									
1.00 EA	35.98	0.05	7.20	43.23	8/15 yrs	Avg.	53.33%	(0.41)	42.82
167. Floor protection - self-adhesive plastic film									
177.56 SF	0.70	1.74	24.86	150.89	8/15 yrs	Avg.	53.33%	(13.26)	137.63
168. Final cleaning - construction - Commercial									
177.56 SF	0.24	0.00	8.52	51.13	0/NA	Avg.	0%	(0.00)	51.13
169. Cold air return cover - Detach & reset									
1.00 EA	25.77	0.00	5.16	30.93	0/NA	Avg.	0%	(0.00)	30.93
170. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
171. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
- WATER MITIGATION									
172. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
173. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50

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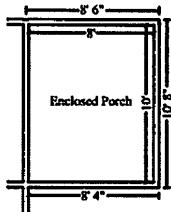
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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
- 2 fans @ 3 days each									
174. Apply anti-microbial agent to part of the ceiling	64.00 SF	0.32	0.22	0.00	20.70	0/NA	Avg.	0%	(0.00) 20.70
Totals: Living Room		19.44	269.96	2,007.86				79.07	1,928.79
Total: Unit 5		89.55	1,047.66	7,491.30				380.98	7,110.32

Unit 6



Enclosed Porch

Height: 8'

288.00 SF Walls	80.00 SF Ceiling
368.00 SF Walls & Ceiling	80.00 SF Floor
8.89 SY Flooring	36.00 LF Floor Perimeter
36.00 LF Ceil. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
175. R&R 5/8" drywall - hung, taped, floated, ready for paint	80.00 SF	3.62	3.98	57.92	351.50	8/150 yrs	Avg.	5.33%	(3.03) 348.47
176. R&R Batt insulation - 10" - R30 - paper / foil faced	80.00 SF	2.20	7.06	35.20	218.26	8/150 yrs	Avg.	5.33%	(5.38) 212.88
177. R&R T & G paneling - knotty pine paneling (unfinished)	80.00 SF	7.31	14.11	116.96	715.87	8/150 yrs	Avg.	5.33%	(10.75) 705.12
178. Crown molding - Detach & reset	36.00 LF	4.99	0.05	35.92	215.61	0/NA	Avg.	0%	(0.00) 215.61
179. Paint crown molding - one coat	36.00 LF	1.13	0.33	8.14	49.15	8/15 yrs	Avg.	53.33%	(2.50) 46.65
180. Seal the ceiling w/PVA primer - one coat	80.00 SF	0.65	0.34	10.40	62.74	8/15 yrs	Avg.	53.33%	(2.56) 60.18
181. Paint the ceiling - two coats	80.00 SF	1.13	1.74	18.08	110.22	8/15 yrs	Avg.	53.33%	(13.23) 96.99
182. Paint part of the walls - one coat	144.00 SF	0.76	1.71	21.88	133.03	8/15 yrs	Avg.	53.33%	(13.06) 119.97
183. Mask and prep for paint - plastic, paper, tape (per LF)	36.00 LF	1.54	0.68	11.08	67.20	8/15 yrs	Avg.	53.33%	(5.18) 62.02

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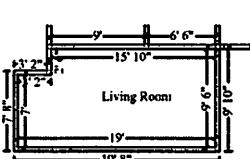


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CONTINUED - Enclosed Porch

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
184. R&R Snaplock Laminate - simulated wood flooring									
80.00 SF	8.42	17.53	134.72	825.85	8/25 yrs	Avg.	32%	<80.13>	745.72
185. R&R Underlayment - sound/crack membrane - up to 40 mil									
80.00 SF	3.60	7.50	57.60	353.10	8/15 yrs	Avg.	53.33%	<57.17>	295.93
186. Baseboard - Detach & reset									
36.00 LF	3.71	0.05	26.72	160.33	0/NA	Avg.	0%	(0.00)	160.33
187. Paint baseboard - one coat									
36.00 LF	1.06	0.25	7.64	46.05	8/15 yrs	Avg.	53.33%	(1.92)	44.13
188. Ceiling fan - Detach & reset									
1.00 EA	228.71	0.00	45.74	274.45	0/NA	Avg.	0%	(0.00)	274.45
189. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
190. Final cleaning - construction - Commercial									
80.00 SF	0.24	0.00	3.84	23.04	0/NA	Avg.	0%	(0.00)	23.04
191. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
192. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
193. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
194. Apply anti-microbial agent to the ceiling									
80.00 SF	0.32	0.28	0.00	25.88	0/NA	Avg.	0%	(0.00)	25.88
<hr/>									
Totals: Enclosed Porch		55.61	610.00	4,089.57				194.91	3,894.66



Living Room

Height: 8'

456.00 SF Walls 172.58 SF Ceiling
 628.58 SF Walls & Ceiling 172.58 SF Floor
 19.18 SY Flooring 57.00 LF Floor Perimeter
 57.00 LF Cel. Perimeter



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QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
195. R&R 5/8" drywall - hung, taped, floated, ready for paint									
172.58 SF	3.62	8.58	124.94	758.26	8/150 yrs	Avg.	5.33%	(6.54)	751.72
196. R&R Batt insulation - 10" - R30 - paper / foil faced									
172.58 SF	2.20	15.22	75.94	470.84	8/150 yrs	Avg.	5.33%	(11.60)	459.24
197. Ceiling fan - Detach & reset									
1.00 EA	228.71	0.00	45.74	274.45	0/NA	Avg.	0%	(0.00)	274.45
198. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
199. Cold air return cover - Detach & reset									
1.00 EA	25.77	0.00	5.16	30.93	0/NA	Avg.	0%	(0.00)	30.93
200. Crown molding - Detach & reset									
57.00 LF	4.99	0.08	56.88	341.39	0/NA	Avg.	0%	(0.00)	341.39
201. Paint crown molding - one coat									
57.00 LF	1.13	0.52	12.88	77.81	8/15 yrs	Avg.	53.33%	(3.95)	73.86
202. Paint the ceiling - two coats									
172.58 SF	1.13	3.75	39.00	237.77	8/15 yrs	Avg.	53.33%	(28.53)	209.24
203. R&R 1/2" drywall - hung, taped, floated, ready for paint									
96.00 SF	3.50	4.37	67.20	407.57	0/150 yrs	Avg.	0%	(0.00)	407.57
204. R&R Batt insulation - 4" - R13 - paper / foil faced									
96.00 SF	1.27	4.37	24.38	150.67	0/150 yrs	Avg.	0%	(0.00)	150.67
205. Seal part of the walls w/PVA primer - one coat									
96.00 SF	0.65	0.40	12.48	75.28	8/15 yrs	Avg.	53.33%	(3.07)	72.21
206. Paint part of the walls - two coats									
228.00 SF	1.13	4.95	51.52	314.11	8/15 yrs	Avg.	53.33%	(37.70)	276.41
207. Mask and prep for paint - plastic, paper, tape (per LF)									
57.00 LF	1.54	1.08	17.56	106.42	8/15 yrs	Avg.	53.33%	(8.21)	98.21
208. Floor protection - self-adhesive plastic film									
172.58 SF	0.70	1.69	24.16	146.66	8/15 yrs	Avg.	53.33%	(12.89)	133.77
209. Final cleaning - construction - Commercial									
172.58 SF	0.24	0.00	8.28	49.70	0/NA	Avg.	0%	(0.00)	49.70
210. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
211. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
212. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
213. Apply anti-microbial agent to the ceiling									
172.58 SF	0.32	0.60	0.00	55.83	0/NA	Avg.	0%	(0.00)	55.83



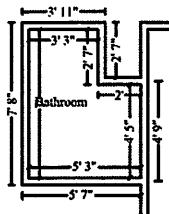
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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
214. Apply anti-microbial agent to part of the walls									
96.00 SF	0.32	0.34	0.00	31.06	0/NA	Avg.	0%	(0.00)	31.06

Totals: Living Room	45.95	584.28	3,986.04		112.49	3,873.55
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Bathroom

Height: 8'

196.00 SF Walls
 31.58 SF Ceiling
 227.58 SF Walls & Ceiling
 31.58 SF Floor
 3.51 SY Flooring
 24.50 LF Floor Perimeter
 24.50 LF Ceil. Perimeter

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
215. R&R 5/8" drywall - hung, taped, floated, ready for paint									
31.58 SF	3.62	1.57	22.86	138.75	8/150 yrs	Avg.	5.33%	(1.20)	137.55
216. R&R Batt insulation - 10" - R30 - paper / foil faced									
31.58 SF	2.20	2.79	13.88	86.15	8/150 yrs	Avg.	5.33%	(2.12)	84.03
217. Crown molding - Detach & reset									
24.50 LF	4.99	0.03	24.46	146.75	0/NA	Avg.	0%	(0.00)	146.75
218. Paint crown molding - one coat									
24.50 LF	1.13	0.22	5.54	33.45	8/15 yrs	Avg.	53.33%	(1.70)	31.75
219. Seal the ceiling w/PVA primer - one coat									
31.58 SF	0.65	0.13	4.10	24.76	8/15 yrs	Avg.	53.33%	(1.01)	23.75
220. Paint the ceiling - two coats									
31.58 SF	1.13	0.69	7.14	43.52	8/15 yrs	Avg.	53.33%	(5.22)	38.30
221. Paint part of the walls - one coat									
98.00 SF	0.76	1.17	14.90	90.55	8/15 yrs	Avg.	53.33%	(8.89)	81.66
222. Mask and prep for paint - plastic, paper, tape (per LF)									
24.50 LF	1.54	0.46	7.54	45.73	8/15 yrs	Avg.	53.33%	(3.53)	42.20
223. Floor protection - self-adhesive plastic film									
31.58 SF	0.70	0.31	4.42	26.84	8/15 yrs	Avg.	53.33%	(2.36)	24.48
224. Final cleaning - construction - Commercial									
31.58 SF	0.24	0.00	1.52	9.10	0/NA	Avg.	0%	(0.00)	9.10
225. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27

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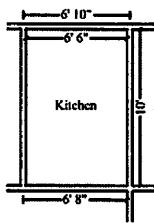


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CONTINUED - Bathroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
WATER MITIGATION									
226. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
227. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
228. Apply anti-microbial agent to the ceiling									
31.58 SF	0.32	0.11	0.00	10.22	0/NA	Avg.	0%	(0.00)	10.22
Totals: Bathroom		7.48	120.74	1,090.45				26.03	1,064.42



Kitchen

Height: 8'

264.00 SF Walls	65.00 SF Ceiling
329.00 SF Walls & Ceiling	65.00 SF Floor
7.22 SY Flooring	33.00 LF Floor Perimeter
33.00 LF Ceil. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
229. R&R 5/8" drywall - hung, taped, floated, ready for paint									
65.00 SF	3.62	3.23	47.06	285.59	8/150 yrs	Avg.	5.33%	(2.46)	283.13
230. R&R Batt insulation - 10" - R30 - paper / foil faced									
65.00 SF	2.20	5.73	28.62	177.35	8/150 yrs	Avg.	5.33%	(4.37)	172.98
231. Crown molding - Detach & reset									
33.00 LF	4.99	0.05	32.94	197.66	0/NA	Avg.	0%	(0.00)	197.66
232. Paint crown molding - one coat									
33.00 LF	1.13	0.30	7.46	45.05	8/15 yrs	Avg.	53.33%	(2.29)	42.76
233. Seal the ceiling w/PVA primer - one coat									
65.00 SF	0.65	0.27	8.46	50.98	8/15 yrs	Avg.	53.33%	(2.08)	48.90
234. Paint the ceiling - two coats									
65.00 SF	1.13	1.41	14.70	89.56	8/15 yrs	Avg.	53.33%	(10.75)	78.81
235. Mask and prep for paint - plastic, paper, tape (per LF)									
33.00 LF	1.54	0.62	10.16	61.60	8/15 yrs	Avg.	53.33%	(4.75)	56.85

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CONTINUED - Kitchen

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
236. R&R Light fixture									
1.00 EA	90.88	2.31	18.18	111.37	8/20 yrs	Avg.	40%	(13.20)	98.17
237. R&R Ductwork - flexible - insulated - 8" round									
12.00 LF	11.93	3.59	28.64	175.39	0/30 yrs	Avg.	0%	(0.00)	175.39
238. R&R Heat/AC register - Mechanically attached									
1.00 EA	29.52	0.63	5.92	36.07	8/25 yrs	Avg.	32%	(2.89)	33.18
239. Cabinetry - upper (wall) units - Detach & reset									
13.00 LF	77.34	0.00	201.08	1,206.50	0/NA	Avg.	0%	(0.00)	1,206.50
240. R&R 1/2" drywall - hung, taped, floated, ready for paint									
4.00 SF	3.50	0.18	2.80	16.98	8/150 yrs	Avg.	5.33%	(0.14)	16.84
241. R&R Batt insulation - 4" - R13 - paper / foil faced									
4.00 SF	1.27	0.18	1.02	6.28	0/150 yrs	Avg.	0%	(0.00)	6.28
242. Seal part of the walls w/PVA primer - one coat									
4.00 SF	0.65	0.02	0.52	3.14	8/15 yrs	Avg.	53.33%	(0.13)	3.01
243. Paint part of the walls - one coat									
132.00 SF	0.76	1.57	20.06	121.95	8/15 yrs	Avg.	53.33%	(11.97)	109.98
244. R&R Snaplock Laminate - simulated wood flooring									
65.00 SF	8.42	14.24	109.48	671.02	8/25 yrs	Avg.	32%	<65.10>	605.92
245. R&R Underlayment - sound/crack membrane - up to 40 mil									
65.00 SF	3.60	6.10	46.82	286.92	8/15 yrs	Avg.	53.33%	<46.45>	240.47
246. Baseboard - Detach & reset									
33.00 LF	3.71	0.05	24.48	146.96	0/NA	Avg.	0%	(0.00)	146.96
247. Paint baseboard - one coat									
33.00 LF	1.06	0.23	7.00	42.21	8/15 yrs	Avg.	53.33%	(1.76)	40.45
248. Refrigerator - Remove & reset									
1.00 EA	52.55	0.00	10.52	63.07	0/NA	Avg.	0%	(0.00)	63.07
249. Range - electric - Remove & reset									
1.00 EA	39.42	0.00	7.88	47.30	0/NA	Avg.	0%	(0.00)	47.30
250. Final cleaning - construction - Commercial									
65.00 SF	0.24	0.00	3.12	18.72	0/NA	Avg.	0%	(0.00)	18.72
251. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
252. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									



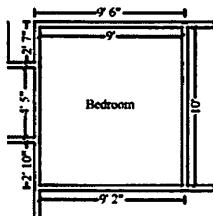


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QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
253. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
254. Apply anti-microbial agent to part of the walls									
4.00 SF	0.32	0.01	0.00	1.29	0/NA	Avg.	0%	(0.00)	1.29
255. Apply anti-microbial agent to the ceiling									
65.00 SF	0.32	0.23	0.00	21.03	0/NA	Avg.	0%	(0.00)	21.03
Totals: Kitchen		40.95	651.30	4,318.62				168.34	4,150.28



Bedroom

Height: 8'

304.00 SF Walls	90.00 SF Ceiling
394.00 SF Walls & Ceiling	90.00 SF Floor
10.00 SY Flooring	38.00 LF Floor Perimeter
38.00 LF Ceil. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
256. R&R 5/8" drywall - hung, taped, floated, ready for paint									
90.00 SF	3.62	4.47	65.16	395.43	8/150 yrs	Avg.	5.33%	(3.41)	392.02
257. R&R Batt insulation - 10" - R30 - paper / foil faced									
90.00 SF	2.20	7.94	39.60	245.54	8/150 yrs	Avg.	5.33%	(6.05)	239.49
258. Crown molding - Detach & reset									
38.00 LF	4.99	0.05	37.92	227.59	0/NA	Avg.	0%	(0.00)	227.59
259. Paint crown molding - one coat									
38.00 LF	1.13	0.35	8.58	51.87	8/15 yrs	Avg.	53.33%	(2.63)	49.24
260. Seal the ceiling w/PVA primer - one coat									
90.00 SF	0.65	0.38	11.70	70.58	8/15 yrs	Avg.	53.33%	(2.88)	67.70
261. Paint the ceiling - two coats									
90.00 SF	1.13	1.95	20.34	123.99	8/15 yrs	Avg.	53.33%	(14.88)	109.11
262. Mask and prep for paint - plastic, paper, tape (per LF)									
38.00 LF	1.54	0.72	11.70	70.94	8/15 yrs	Avg.	53.33%	(5.47)	65.47
263. R&R Ceiling fan & light									
1.00 EA	403.69	8.93	80.74	493.36	8/20 yrs	Avg.	40%	(51.00)	442.36



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CONTINUED - Bedroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
264. R&R Ductwork - flexible - insulated - 8" round									
12.00 LF	11.93	3.59	28.64	175.39	0/30 yrs	Avg.	0%	(0.00)	175.39
265. R&R Heat/AC register - Mechanically attached									
1.00 EA	29.52	0.63	5.92	36.07	8/25 yrs	Avg.	32%	(2.89)	33.18
266. R&R 1/2" drywall - hung, taped, floated, ready for paint									
6.00 SF	3.50	0.27	4.20	25.47	8/150 yrs	Avg.	5.33%	(0.21)	25.26
267. R&R Batt insulation - 4" - R13 - paper / foil faced									
6.00 SF	1.27	0.27	1.52	9.41	0/150 yrs	Avg.	0%	(0.00)	9.41
268. Seal part of the walls w/PVA primer - one coat									
6.00 SF	0.65	0.03	0.78	4.71	8/15 yrs	Avg.	53.33%	(0.19)	4.52
269. Paint part of the walls - one coat									
152.00 SF	0.76	1.81	23.10	140.43	8/15 yrs	Avg.	53.33%	(13.78)	126.65
270. R&R Snaplock Laminate - simulated wood flooring									
90.00 SF	8.42	19.72	151.56	929.08	8/25 yrs	Avg.	32%	<90.14>	838.94
271. R&R Underlayment - sound/crack membrane - up to 40 mil									
90.00 SF	3.60	8.44	64.80	397.24	8/15 yrs	Avg.	53.33%	<64.32>	332.92
272. Baseboard - Detach & reset									
38.00 LF	3.71	0.05	28.20	169.23	0/NA	Avg.	0%	(0.00)	169.23
273. Paint baseboard - one coat									
38.00 LF	1.06	0.27	8.06	48.61	8/15 yrs	Avg.	53.33%	(2.03)	46.58
274. Final cleaning - construction - Commercial									
90.00 SF	0.24	0.00	4.32	25.92	0/NA	Avg.	0%	(0.00)	25.92
275. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
276. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
277. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
278. Apply anti-microbial agent to part of the walls									
6.00 SF	0.32	0.02	0.00	1.94	0/NA	Avg.	0%	(0.00)	1.94
279. Apply anti-microbial agent to the ceiling									
90.00 SF	0.32	0.32	0.00	29.12	0/NA	Avg.	0%	(0.00)	29.12
Totals: Bedroom	60.21	611.22	4,106.55					259.88	3,846.67





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Total: Unit 6	210.20	2,577.54	17,591.23		761.65	16,829.58
Total: Interior	299.75	3,625.20	25,082.53		1,142.63	23,939.90

Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
280. Dumpster load - Approx. 12 yards, 1-3 tons of debris									
1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg.	NA	(0.00)	414.00
281. Taxes, insurance, permits & fees (Bid Item)									
1.00 EA	1,477.14	0.00	0.00	1,477.14	0/NA	Avg.	0%	(0.00)	1,477.14
- Permit fees calculated using 0.045 x's \$32,825.34 line-item total									
Totals: Miscellaneous		0.00	69.00	1,891.14				0.00	1,891.14
Total: LOC1:BLDG3-(1) STORY (2)UNIT FRAME CONDO Units5&6		586.12	5,841.96	40,730.56				2,016.37	38,714.19

LOC1:BLDG4-(1)STORY (2)UNIT FRAME CONDO Units7&8

Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
282. Tear off, haul and dispose of comp. shingles - Laminated									
14.76 SQ	78.84	0.00	232.74	1,396.42	8/30 yrs	Avg.	NA	(0.00)	1,396.42
283. Tear off, haul and dispose of modified bitumen roofing									
0.20 SQ	72.83	0.00	2.92	17.49	8/20 yrs	Avg.	NA	(0.00)	17.49
284. Laminated - High grd - comp. shingle rfg. - w/out felt									
17.00 SQ	346.98	190.27	1,179.74	7,268.67	8/40 yrs	Avg.	20%	(543.63)	6,725.04
285. Modified bitumen roof - hot mopped									
0.20 SQ	494.56	1.88	19.78	120.57	8/20 yrs	Avg.	40%	(10.73)	109.84
286. Roofing felt - synthetic underlayment									
14.96 SQ	55.72	19.28	166.72	1,019.57	8/20 yrs	Avg.	40%	(110.17)	909.40
287. Drip edge									
181.00 LF	3.56	15.33	128.88	788.57	8/35 yrs	Avg.	22.86%	(50.06)	738.51
288. Hip / Ridge cap - Standard profile - composition shingles									
133.00 LF	6.60	21.23	175.56	1,074.59	8/30 yrs	Avg.	26.67%	(80.86)	993.73



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CONTINUED - Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
289. Flashing - pipe jack - lead									
1.00 EA	93.51	3.26	18.70	115.47	8/35 yrs	Avg.	22.86%	(10.65)	104.82
290. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
291. R&R Roof vent - off ridge type - 4'									
4.00 EA	188.17	15.55	150.52	918.75	8/35 yrs	Avg.	22.86%	(50.79)	867.96
292. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		278.45	2,097.62	13,448.12				867.50	12,580.62

Exterior Elevations

Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
293. R&R Fascia - metal - 8"									
10.50 LF	6.61	2.31	13.90	85.62	0/50 yrs	Avg.	0%	(0.00)	85.62
Totals: Front Elevation		2.31	13.90	85.62				0.00	85.62

Right Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
294. R&R Fascia - metal - 8"									
15.00 LF	6.61	3.30	19.84	122.29	8/50 yrs	Avg.	16%	(7.54)	114.75
295. Soffit - vinyl									
30.00 SF	5.02	4.77	30.12	185.49	8/50 yrs	Avg.	16%	(10.90)	174.59
296. Exterior light fixture - Detach & reset									
1.00 EA	95.35	0.00	19.08	114.43	8/NA	Avg.	0%	(0.00)	114.43
297. R&R Siding trim - 1" x 2" fir re-sawn									
8.00 LF	4.39	0.34	7.02	42.48	0/100 yrs	Avg.	0%	(0.00)	42.48
Totals: Right Elevation		8.41	76.06	464.69				18.44	446.25



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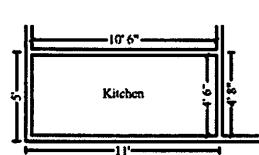
Back Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
298. R&R Fascia - metal - 8"									
6.50 LF	6.61	1.43	8.60	53.00	0/50 yrs	Avg.	0%	(0.00)	53.00
299. Soffit - vinyl									
6.50 SF	5.02	1.03	6.52	40.18	0/50 yrs	Avg.	0%	(0.00)	40.18
300. R&R Exterior door - metal - insulated - flush or panel style									
1.00 EA	518.01	25.76	103.60	647.37	8/100 yrs	Avg.	8%	(29.44)	617.93
301. Door lockset - exterior									
1.00 EA	54.90	2.14	10.98	68.02	8/20 yrs	Avg.	40%	(12.22)	55.80
Totals: Back Elevation		30.36	129.70	808.57				41.66	766.91

Total: Exterior Elevations	41.08	219.66	1,358.88	60.10	1,298.78
Total: Exterior	319.53	2,317.28	14,807.00	927.60	13,879.40

Interior

Unit 7



Kitchen

Height: 8'

240.00 SF Walls	47.25 SF Ceiling
287.25 SF Walls & Ceiling	47.25 SF Floor
5.25 SY Flooring	30.00 LF Floor Perimeter
30.00 LF Cel. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
302. R&R 5/8" drywall - hung, taped, floated, ready for paint									
47.25 SF	3.62	2.35	34.22	207.62	8/150 yrs	Avg.	5.33%	(1.79)	205.83
303. R&R Batt insulation - 10" - R30 - paper / foil faced									
47.25 SF	2.20	4.17	20.78	128.90	8/150 yrs	Avg.	5.33%	(3.18)	125.72
304. R&R Light fixture									
1.00 EA	90.88	2.31	18.18	111.37	8/20 yrs	Avg.	40%	(13.20)	98.17
305. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
306. Crown molding - Detach & reset									
30.00 LF	4.99	0.04	29.94	179.68	0/NA	Avg.	0%	(0.00)	179.68
307. Paint crown molding - one coat									
30.00 LF	1.13	0.27	6.78	40.95	8/15 yrs	Avg.	53.33%	(2.08)	38.87



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CONTINUED - Kitchen

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
308. Seal the ceiling w/PVA primer - one coat									
47.25 SF	0.65	0.20	6.14	37.05	8/15 yrs	Avg.	53.33%	(1.51)	35.54
309. Paint the ceiling - two coats									
47.25 SF	1.13	1.03	10.68	65.10	8/15 yrs	Avg.	53.33%	(7.81)	57.29
310. Mask and prep for paint - plastic, paper, tape (per LF)									
30.00 LF	1.54	0.57	9.24	56.01	8/15 yrs	Avg.	53.33%	(4.32)	51.69
311. Floor protection - self-adhesive plastic film									
47.25 SF	0.70	0.46	6.62	40.16	8/15 yrs	Avg.	53.33%	(3.53)	36.63
312. Paint part of the walls - one coat									
120.00 SF	0.76	1.43	18.24	110.87	8/15 yrs	Avg.	53.33%	(10.88)	99.99
313. Final cleaning - construction - Commercial									
47.25 SF	0.24	0.00	2.26	13.60	0/NA	Avg.	0%	(0.00)	13.60
314. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
315. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
316. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
317. Apply anti-microbial agent to the ceiling									
47.25 SF	0.32	0.17	0.00	15.29	0/NA	Avg.	0%	(0.00)	15.29
Totals: Kitchen		13.00	181.24	1,463.89				48.30	1,415.59



Living Room

Height: 8'

456.00 SF Walls 158.56 SF Ceiling
 614.56 SF Walls & Ceiling 158.56 SF Floor
 17.62 SY Flooring 57.00 LF Floor Perimeter
 57.00 LF Ceil. Perimeter

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
TIKI_ON_THE_BAY_RES2									

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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
318. R&R 5/8" drywall - hung, taped, floated, ready for paint									
158.56 SF	3.62	7.88	114.80	696.67	8/150 yrs	Avg.	5.33%	(6.00)	690.67
319. R&R Batt insulation - 10" - R30 - paper / foil faced									
158.56 SF	2.20	13.99	69.76	432.59	8/150 yrs	Avg.	5.33%	(10.66)	421.93
320. R&R Ceiling fan & light									
1.00 EA	403.69	8.93	80.74	493.36	8/20 yrs	Avg.	40%	(51.00)	442.36
321. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
322. Crown molding - Detach & reset									
57.00 LF	4.99	0.08	56.88	341.39	0/NA	Avg.	0%	(0.00)	341.39
323. Paint crown molding - one coat									
57.00 LF	1.13	0.52	12.88	77.81	8/15 yrs	Avg.	53.33%	(3.95)	73.86
324. Seal the ceiling w/PVA primer - one coat									
158.56 SF	0.65	0.67	20.62	124.35	8/15 yrs	Avg.	53.33%	(5.07)	119.28
325. Paint the ceiling - two coats									
158.56 SF	1.13	3.44	35.84	218.45	8/15 yrs	Avg.	53.33%	(26.22)	192.23
326. R&R 1/2" drywall - hung, taped, floated, ready for paint									
32.00 SF	3.50	1.46	22.40	135.86	0/150 yrs	Avg.	0%	(0.00)	135.86
327. Seal part of the walls w/PVA primer - one coat									
32.00 SF	0.65	0.13	4.16	25.09	8/15 yrs	Avg.	53.33%	(1.02)	24.07
328. R&R T & G paneling - knotty pine paneling (unfinished)									
199.50 SF	7.31	35.19	291.66	1,785.20	8/150 yrs	Avg.	5.33%	(26.81)	1,758.39
329. R&R Chair rail - oversized - 3 1/4"									
57.00 LF	4.61	6.82	52.54	322.13	8/150 yrs	Avg.	5.33%	(5.20)	316.93
330. Paint chair rail - two coats									
57.00 LF	1.64	0.72	18.70	112.90	8/15 yrs	Avg.	53.33%	(5.47)	107.43
331. R&R Baseboard - 3 1/4"									
57.00 LF	5.24	7.62	59.74	366.04	8/150 yrs	Avg.	5.33%	(5.81)	360.23
332. Paint baseboard - two coats									
57.00 LF	1.63	0.68	18.58	112.17	8/15 yrs	Avg.	53.33%	(5.17)	107.00
333. Paint part of the walls - one coat									
228.00 SF	0.76	2.71	34.66	210.65	8/15 yrs	Avg.	53.33%	(20.67)	189.98
334. R&R Batt insulation - 4" - R13 - paper / foil faced									
32.00 SF	1.27	1.46	8.12	50.22	0/150 yrs	Avg.	0%	(0.00)	50.22
335. Mask and prep for paint - plastic, paper, tape (per LF)									
57.00 LF	1.54	1.08	17.56	106.42	8/15 yrs	Avg.	53.33%	(8.21)	98.21
336. Floor protection - self-adhesive plastic film									
158.56 SF	0.70	1.55	22.20	134.74	8/15 yrs	Avg.	53.33%	(11.84)	122.90

TIKI_ON_THE_BAY_RES2

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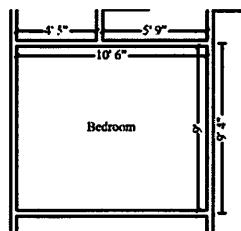
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CONTINUED - Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
337. Final cleaning - construction - Commercial									
158.56 SF	0.24	0.00	7.62	45.67	0/NA	Avg.	0%	(0.00)	45.67
338. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
339. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
340. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
341. Apply anti-microbial agent to the ceiling									
158.56 SF	0.32	0.56	0.00	51.30	0/NA	Avg.	0%	(0.00)	51.30
342. Apply anti-microbial agent to part of the walls									
32.00 SF	0.32	0.11	0.00	10.35	0/NA	Avg.	0%	(0.00)	10.35
Totals: Living Room		95.60	967.62	6,310.65				193.10	6,117.55



Bedroom

Height: 8'

312.00 SF Walls 94.50 SF Ceiling
406.50 SF Walls & Ceiling 94.50 SF Floor
10.50 SY Flooring 39.00 LF Floor Perimeter
39.00 LF Ceil. Perimeter

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
343. R&R 5/8" drywall - hung, taped, floated, ready for paint									
3.00 SF	3.62	0.15	2.18	13.19	0/150 yrs	Avg.	0%	(0.00)	13.19
344. R&R Batt insulation - 10" - R30 - paper / foil faced									
3.00 SF	2.20	0.26	1.32	8.18	0/150 yrs	Avg.	0%	(0.00)	8.18
345. Crown molding - Detach & reset									
10.00 LF	4.99	0.01	9.98	59.89	0/NA	Avg.	0%	(0.00)	59.89
346. Paint crown molding - one coat									
39.00 LF	1.13	0.35	8.82	53.24	8/15 yrs	Avg.	53.33%	(2.70)	50.54

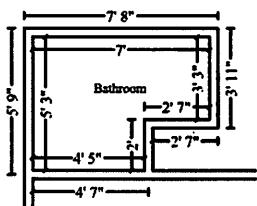


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QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
347. Seal part of the ceiling w/PVA primer - one coat									
3.00 SF	0.65	0.01	0.40	2.36	8/15 yrs	Avg.	53.33%	(0.10)	2.26
348. Paint the ceiling - two coats									
94.50 SF	1.13	2.05	21.36	130.20	8/15 yrs	Avg.	53.33%	(15.62)	114.58
349. Paint part of the walls - one coat									
156.00 SF	0.76	1.86	23.72	144.14	8/15 yrs	Avg.	53.33%	(14.14)	130.00
350. Mask and prep for paint - plastic, paper, tape (per LF)									
39.00 LF	1.54	0.74	12.02	72.82	8/15 yrs	Avg.	53.33%	(5.62)	67.20
351. Floor protection - self-adhesive plastic film									
94.50 SF	0.70	0.93	13.24	80.32	8/15 yrs	Avg.	53.33%	(7.06)	73.26
352. Final cleaning - construction - Commercial									
94.50 SF	0.24	0.00	4.54	27.22	0/NA	Avg.	0%	(0.00)	27.22
353. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
354. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
355. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
356. Apply anti-microbial agent to part of the ceiling									
3.00 SF	0.32	0.01	0.00	0.97	0/NA	Avg.	0%	(0.00)	0.97
Totals: Bedroom		6.37	111.96	1,027.16				45.24	981.92



Bathroom

Height: 8'

196.00 SF Walls	31.58 SF Ceiling
227.58 SF Walls & Ceiling	31.58 SF Floor
3.51 SY Flooring	24.50 LF Floor Perimeter
24.50 LF Cel. Perimeter	

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CONTINUED - Bathroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
357. R&R 5/8" drywall - hung, taped, floated, ready for paint									
2.00 SF	3.62	0.10	1.44	8.78	0/150 yrs	Avg.	0%	(0.00)	8.78
358. R&R Batt insulation - 10" - R30 - paper / foil faced									
2.00 SF	2.20	0.18	0.88	5.46	0/150 yrs	Avg.	0%	(0.00)	5.46
359. Crown molding - Detach & reset									
6.00 LF	4.99	0.01	5.98	35.93	0/NA	Avg.	0%	(0.00)	35.93
360. Paint crown molding - one coat									
24.50 LF	1.13	0.22	5.54	33.45	8/15 yrs	Avg.	53.33%	(1.70)	31.75
361. Seal part of the ceiling w/PVA primer - one coat									
2.00 SF	0.65	0.01	0.26	1.57	8/15 yrs	Avg.	53.33%	(0.06)	1.51
362. Paint the ceiling - two coats									
31.58 SF	1.13	0.69	7.14	43.52	8/15 yrs	Avg.	53.33%	(5.22)	38.30
363. R&R 1/2" drywall - hung, taped, floated, ready for paint									
2.00 SF	3.50	0.09	1.40	8.49	0/150 yrs	Avg.	0%	(0.00)	8.49
364. R&R Batt insulation - 4" - R13 - paper / foil faced									
2.00 SF	1.27	0.09	0.50	3.13	0/150 yrs	Avg.	0%	(0.00)	3.13
365. Seal part of the walls w/PVA primer - one coat									
2.00 SF	0.65	0.01	0.26	1.57	8/15 yrs	Avg.	53.33%	(0.06)	1.51
366. Paint part of the walls - one coat									
98.00 SF	0.76	1.17	14.90	90.55	8/15 yrs	Avg.	53.33%	(8.89)	81.66
367. Mask and prep for paint - plastic, paper, tape (per LF)									
24.50 LF	1.54	0.46	7.54	45.73	8/15 yrs	Avg.	53.33%	(3.53)	42.20
368. Floor protection - self-adhesive plastic film									
31.58 SF	0.70	0.31	4.42	26.84	8/15 yrs	Avg.	53.33%	(2.36)	24.48
369. Final cleaning - construction - Commercial									
31.58 SF	0.24	0.00	1.52	9.10	0/NA	Avg.	0%	(0.00)	9.10
370. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
371. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
372. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
373. Apply anti-microbial agent to part of the walls									
2.00 SF	0.32	0.01	0.00	0.65	0/NA	Avg.	0%	(0.00)	0.65

TIKI_ON_THE_BAY_RES2

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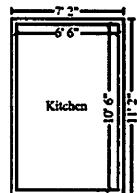
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CONTINUED - Bathroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
374. Apply anti-microbial agent to the ceiling									
31.58 SF	0.32	0.11	0.00	10.22	0/NA	Avg.	0%	(0.00)	10.22
Totals: Bathroom		3.46	66.16	759.62				21.82	737.80
Total: Unit 7		118.43	1,326.98	9,561.32				308.46	9,252.86

Unit 8



Kitchen

Height: 8'

272.00 SF Walls 68.25 SF Ceiling
 340.25 SF Walls & Ceiling 68.25 SF Floor
 7.58 SY Flooring 34.00 LF Floor Perimeter
 34.00 LF Ceil. Perimeter

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
375. R&R 5/8" drywall - hung, taped, floated, ready for paint									
68.25 SF	3.62	3.39	49.42	299.88	8/150 yrs	Avg.	5.33%	(2.58)	297.30
376. R&R Batt insulation - 10" - R30 - paper / foil faced									
68.25 SF	2.20	6.02	30.04	186.21	8/150 yrs	Avg.	5.33%	(4.59)	181.62
377. R&R Light fixture									
1.00 EA	90.88	2.31	18.18	111.37	8/20 yrs	Avg.	40%	(13.20)	98.17
378. Crown molding - Detach & reset									
34.00 LF	4.99	0.05	33.94	203.65	0/NA	Avg.	0%	(0.00)	203.65
379. Paint crown molding - one coat									
34.00 LF	1.13	0.31	7.68	46.41	8/15 yrs	Avg.	53.33%	(2.36)	44.05
380. Seal the ceiling w/PVA primer - one coat									
68.25 SF	0.65	0.29	8.88	53.53	8/15 yrs	Avg.	53.33%	(2.18)	51.35
381. Paint the ceiling - two coats									
68.25 SF	1.13	1.48	15.42	94.02	8/15 yrs	Avg.	53.33%	(11.28)	82.74
382. Mask and prep for paint - plastic, paper, tape (per LF)									
34.00 LF	1.54	0.64	10.48	63.48	8/15 yrs	Avg.	53.33%	(4.90)	58.58
383. R&R 1/2" drywall - hung, taped, floated, ready for paint									
6.00 SF	3.50	0.27	4.20	25.47	0/150 yrs	Avg.	0%	(0.00)	25.47



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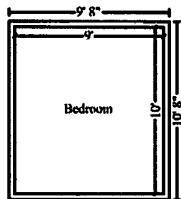
CONTINUED - Kitchen

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
384. R&R Batt insulation - 4" - R13 - paper / foil faced									
6.00 SF	1.27	0.27	1.52	9.41	0/150 yrs	Avg.	0%	(0.00)	9.41
385. Seal part of the walls w/PVA primer - one coat									
6.00 SF	0.65	0.03	0.78	4.71	8/15 yrs	Avg.	53.33%	(0.19)	4.52
386. Paint part of the walls - one coat									
136.00 SF	0.76	1.62	20.68	125.66	8/15 yrs	Avg.	53.33%	(12.33)	113.33
387. R&R Snaplock Laminate - simulated wood flooring									
68.25 SF	8.42	14.95	114.94	704.55	8/25 yrs	Avg.	32%	<68.36>	636.19
388. R&R Underlayment - sound/crack membrane - up to 40 mil									
68.25 SF	3.60	6.40	49.14	301.24	8/15 yrs	Avg.	53.33%	<48.78>	252.46
389. Baseboard - Detach & reset									
34.00 LF	3.71	0.05	25.22	151.41	0/NA	Avg.	0%	(0.00)	151.41
390. Paint baseboard - one coat									
34.00 LF	1.06	0.24	7.20	43.48	8/15 yrs	Avg.	53.33%	(1.81)	41.67
391. Refrigerator - Remove & reset									
1.00 EA	52.55	0.00	10.52	63.07	0/NA	Avg.	0%	(0.00)	63.07
392. Range - electric - Remove & reset									
1.00 EA	39.42	0.00	7.88	47.30	0/NA	Avg.	0%	(0.00)	47.30
393. Final cleaning - construction - Commercial									
68.25 SF	0.24	0.00	3.28	19.66	0/NA	Avg.	0%	(0.00)	19.66
394. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
- WATER MITIGATION									
395. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
396. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
397. Apply anti-microbial agent to part of the walls									
6.00 SF	0.32	0.02	0.00	1.94	0/NA	Avg.	0%	(0.00)	1.94
398. Apply anti-microbial agent to the ceiling									
68.25 SF	0.32	0.24	0.00	22.08	0/NA	Avg.	0%	(0.00)	22.08
Totals: Kitchen		38.58	433.78	3,013.16				172.56	2,840.60



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Bedroom

Height: 8'

304.00 SF Walls	90.00 SF Ceiling
394.00 SF Walls & Ceiling	90.00 SF Floor
10.00 SY Flooring	38.00 LF Floor Perimeter
38.00 LF Ceil. Perimeter	

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
399. R&R 5/8" drywall - hung, taped, floated, ready for paint									
90.00 SF	3.62	4.47	65.16	395.43	8/150 yrs	Avg.	5.33%	(3.41)	392.02
400. R&R Batt insulation - 10" - R30 - paper / foil faced									
90.00 SF	2.20	7.94	39.60	245.54	8/150 yrs	Avg.	5.33%	(6.05)	239.49
401. Crown molding - Detach & reset									
38.00 LF	4.99	0.05	37.92	227.59	0/NA	Avg.	0%	(0.00)	227.59
402. Paint crown molding - one coat									
38.00 LF	1.13	0.35	8.58	51.87	8/15 yrs	Avg.	53.33%	(2.63)	49.24
403. Seal the ceiling w/PVA primer - one coat									
90.00 SF	0.65	0.38	11.70	70.58	8/15 yrs	Avg.	53.33%	(2.88)	67.70
404. Paint the ceiling - two coats									
90.00 SF	1.13	1.95	20.34	123.99	8/15 yrs	Avg.	53.33%	(14.88)	109.11
405. Mask and prep for paint - plastic, paper, tape (per LF)									
38.00 LF	1.54	0.72	11.70	70.94	8/15 yrs	Avg.	53.33%	(5.47)	65.47
406. R&R Ceiling fan & light									
1.00 EA	403.69	8.93	80.74	493.36	8/20 yrs	Avg.	40%	(51.00)	442.36
407. R&R 1/2" drywall - hung, taped, floated, ready for paint									
32.00 SF	3.50	1.46	22.40	135.86	0/150 yrs	Avg.	0%	(0.00)	135.86
408. R&R Batt insulation - 4" - R13 - paper / foil faced									
32.00 SF	1.27	1.46	8.12	50.22	0/150 yrs	Avg.	0%	(0.00)	50.22
409. Seal part of the walls w/PVA primer - one coat									
32.00 SF	0.65	0.13	4.16	25.09	8/15 yrs	Avg.	53.33%	(1.02)	24.07
410. Paint part of the walls - one coat									
152.00 SF	0.76	1.81	23.10	140.43	8/15 yrs	Avg.	53.33%	(13.78)	126.65
411. R&R Snaplock Laminate - simulated wood flooring									
90.00 SF	8.42	19.72	151.56	929.08	8/25 yrs	Avg.	32%	<90.14>	838.94
412. R&R Underlayment - sound/crack membrane - up to 40 mil									
90.00 SF	3.60	8.44	64.80	397.24	8/15 yrs	Avg.	53.33%	<64.32>	332.92
413. Baseboard - Detach & reset									
38.00 LF	3.71	0.05	28.20	169.23	0/NA	Avg.	0%	(0.00)	169.23
414. Paint baseboard - one coat									
38.00 LF	1.06	0.27	8.06	48.61	8/15 yrs	Avg.	53.33%	(2.03)	46.58
415. Final cleaning - construction - Commercial									
90.00 SF	0.24	0.00	4.32	25.92	0/NA	Avg.	0%	(0.00)	25.92



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CONTINUED - Bedroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
416. Contents - move out then reset									
1.00 EA 71.89 0.00 14.38 86.27 0/NA Avg. 0% (0.00) 86.27									
WATER MITIGATION									
417. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA 57.62 0.00 0.00 172.86 0/NA Avg. 0% (0.00) 172.86									
- 1 dehumidifier @ 3 days each									
418. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA 29.25 0.00 0.00 175.50 0/NA Avg. 0% (0.00) 175.50									
- 2 fans @ 3 days each									
419. Apply anti-microbial agent to part of the walls									
32.00 SF 0.32 0.11 0.00 10.35 0/NA Avg. 0% (0.00) 10.35									
420. Apply anti-microbial agent to the ceiling									
90.00 SF 0.32 0.32 0.00 29.12 0/NA Avg. 0% (0.00) 29.12									
Totals: Bedroom 58.56 604.84 4,075.08 257.61 3,817.47									
Total: Unit 8 97.14 1,038.62 7,088.24 430.17 6,658.07									
Total: Interior 215.57 2,365.60 16,649.56 738.63 15,910.93									

Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
421. Dumpster load - Approx. 12 yards, 1-3 tons of debris									
1.00 EA 345.00 0.00 69.00 414.00 0/NA Avg. NA (0.00) 414.00									
422. Taxes, insurance, permits & fees (Bid Item)									
1.00 EA 1,196.26 0.00 0.00 1,196.26 0/NA Avg. 0% (0.00) 1,196.26									
- Permit fees calculated using 0.045 x's \$26,883.58 line-item total									
Totals: Miscellaneous 0.00 69.00 1,610.26 0.00 1,610.26									
Total: LOC1:BLDG4-(1) 535.10 4,751.88 33,066.82 1,666.23 31,400.59									
STORY (2)UNIT FRAME CONDO Units7&8									



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LOC1:BLDG5-(1)STORY (2)UNIT FRAME CONDO Units9&10

Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
423. Tear off, haul and dispose of comp. shingles - Laminated									
17.80 SQ	78.84	0.00	280.68	1,684.03	8/30 yrs	Avg.	NA	(0.00)	1,684.03
424. Laminated - High grd - comp. shingle rfg. - w/out felt									
20.67 SQ	346.98	231.35	1,434.42	8,837.85	8/40 yrs	Avg.	20%	(660.99)	8,176.86
425. Roofing felt - synthetic underlayment									
17.80 SQ	55.72	22.94	198.36	1,213.12	8/20 yrs	Avg.	40%	(131.08)	1,082.04
426. Drip edge									
212.00 LF	3.56	17.96	150.94	923.62	8/35 yrs	Avg.	22.86%	(58.63)	864.99
427. Hip / Ridge cap - High profile - composition shingles									
64.00 LF	7.81	15.64	99.96	615.44	8/30 yrs	Avg.	26.67%	(59.56)	555.88
428. Continuous ridge vent - shingle-over style									
60.00 LF	11.81	16.76	141.72	867.08	8/35 yrs	Avg.	22.86%	(54.72)	812.36
429. Flashing - pipe jack - lead									
5.00 EA	93.51	16.30	93.52	577.37	8/35 yrs	Avg.	22.86%	(53.23)	524.14
430. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
431. Step flashing									
24.00 LF	13.49	2.72	64.76	391.24	8/35 yrs	Avg.	22.86%	(8.89)	382.35
432. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		335.32	2,486.42	15,837.77				1,037.71	14,800.06

Exterior Elevations

Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
433. R&R Fascia - 2" x 4" - softwood - re-sawn									
10.00 LF	7.33	2.03	14.66	89.99	0/150 yrs	Avg.	0%	(0.00)	89.99
Totals: Front Elevation		2.03	14.66	89.99				0.00	89.99
Total: Exterior Elevations		2.03	14.66	89.99				0.00	89.99



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Total: Exterior	337.35	2,501.08	15,927.76	1,037.71	14,890.05
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Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
434. Dumpster load - Approx. 12 yards, 1-3 tons of debris									
1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg.	NA	(0.00)	414.00
435. Taxes, insurance, permits & fees (Bid Item)									
1.00 EA	604.54	0.00	0.00	604.54	0/NA	Avg.	0%	(0.00)	604.54
- Permit fees calculated using 0.045 x's \$13,434.33 line-item total									
Totals: Miscellaneous		0.00	69.00	1,018.54				0.00	1,018.54
Total: LOC1:BLDG5-(1) STORY (2)UNIT FRAME CONDO Units9&10		337.35	2,570.08	16,946.30				1,037.71	15,908.59



LOC1:BLDG6-(1)STORY (1)UNIT FRAME CONDO Unit11

Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
436. Tear off, haul and dispose of comp. shingles - Laminated									
7.16 SQ	78.84	0.00	112.90	677.39	8/30 yrs	Avg.	NA	(0.00)	677.39
437. Tear off, haul and dispose of modified bitumen roofing									
1.32 SQ	72.83	0.00	19.22	115.36	8/20 yrs	Avg.	NA	(0.00)	115.36
438. Laminated - High grd - comp. shingle rfg. - w/out felt									
9.33 SQ	346.98	104.42	647.46	3,989.20	8/40 yrs	Avg.	20%	(298.35)	3,690.85
439. Modified bitumen roof - hot mopped									
1.32 SQ	494.56	12.39	130.56	795.77	8/20 yrs	Avg.	40%	(70.80)	724.97
440. Roofing felt - synthetic underlayment									
8.48 SQ	55.72	10.93	94.50	577.94	8/20 yrs	Avg.	40%	(62.45)	515.49
441. Drip edge									
128.00 LF	3.56	10.84	91.14	557.66	8/35 yrs	Avg.	22.86%	(35.40)	522.26
442. Step flashing									
4.00 LF	13.49	0.45	10.80	65.21	8/35 yrs	Avg.	22.86%	(1.48)	63.73
443. Hip / Ridge cap - Standard profile - composition shingles									
47.00 LF	6.60	7.50	62.04	379.74	8/30 yrs	Avg.	26.67%	(28.58)	351.16
444. Flashing - pipe jack - lead									
1.00 EA	93.51	3.26	18.70	115.47	8/35 yrs	Avg.	22.86%	(10.65)	104.82



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CONTINUED - Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
445. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
446. R&R Roof vent - off ridge type - 4'									
2.00 EA	188.17	7.78	75.26	459.38	8/35 yrs	Avg.	22.86%	(25.39)	433.99
447. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		169.22	1,284.64	8,461.14				543.71	7,917.43

Exterior Elevations

Right Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
448. R&R Fascia - metal - 8"									
20.00 LF	6.61	4.40	26.44	163.04	8/50 yrs	Avg.	16%	(10.05)	152.99
449. Soffit - vinyl									
40.00 SF	5.02	6.36	40.16	247.32	8/50 yrs	Avg.	16%	(14.53)	232.79
Totals: Right Elevation		10.76	66.60	410.36				24.58	385.78

Back Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
450. R&R Fascia - metal - 8"									
39.00 LF	6.61	8.57	51.56	317.92	8/50 yrs	Avg.	16%	(19.59)	298.33
451. Soffit - vinyl									
78.00 SF	5.02	12.39	78.32	482.27	8/50 yrs	Avg.	16%	(28.33)	453.94
Totals: Back Elevation		20.96	129.88	800.19				47.92	752.27

Total: Exterior Elevations	31.72	196.48	1,210.55		72.50	1,138.05
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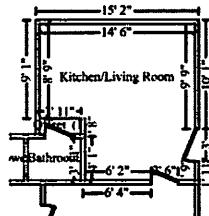
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Total: Exterior	200.94	1,481.12	9,671.69	616.21	9,055.48
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Interior

Unit 11



Kitchen/Living Room Height: 7' 6"

403.13 SF Walls	185.81 SF Ceiling
588.94 SF Walls & Ceiling	185.81 SF Floor
20.65 SY Flooring	53.75 LF Floor Perimeter
53.75 LF Cel. Perimeter	

Door

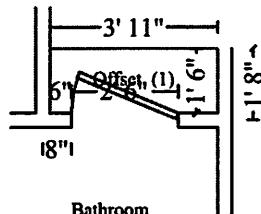
2' 6" X 6' 8"

Opens into MASTER_BEDRO

Door

3' X 6' 8"

Opens into Exterior



Subroom: Offset (1) Height: 7' 6"

51.88 SF Walls	5.88 SF Ceiling
57.75 SF Walls & Ceiling	5.88 SF Floor
0.65 SY Flooring	6.92 LF Floor Perimeter
6.92 LF Cel. Perimeter	

Door

2' 6" X 6' 8"

Opens into BATHROOM

Missing Wall

3' 11" X 7' 6"

Opens into KITCHEN_LIVI

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
452. R&R 5/8" drywall - hung, taped, floated, ready for paint									
57.51 SF	3.62	2.86	41.64	252.69	0/150 yrs	Avg.	0%	(0.00)	252.69
453. R&R Batt insulation - 10" - R30 - paper / foil faced									
57.51 SF	2.20	5.07	25.30	156.89	0/150 yrs	Avg.	0%	(0.00)	156.89
454. Heat/AC register - Mechanically attached - Detach & reset									
2.00 EA	18.88	0.00	7.56	45.32	0/NA	Avg.	0%	(0.00)	45.32
455. Mask and cover large ornate light fixture									
1.00 EA	35.98	0.05	7.20	43.23	8/15 yrs	Avg.	53.33%	(0.41)	42.82
456. Seal part of the ceiling w/PVA primer - one coat									
57.51 SF	0.65	0.24	7.48	45.10	8/15 yrs	Avg.	53.33%	(1.84)	43.26
457. Paint the ceiling - two coats									
191.69 SF	1.13	4.16	43.32	264.09	8/15 yrs	Avg.	53.33%	(31.69)	232.40
458. R&R 1/2" drywall - hung, taped, floated, ready for paint									
32.00 SF	3.50	1.46	22.40	135.86	0/150 yrs	Avg.	0%	(0.00)	135.86
459. R&R Batt insulation - 4" - R13 - paper / foil faced									
32.00 SF	1.27	1.46	8.12	50.22	0/150 yrs	Avg.	0%	(0.00)	50.22
460. Seal part of the walls w/PVA primer - one coat									
32.00 SF	0.65	0.13	4.16	25.09	8/15 yrs	Avg.	53.33%	(1.02)	24.07



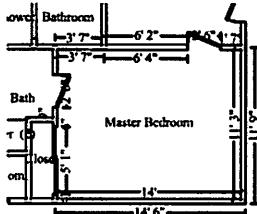


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CONTINUED - Kitchen/Living Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
461. Paint the walls - one coat									
455.00 SF	0.76	5.41	69.16	420.37	8/15 yrs	Avg.	53.33%	(41.25)	379.12
462. Floor protection - self-adhesive plastic film									
191.69 SF	0.70	1.88	26.84	162.90	8/15 yrs	Avg.	53.33%	(14.31)	148.59
463. Final cleaning - construction - Commercial									
191.69 SF	0.24	0.00	9.20	55.21	0/NA	Avg.	0%	(0.00)	55.21
464. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
465. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
466. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
467. Apply anti-microbial agent to part of the ceiling									
57.51 SF	0.32	0.20	0.00	18.60	0/NA	Avg.	0%	(0.00)	18.60
468. Apply anti-microbial agent to part of the walls									
32.00 SF	0.32	0.11	0.00	10.35	0/NA	Avg.	0%	(0.00)	10.35
Totals: Kitchen/Living Room		23.03	286.76	2,120.55				90.52	2,030.03



Master Bedroom

Height: 7' 6"

344.86 SF Walls
 502.36 SF Walls & Ceiling
 17.50 SY Flooring
 50.50 LF Ceil. Perimeter

Door 2' 6" X 6' 8"
 Door Opens into KITCHEN_LIVI
 Door 2' 6" X 6' 8"
 Door Opens into MASTER_BATH2
 Door 5' 1" X 6' 8"
 Door Opens into CLOSET

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
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CONTINUED - Master Bedroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
469. R&R 5/8" drywall - hung, taped, ready for texture									
78.75 SF	3.26	3.86	51.34	311.93	0/150 yrs	Avg.	0%	(0.00)	311.93
470. R&R Batt insulation - 10" - R30 - paper / foil faced									
78.75 SF	2.20	6.95	34.64	214.84	0/150 yrs	Avg.	0%	(0.00)	214.84
471. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
472. Seal part of the ceiling w/PVA primer - one coat									
78.75 SF	0.65	0.33	10.24	61.76	8/15 yrs	Avg.	53.33%	(2.52)	59.24
473. Paint the ceiling - two coats									
157.50 SF	1.13	3.42	35.60	217.00	8/15 yrs	Avg.	53.33%	(26.04)	190.96
474. Paint the walls - one coat									
344.86 SF	0.76	4.10	52.42	318.61	8/15 yrs	Avg.	53.33%	(31.27)	287.34
475. Mask and prep for paint - plastic, paper, tape (per LF)									
50.50 LF	1.54	0.95	15.56	94.28	8/15 yrs	Avg.	53.33%	(7.27)	87.01
476. Floor protection - self-adhesive plastic film									
157.50 SF	0.70	1.54	22.06	133.85	8/15 yrs	Avg.	53.33%	(11.76)	122.09
477. Final cleaning - construction - Commercial									
157.50 SF	0.24	0.00	7.56	45.36	0/NA	Avg.	0%	(0.00)	45.36
478. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
479. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
480. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
481. Apply anti-microbial agent to part of the ceiling									
78.75 SF	0.32	0.28	0.00	25.48	0/NA	Avg.	0%	(0.00)	25.48
<hr/>									
Totals: Master Bedroom		21.43	247.58	1,880.40				78.86	1,801.54



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	Master Bath	Height: 7' 6"
	158.75 SF Walls	38.94 SF Ceiling
	197.69 SF Walls & Ceiling	38.94 SF Floor
	4.33 SY Flooring	21.17 LF Floor Perimeter
	21.17 LF Cel. Perimeter	
Door	2' 6" X 6' 8"	Opens into MASTER_BEDRO
	Subroom: Shower (2)	Height: 7' 6"
	43.13 SF Walls	7.58 SF Ceiling
	50.71 SF Walls & Ceiling	7.58 SF Floor
	0.84 SY Flooring	5.75 LF Floor Perimeter
	5.75 LF Cel. Perimeter	
Missing Wall	3' 3" X 7' 6"	Opens into MASTER_BATH2
Missing Wall	2' 4" X 7' 6"	Opens into MASTER_BATH2
	Subroom: Offset (1)	Height: 7' 6"
	49.38 SF Walls	5.40 SF Ceiling
	54.77 SF Walls & Ceiling	5.40 SF Floor
	0.60 SY Flooring	6.58 LF Floor Perimeter
	6.58 LF Cel. Perimeter	
Missing Wall	3' 1" X 7' 6"	Opens into MASTER_BATH2

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
482. R&R 5/8" drywall - hung, taped, ready for texture									
15.58 SF	3.26	0.76	10.16	61.71	0/150 yrs	Avg.	0%	(0.00)	61.71
483. R&R Batt insulation - 10" - R30 - paper / foil faced									
15.58 SF	2.20	1.37	6.86	42.51	0/150 yrs	Avg.	0%	(0.00)	42.51
484. R&R Recessed light fixture									
4.00 EA	160.96	9.95	128.78	782.57	8/20 yrs	Avg.	40%	(56.83)	725.74
485. Crown molding - Detach & reset									
33.50 LF	4.99	0.05	33.44	200.66	0/NA	Avg.	0%	(0.00)	200.66
486. Paint crown molding - one coat									
33.50 LF	1.13	0.31	7.58	45.75	8/15 yrs	Avg.	53.33%	(2.32)	43.43
487. Seal part of the ceiling w/PVA primer - one coat									
22.34 SF	0.65	0.09	2.90	17.51	8/15 yrs	Avg.	53.33%	(0.71)	16.80
488. Paint the ceiling - two coats									
51.92 SF	1.13	1.13	11.74	71.54	8/15 yrs	Avg.	53.33%	(8.58)	62.96



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CONTINUED - Master Bath

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
489. R&R T & G paneling - butterfly (beaded vee with 1" cove)									
117.25 SF	8.38	29.47	196.52	1,208.55	8/150 yrs	Avg.	5.33%	(22.45)	1,186.10
490. R&R Chair rail - oversized - 3 1/4"									
33.50 LF	4.61	4.01	30.90	189.35	8/150 yrs	Avg.	5.33%	(3.06)	186.29
491. Paint chair rail - two coats									
33.50 LF	1.64	0.42	10.98	66.34	8/15 yrs	Avg.	53.33%	(3.22)	63.12
492. Baseboard - Detach & reset									
33.50 LF	3.71	0.05	24.86	149.20	0/NA	Avg.	0%	(0.00)	149.20
493. Paint baseboard - one coat									
1.00 LF	1.06	0.01	0.22	1.29	8/15 yrs	Avg.	53.33%	(0.05)	1.24
494. R&R 1/2" drywall - hung, taped, floated, ready for paint									
32.00 SF	3.50	1.46	22.40	135.86	0/150 yrs	Avg.	0%	(0.00)	135.86
495. R&R Batt insulation - 4" - R13 - paper / foil faced									
32.00 SF	1.27	1.46	8.12	50.22	0/150 yrs	Avg.	0%	(0.00)	50.22
496. Seal part of the walls w/PVA primer - one coat									
32.00 SF	0.65	0.13	4.16	25.09	8/15 yrs	Avg.	53.33%	(1.02)	24.07
497. Paint the walls - one coat									
251.25 SF	0.76	2.99	38.20	232.14	8/15 yrs	Avg.	53.33%	(22.78)	209.36
498. Mask and prep for paint - plastic, paper, tape (per LF)									
33.50 LF	1.54	0.63	10.32	62.54	8/15 yrs	Avg.	53.33%	(4.82)	57.72
499. Floor protection - self-adhesive plastic film									
51.92 SF	0.70	0.51	7.26	44.11	8/15 yrs	Avg.	53.33%	(3.88)	40.23
500. Final cleaning - construction - Commercial									
51.92 SF	0.24	0.00	2.50	14.96	0/NA	Avg.	0%	(0.00)	14.96
501. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
502. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
503. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
504. Apply anti-microbial agent to part of the ceiling									
15.58 SF	0.32	0.05	0.00	5.04	0/NA	Avg.	0%	(0.00)	5.04
505. Apply anti-microbial agent to part of the walls									
32.00 SF	0.32	0.11	0.00	10.35	0/NA	Avg.	0%	(0.00)	10.35

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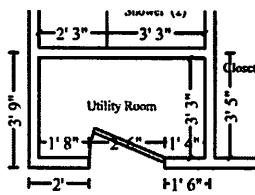


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CONTINUED - Master Bath

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Totals: Master Bath		54.96	572.28	3,851.92				129.72	3,722.20



Utility Room	Height: 7' 6"
131.25 SF Walls	17.88 SF Ceiling
149.13 SF Walls & Ceiling	17.88 SF Floor
1.99 SY Flooring	17.50 LF Floor Perimeter
17.50 LF Ceil. Perimeter	

Door

2' 6" X 6' 8"

Opens into Exterior

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
506. 5/8" drywall - hung only (no tape or finish)									
17.88 SF	1.83	0.80	6.54	40.06	8/150 yrs	Avg.	5.33%	(0.61)	39.45
507. R&R Batt insulation - 10" - R30 - paper / foil faced									
17.88 SF	2.20	1.58	7.88	48.80	8/150 yrs	Avg.	5.33%	(1.20)	47.60
508. R&R 1/2" drywall - hung only (no tape or finish)									
32.00 SF	2.32	1.30	14.84	90.38	8/150 yrs	Avg.	5.33%	(0.99)	89.39
509. R&R Batt insulation - 4" - R13 - paper / foil faced									
32.00 SF	1.27	1.46	8.12	50.22	0/150 yrs	Avg.	0%	(0.00)	50.22
510. Cabinetry - upper (wall) units - Detach & reset									
4.00 LF	77.34	0.00	61.88	371.24	0/NA	Avg.	0%	(0.00)	371.24
511. Final cleaning - construction - Commercial									
17.88 SF	0.24	0.00	0.86	5.15	0/NA	Avg.	0%	(0.00)	5.15
512. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27

WATER MITIGATION



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CONTINUED - Utility Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
515. Apply anti-microbial agent to the ceiling									
17.88 SF	0.32	0.06	0.00	5.78	0/NA	Avg.	0%	(0.00)	5.78
516. Apply anti-microbial agent to part of the walls									
32.00 SF	0.32	0.11	0.00	10.35	0/NA	Avg.	0%	(0.00)	10.35
Totals: Utility Room			5.31	114.50	1,056.61			2.80	1,053.81
Total: Unit 11			104.73	1,221.12	8,909.48			301.90	8,607.58
Total: Interior			104.73	1,221.12	8,909.48			301.90	8,607.58



Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
517. Dumpster load - Approx. 12 yards, 1-3 tons of debris									
1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg.	NA	(0.00)	414.00
518. Taxes, insurance, permits & fees (Bid Item)									
1.00 EA	716.32	0.00	0.00	716.32	0/NA	Avg.	0%	(0.00)	716.32
- Permit fees calculated using 0.045 x's \$15,918.26 line-item total									
Totals: Miscellaneous			0.00	69.00	1,130.32			0.00	1,130.32
Total: LOC1:BLDG6-(1) STORY (1)UNIT FRAME CONDO Unit11			305.67	2,771.24	19,711.49			918.11	18,793.38

LOC1:BLDG7-(1)STORY (1)UNIT FRAME CONDO Unit12

Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
519. Tear off, haul and dispose membrane roofing - full adhered									
4.41 SQ	104.14	0.00	91.86	551.12	8/21 yrs	Avg.	NA	(0.00)	551.12

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CONTINUED - Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
520. Single ply membrane - Fully adhered system - 45 mil									
4.41 SQ	553.63	66.31	488.30	2,996.12	8/21 yrs	Avg.	38.1%	(360.88)	2,635.24
521. R&R Insulation - ISO board, 1"									
4.41 SQ	301.78	22.71	266.18	1,619.74	8/150 yrs	Avg.	5.33%	(17.30)	1,602.44
522. Pipe jack flashing - PVC/TPO									
1.00 EA	75.05	2.76	15.02	92.83	8/21 yrs	Avg.	38.1%	(15.00)	77.83
523. R&R Drip edge - PVC/TPO clad metal									
71.00 LF	6.69	23.26	95.00	593.25	8/35 yrs	Avg.	22.86%	(75.95)	517.30
524. Tear off, haul and dispose of comp. shingles - Laminated									
4.13 SQ	78.84	0.00	65.12	390.73	8/30 yrs	Avg.	NA	(0.00)	390.73
525. Laminated - High grd - comp. shingle rfg. - w/out felt									
4.67 SQ	346.98	52.27	324.08	1,996.75	8/40 yrs	Avg.	20%	(149.34)	1,847.41
526. Roofing felt - synthetic underlayment									
4.13 SQ	55.72	5.32	46.02	281.46	8/20 yrs	Avg.	40%	(30.41)	251.05
527. Drip edge									
58.00 LF	3.56	4.91	41.30	252.69	8/35 yrs	Avg.	22.86%	(16.04)	236.65
528. Hip / Ridge cap - Standard profile - composition shingles									
27.00 LF	6.60	4.31	35.64	218.15	8/30 yrs	Avg.	26.67%	(16.42)	201.73
529. Flashing - pipe jack - lead									
3.00 EA	93.51	9.78	56.10	346.41	8/35 yrs	Avg.	22.86%	(31.94)	314.47
530. R&R Flashing - pipe jack - split boot									
1.00 EA	110.31	3.25	22.06	135.62	8/35 yrs	Avg.	22.86%	(10.61)	125.01
531. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
200.00 SF	1.46	4.20	0.00	296.20	0/NA	Avg.	0%	(0.00)	296.20
Totals: Roof		199.08	1,546.68	9,771.07				723.89	9,047.18

Exterior Elevations

Front Elevation

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
532. R&R Siding - hardboard panel - paint grade									
32.00 SF	3.56	3.88	22.78	140.58	0/150 yrs	Avg.	0%	(0.00)	140.58
Totals: Front Elevation		3.88	22.78	140.58				0.00	140.58



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Total: Exterior Elevations	3.88	22.78	140.58		0.00	140.58			
Total: Exterior	202.96	1,569.46	9,911.65		723.89	9,187.76			
Miscellaneous									
QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.									
533. Dumpster load - Approx. 12 yards, 1-3 tons of debris	1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg.	NA	(0.00)
534. Taxes, insurance, permits & fees (Bid Item)	1.00 EA	381.79	0.00	0.00	381.79	0/NA	Avg.	0%	(0.00)
- Permit fees calculated using 0.045 x's \$8,484.23 line-item total									
Totals: Miscellaneous		0.00	69.00	795.79				0.00	795.79
Total: LOC1:BLDG7-(1) STORY (1)UNIT FRAME CONDO Unit12	202.96	1,638.46	10,707.44				723.89	9,983.55	



LOC1:BLDG8-(1)STORY (1)UNIT MASONRY CONDO ManorHs

Exterior

Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
535. Tear off, haul and dispose of comp. shingles - Laminated	22.26 SQ	78.84	0.00	351.00	2,105.98	8/30 yrs	Avg.	NA	(0.00)
536. Laminated - High grd - comp. shingle rfg. - w/out felt	24.67 SQ	346.98	276.11	1,712.00	10,548.11	8/40 yrs	Avg.	20%	(788.90)
537. Roofing felt - synthetic underlayment	22.26 SQ	55.72	28.69	248.06	1,517.08	8/20 yrs	Avg.	40%	(163.92)
538. Drip edge	216.00 LF	3.56	18.30	153.80	941.06	8/35 yrs	Avg.	22.86%	(59.74)
539. Hip / Ridge cap - Standard profile - composition shingles	89.00 LF	6.60	14.20	117.48	719.08	8/30 yrs	Avg.	26.67%	(54.11)
540. Flashing - pipe jack - lead	4.00 EA	93.51	13.04	74.80	461.88	8/35 yrs	Avg.	22.86%	(42.59)
541. R&R Roof vent - off ridge type - 4"	4.00 EA	188.17	15.55	150.52	918.75	8/35 yrs	Avg.	22.86%	(50.79)
542. R&R Exhaust cap - through roof - up to 4"	1.00 EA	124.77	2.55	24.96	152.28	8/35 yrs	Avg.	22.86%	(8.34)



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CONTINUED - Roof

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
543. R&R Tarp - all-purpose poly - per sq ft (labor and material)									
400.00 SF	1.46	8.40	0.00	592.40	0/NA	Avg.	0%	(0.00)	592.40
Totals: Roof		376.84	2,832.62	17,956.62				1,168.39	16,788.23
Total: Exterior		376.84	2,832.62	17,956.62				1,168.39	16,788.23

Interior



Living Room

Height: 8'

614.11 SF Walls	390.64 SF Ceiling
1004.75 SF Walls & Ceiling	390.64 SF Floor
43.40 SY Flooring	76.42 LF Floor Perimeter
78.50 LF Ceil. Perimeter	

Door 3' X 6' 8" **Opens into Exterior**

Missing Wall 3' 10" X 8" **Opens into DINING_ROOM**

Missing Wall - Goes to Floor 2' 1" X 6' 8" **Opens into Exterior**

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
544. R&R 5/8" drywall - hung, taped, ready for texture									
2.00 SF	3.26	0.10	1.30	7.92	0/150 yrs	Avg.	0%	(0.00)	7.92
545. R&R Batt insulation - 10" - R30 - paper / foil faced									
2.00 SF	2.20	0.18	0.88	5.46	0/150 yrs	Avg.	0%	(0.00)	5.46
546. Recessed light fixture - Detach & reset trim only									
4.00 EA	3.79	0.00	3.04	18.20	0/NA	Avg.	0%	(0.00)	18.20
547. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
548. Seal part of the ceiling w/PVA primer - one coat									
2.00 SF	0.65	0.01	0.26	1.57	8/15 yrs	Avg.	53.33%	(0.06)	1.51
549. Texture drywall - smooth / skim coat									
390.64 SF	1.69	3.83	132.04	796.05	8/150 yrs	Avg.	5.33%	(2.92)	793.13
550. Texture drywall - machine - knockdown									
390.64 SF	0.99	1.37	77.34	465.44	8/150 yrs	Avg.	5.33%	(1.04)	464.40



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CONTINUED - Living Room



QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
551. Paint the ceiling - two coats									
390.64 SF	1.13	8.48	88.28	538.18	8/15 yrs	Avg.	53.33%	(64.59)	473.59
552. Mask and prep for paint - plastic, paper, tape (per LF)									
78.50 LF	1.54	1.48	24.18	146.55	8/15 yrs	Avg.	53.33%	(11.30)	135.25
553. R&R 1/2" drywall - hung, taped, floated, ready for paint									
10.00 SF	3.50	0.46	7.00	42.46	0/150 yrs	Avg.	0%	(0.00)	42.46
554. R&R Batt insulation - 4" - R13 - paper / foil faced									
10.00 SF	1.27	0.46	2.54	15.70	0/150 yrs	Avg.	0%	(0.00)	15.70
555. Seal part of the walls w/PVA primer - one coat									
10.00 SF	0.65	0.04	1.30	7.84	8/15 yrs	Avg.	53.33%	(0.32)	7.52
556. Paint the walls - one coat									
614.11 SF	0.76	7.31	93.34	567.37	8/15 yrs	Avg.	53.33%	(55.68)	511.69
557. R&R Baseboard - 3 1/4"									
22.00 LF	5.24	2.94	23.06	141.28	0/150 yrs	Avg.	0%	(0.00)	141.28
558. Paint baseboard - two coats									
76.42 LF	1.63	0.91	24.92	150.39	8/15 yrs	Avg.	53.33%	(6.93)	143.46
559. Floor protection - self-adhesive plastic film									
390.64 SF	0.70	3.83	54.70	331.98	8/15 yrs	Avg.	53.33%	(29.17)	302.81
560. Final cleaning - construction - Commercial									
390.64 SF	0.24	0.00	18.76	112.51	0/NA	Avg.	0%	(0.00)	112.51
561. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
562. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
563. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
564. Apply anti-microbial agent to part of the ceiling									
2.00 SF	0.32	0.01	0.00	0.65	0/NA	Avg.	0%	(0.00)	0.65
565. Apply anti-microbial agent to part of the walls									
10.00 SF	0.32	0.04	0.00	3.24	0/NA	Avg.	0%	(0.00)	3.24
Totals: Living Room		31.45	571.10	3,810.08				172.01	3,638.07



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Dining Room

Height: 8'

544.89 SF Walls	333.14 SF Ceiling
878.03 SF Walls & Ceiling	333.14 SF Floor
37.02 SY Flooring	67.33 LF Floor Perimeter
72.00 LF Ceil. Perimeter	

Missing Wall - Goes to Floor

4' 8" X 6' 8"

Opens into Exterior

Missing Wall

3' 10" X 8'

Opens into LIVING_ROOM

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
566. R&R 5/8" drywall - hung, taped, ready for texture									
1.00 SF	3.26	0.05	0.64	3.95	0/150 yrs	Avg.	0%	(0.00)	3.95
567. R&R Batt insulation - 10" - R30 - paper / foil faced									
1.00 SF	2.20	0.09	0.44	2.73	0/150 yrs	Avg.	0%	(0.00)	2.73
568. Light fixture - Detach & reset									
1.00 EA	64.22	0.00	12.84	77.06	0/NA	Avg.	0%	(0.00)	77.06
569. Cold air return cover - Detach & reset									
1.00 EA	25.77	0.00	5.16	30.93	0/NA	Avg.	0%	(0.00)	30.93
570. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
571. Texture drywall - smooth / skim coat									
333.14 SF	1.69	3.26	112.60	678.87	8/150 yrs	Avg.	5.33%	(2.49)	676.38
572. Texture drywall - machine - knockdown									
333.14 SF	0.99	1.17	65.96	396.94	8/150 yrs	Avg.	5.33%	(0.89)	396.05
573. Paint the ceiling - two coats									
333.14 SF	1.13	7.23	75.30	458.98	8/15 yrs	Avg.	53.33%	(55.08)	403.90
574. Mask and prep for paint - plastic, paper, tape (per LF)									
72.00 LF	1.54	1.36	22.18	134.42	8/15 yrs	Avg.	53.33%	(10.37)	124.05
575. Seal part of the ceiling w/PVA primer - one coat									
1.00 SF	0.65	0.00	0.14	0.79	8/15 yrs	Avg.	53.33%	(0.03)	0.76
576. R&R 1/2" drywall - hung, taped, floated, ready for paint									
64.00 SF	3.50	2.91	44.80	271.71	0/150 yrs	Avg.	0%	(0.00)	271.71
577. R&R Batt insulation - 4" - R13 - paper / foil faced									
64.00 SF	1.27	2.91	16.26	100.45	0/150 yrs	Avg.	0%	(0.00)	100.45
578. Seal part of the walls w/PVA primer - one coat									
64.00 SF	0.65	0.27	8.32	50.19	8/15 yrs	Avg.	53.33%	(2.05)	48.14
579. Paint the walls - one coat									
544.89 SF	0.76	6.48	82.82	503.42	8/15 yrs	Avg.	53.33%	(49.40)	454.02
580. R&R Baseboard - 3 1/4"									
8.00 LF	5.24	1.07	8.38	51.37	0/150 yrs	Avg.	0%	(0.00)	51.37
581. Paint baseboard - two coats									
67.33 LF	1.63	0.80	21.96	132.51	8/15 yrs	Avg.	53.33%	(6.10)	126.41



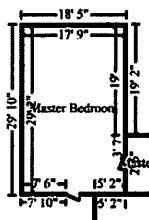
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CONTINUED - Dining Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
582. Floor protection - self-adhesive plastic film									
333.14 SF	0.70	3.26	46.64	283.10	8/15 yrs	Avg.	53.33%	(24.87)	258.23
583. Final cleaning - construction - Commercial									
333.14 SF	0.24	0.00	16.00	95.95	0/NA	Avg.	0%	(0.00)	95.95
584. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
585. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
586. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
587. Apply anti-microbial agent to part of the ceiling									
1.00 SF	0.32	0.00	0.00	0.32	0/NA	Avg.	0%	(0.00)	0.32
588. Apply anti-microbial agent to part of the walls									
64.00 SF	0.32	0.22	0.00	20.70	0/NA	Avg.	0%	(0.00)	20.70
Totals: Dining Room		31.08	558.60	3,751.68				151.28	3,600.40



Master Bedroom

Height: 8'

750.67 SF Walls
 1268.38 SF Walls & Ceiling
 57.52 SY Flooring
 93.83 LF Cell. Perimeter

Door

2' 6" X 6' 8"

Opens into Exterior

Door

2' 6" X 6' 8"

Opens into MASTER_BATH

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
589. R&R 5/8" drywall - hung, taped, ready for texture									
2.00 SF	3.26	0.10	1.30	7.92	0/150 yrs	Avg.	0%	(0.00)	7.92
590. R&R Batt insulation - 10" - R30 - paper / foil faced									
2.00 SF	2.20	0.18	0.88	5.46	0/150 yrs	Avg.	0%	(0.00)	5.46

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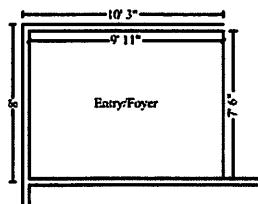
CONTINUED - Master Bedroom

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
591. Recessed light fixture - Detach & reset trim only									
4.00 EA	3.79	0.00	3.04	18.20	0/NA	Avg.	0%	(0.00)	18.20
592. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
593. Seal part of the ceiling w/PVA primer - one coat									
2.00 SF	0.65	0.01	0.26	1.57	8/15 yrs	Avg.	53.33%	(0.06)	1.51
594. Texture drywall - smooth / skim coat									
517.71 SF	1.69	5.07	174.98	1,054.98	8/150 yrs	Avg.	5.33%	(3.87)	1,051.11
595. Texture drywall - machine - knockdown									
517.71 SF	0.99	1.81	102.50	616.84	8/150 yrs	Avg.	5.33%	(1.38)	615.46
596. Paint the ceiling - two coats									
517.71 SF	1.13	11.23	117.00	713.24	8/15 yrs	Avg.	53.33%	(85.59)	627.65
597. Mask and prep for paint - plastic, paper, tape (per LF)									
93.83 LF	1.54	1.77	28.90	175.17	8/15 yrs	Avg.	53.33%	(13.51)	161.66
598. Floor protection - self-adhesive plastic film									
517.71 SF	0.70	5.07	72.48	439.95	8/15 yrs	Avg.	53.33%	(38.66)	401.29
599. Final cleaning - construction - Commercial									
517.71 SF	0.24	0.00	24.86	149.11	0/NA	Avg.	0%	(0.00)	149.11
600. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
- WATER MITIGATION									
601. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
602. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
603. Apply anti-microbial agent to part of the ceiling									
2.00 SF	0.32	0.01	0.00	0.65	0/NA	Avg.	0%	(0.00)	0.65
Totals: Master Bedroom		25.25	544.36	3,640.38				143.07	3,497.31



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Entry/Foyer

Height: 8'

218.67 SF Walls	74.38 SF Ceiling
293.04 SF Walls & Ceiling	74.38 SF Floor
8.26 SY Flooring	27.33 LF Floor Perimeter
27.33 LF Ceil. Perimeter	



Missing Wall

7' 6" X 8"

Opens into Exterior

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
604. R&R 5/8" drywall - hung, taped, ready for texture									
74.38 SF	3.26	3.64	48.50	294.62	8/150 yrs	Avg.	5.33%	(2.78)	291.84
605. R&R Batt insulation - 10" - R30 - paper / foil faced									
74.38 SF	2.20	6.56	32.72	202.91	8/150 yrs	Avg.	5.33%	(5.00)	197.91
606. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
607. Light fixture - Detach & reset									
1.00 EA	64.22	0.00	12.84	77.06	0/NA	Avg.	0%	(0.00)	77.06
608. Seal the ceiling w/PVA primer - one coat									
74.38 SF	0.65	0.31	9.68	58.34	8/15 yrs	Avg.	53.33%	(2.38)	55.96
609. Texture drywall - machine - knockdown									
74.38 SF	0.99	0.26	14.72	88.62	8/150 yrs	Avg.	5.33%	(0.20)	88.42
610. Paint the ceiling - two coats									
74.38 SF	1.13	1.61	16.82	102.48	8/15 yrs	Avg.	53.33%	(12.30)	90.18
611. Mask and prep for paint - plastic, paper, tape (per LF)									
27.33 LF	1.54	0.52	8.42	51.03	8/15 yrs	Avg.	53.33%	(3.94)	47.09
612. Paint the walls - one coat									
218.67 SF	0.76	2.60	33.24	202.03	8/15 yrs	Avg.	53.33%	(19.83)	182.20
613. Floor protection - self-adhesive plastic film									
74.38 SF	0.70	0.73	10.42	63.22	8/15 yrs	Avg.	53.33%	(5.55)	57.67
614. Final cleaning - construction - Commercial									
74.38 SF	0.24	0.00	3.58	21.43	0/NA	Avg.	0%	(0.00)	21.43
615. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
WATER MITIGATION									
616. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
617. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
618. Apply anti-microbial agent to the ceiling									
74.38 SF	0.32	0.26	0.00	24.06	0/NA	Avg.	0%	(0.00)	24.06

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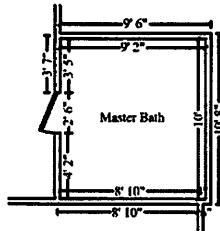


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CONTINUED - Entry/Foyer

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
Totals: Entry/Foyer		16.49	209.10	1,643.09				51.98	1,591.11



Master Bath

Height: 8'

306.67 SF Walls	91.67 SF Ceiling
398.33 SF Walls & Ceiling	91.67 SF Floor
10.19 SY Flooring	38.33 LF Floor Perimeter
38.33 LF Ceil. Perimeter	

Door	2' 6" X 6' 8"	Opens into MASTER_BEDRO
-------------	----------------------	--------------------------------

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
619. R&R 5/8" drywall - hung, taped, ready for texture									
3.00 SF	3.26	0.15	1.96	11.89	0/150 yrs	Avg.	0%	(0.00)	11.89
620. R&R Batt insulation - 10" - R30 - paper / foil faced									
3.00 SF	2.20	0.26	1.32	8.18	0/150 yrs	Avg.	0%	(0.00)	8.18
621. Light fixture - Detach & reset									
1.00 EA	64.22	0.00	12.84	77.06	0/NA	Avg.	0%	(0.00)	77.06
622. Heat/AC register - Mechanically attached - Detach & reset									
1.00 EA	18.88	0.00	3.78	22.66	0/NA	Avg.	0%	(0.00)	22.66
623. Seal part of the ceiling w/PVA primer - one coat									
3.00 SF	0.65	0.01	0.40	2.36	8/15 yrs	Avg.	53.33%	(0.10)	2.26
624. Texture drywall - smooth / skim coat									
91.67 SF	1.69	0.90	30.98	186.80	8/150 yrs	Avg.	5.33%	(0.68)	186.12
625. Texture drywall - machine - knockdown									
91.67 SF	0.99	0.32	18.16	109.23	8/150 yrs	Avg.	5.33%	(0.24)	108.99
626. Paint the ceiling - two coats									
91.67 SF	1.13	1.99	20.72	126.30	8/15 yrs	Avg.	53.33%	(15.16)	111.14
627. Mask and prep for paint - plastic, paper, tape (per LF)									
38.33 LF	1.54	0.72	11.80	71.55	8/15 yrs	Avg.	53.33%	(5.52)	66.03
628. Paint the walls - one coat									
306.67 SF	0.76	3.65	46.62	283.34	8/15 yrs	Avg.	53.33%	(27.80)	255.54
629. Floor protection - self-adhesive plastic film									
91.67 SF	0.70	0.90	12.84	77.91	8/15 yrs	Avg.	53.33%	(6.84)	71.07



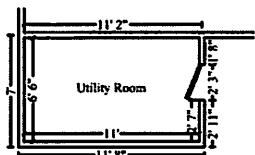
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CONTINUED - Master Bath

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
630. Final cleaning - construction - Commercial									
91.67 SF	0.24	0.00	4.40	26.40	0/NA	Avg.	0%	(0.00)	26.40
631. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
632. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
633. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
634. Apply anti-microbial agent to part of the ceiling									
3.00 SF	0.32	0.01	0.00	0.97	0/NA	Avg.	0%	(0.00)	0.97
Totals: Master Bath									
		8.91	180.20	1,439.28				56.34	1,382.94



Utility Room

Height: 8'

280.00 SF Walls	71.50 SF Ceiling
351.50 SF Walls & Ceiling	71.50 SF Floor
7.94 SY Flooring	35.00 LF Floor Perimeter
35.00 LF Ceil. Perimeter	

Door

2' 3" x 6' 8"

Opens into Exterior

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
635. R&R 5/8" drywall - hung, taped, ready for texture									
71.50 SF	3.26	3.50	46.62	283.21	8/150 yrs	Avg.	5.33%	(2.67)	280.54
636. R&R Batt insulation - 10" - R30 - paper / foil faced									
71.50 SF	2.20	6.31	31.46	195.08	8/150 yrs	Avg.	5.33%	(4.80)	190.28
637. Light fixture - Detach & reset									
1.00 EA	64.22	0.00	12.84	77.06	0/NA	Avg.	0%	(0.00)	77.06
638. Seal the ceiling w/PVA primer - one coat									
71.50 SF	0.65	0.30	9.30	56.08	8/15 yrs	Avg.	53.33%	(2.29)	53.79

TIKI_ON_THE_BAY_RES2

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CONTINUED - Utility Room

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
639. Texture drywall - machine - knockdown									
71.50 SF	0.99	0.25	14.16	85.20	8/150 yrs	Avg.	5.33%	(0.19)	85.01
640. Paint the ceiling - two coats									
71.50 SF	1.13	1.55	16.16	98.51	8/15 yrs	Avg.	53.33%	(11.82)	86.69
641. Mask and prep for paint - plastic, paper, tape (per LF)									
35.00 LF	1.54	0.66	10.78	65.34	8/15 yrs	Avg.	53.33%	(5.04)	60.30
642. Paint the walls - one coat									
280.00 SF	0.76	3.33	42.56	258.69	8/15 yrs	Avg.	53.33%	(25.39)	233.30
643. Floor protection - self-adhesive plastic film									
71.50 SF	0.70	0.70	10.02	60.77	8/15 yrs	Avg.	53.33%	(5.34)	55.43
644. Final cleaning - construction - Commercial									
71.50 SF	0.24	0.00	3.44	20.60	0/NA	Avg.	0%	(0.00)	20.60
645. Contents - move out then reset									
1.00 EA	71.89	0.00	14.38	86.27	0/NA	Avg.	0%	(0.00)	86.27
-									
WATER MITIGATION									
646. Dehumidifier (per 24 hour period) - No monitoring									
3.00 EA	57.62	0.00	0.00	172.86	0/NA	Avg.	0%	(0.00)	172.86
- 1 dehumidifier @ 3 days each									
647. Air mover axial fan (per 24 hour period) - No monitoring									
6.00 EA	29.25	0.00	0.00	175.50	0/NA	Avg.	0%	(0.00)	175.50
- 2 fans @ 3 days each									
648. Apply anti-microbial agent to the ceiling									
71.50 SF	0.32	0.25	0.00	23.13	0/NA	Avg.	0%	(0.00)	23.13
Totals: Utility Room		16.85	211.72	1,658.30				57.54	1,600.76

Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV		
Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.											
649.	Dumpster load - Approx. 12 yards, 1-3 tons of debris	1.00 EA	345.00	0.00	69.00	414.00	0/NA	Avg	NA	(0.00)	414.00

Haul debris fee includes cleanup, removal, haul, and disposal of all debris from all repairs completed around the entire premise relating to this loss, excluding roofing debris.

649. Dumpster load - Approx. 12 yards. 1-3 tons of debris

power load - Approx. 12 yards, 1-3 tons of debris

TIKI ON THE BAY RES2

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CONTINUED - Miscellaneous

QUANTITY	UNIT	TAX	O&P	RCV	AGE/LIFE	COND.	DEP %	DEPREC.	ACV
650. Taxes, insurance, permits & fees (Bid Item)									
1.00	EA	1,288.34	0.00	0.00	1,288.34	0/NA	Avg.	0%	(0.00) 1,288.34
- Permit fees calculated using 0.045 x's \$28,629.86 line-item total									
Totals:	Miscellaneous	0.00	69.00	1,702.34				0.00	1,702.34
Total: LOC1:BLDG8-(1) STORY (1)UNIT MASONRY CONDO ManorHs		506.87	5,176.70	35,601.77				1,800.61	33,801.16
Line Item Totals: TIKI_ON_ THE_BAY_RES2		3,241.41	29,403.54	201,739.52				10,283.39	191,456.13



[%] - 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

Grand Total Areas:

20,654.33 SF Walls	7,639.60 SF Ceiling	28,293.93 SF Walls and Ceiling
7,639.60 SF Floor	848.84 SY Flooring	1,300.08 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	1,322.83 LF Ceil. Perimeter
3,819.80 Floor Area	4,202.41 Total Area	10,327.17 Interior Wall Area
8,539.75 Exterior Wall Area	966.00 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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Coverage	Item Total	%	ACV Total	%
ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	17,714.10	8.78%	16,773.54	8.76%
ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	27,261.04	13.51%	26,081.13	13.62%
ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	40,730.56	20.19%	38,714.19	20.22%
ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	33,066.82	16.39%	31,400.59	16.40%
ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	16,946.30	8.40%	15,908.59	8.31%
ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	19,711.49	9.77%	18,793.38	9.82%
ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	10,707.44	5.31%	9,983.55	5.21%
ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	35,601.77	17.65%	33,801.16	17.65%
SWIMMING POOL INCLUDING EQUIPMENT	0.00	0.00%	0.00	0.00%
Total	201,739.52	100.00%	191,456.13	100.00%



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Summary for ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2

Line Item Total	14,774.41
Overhead	1,315.11
Profit	1,315.11
Material Sales Tax	309.47
Replacement Cost Value	\$17,714.10
Less Depreciation	(940.56)
Actual Cash Value	\$16,773.54
Less Deductible	(4,920.00)
Net Claim	\$11,853.54
Total Recoverable Depreciation	940.56
Net Claim if Depreciation is Recovered	\$12,794.10



Dustin Sturdevant



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Summary for ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4

Line Item Total	22,780.17
Overhead	2,011.50
Profit	2,011.50
Material Sales Tax	<u>457.87</u>
Replacement Cost Value	\$27,261.04
Less Depreciation	(1,179.91)
Actual Cash Value	\$26,081.13
Less Deductible	(4,110.00)
Net Claim	<u>\$21,971.13</u>
Total Recoverable Depreciation	1,179.91
Net Claim if Depreciation is Recovered	<u>\$23,151.04</u>

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Summary for ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6

Line Item Total	34,302.48
Overhead	2,920.98
Profit	2,920.98
Material Sales Tax	586.12
	<hr/>
Replacement Cost Value	\$40,730.56
Less Depreciation	(2,016.37)
	<hr/>
Actual Cash Value	\$38,714.19
Less Deductible	(4,110.00)
	<hr/>
Net Claim	\$34,604.19
	<hr/>
Total Depreciation	2,016.37
Less Non-Recoverable Depreciation	<557.77>
	<hr/>
Total Recoverable Depreciation	1,458.60
	<hr/>
Net Claim if Depreciation is Recovered	\$36,062.79
	<hr/>

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Summary for ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8

Line Item Total	27,779.84
Overhead	2,375.94
Profit	2,375.94
Material Sales Tax	535.10
Replacement Cost Value	\$33,066.82
Less Depreciation	(1,666.23)
Actual Cash Value	\$31,400.59
Less Deductible	(4,110.00)
Net Claim	\$27,290.59
Total Depreciation	1,666.23
Less Non-Recoverable Depreciation	<271.60>
Total Recoverable Depreciation	1,394.63
Net Claim if Depreciation is Recovered	\$28,685.22

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Summary for ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10

Line Item Total	14,038.87
Overhead	1,285.04
Profit	1,285.04
Material Sales Tax	337.35
Replacement Cost Value	\$16,946.30
Less Depreciation	(1,037.71)
Actual Cash Value	\$15,908.59
Less Deductible	(4,740.00)
Net Claim	\$11,168.59
Total Recoverable Depreciation	1,037.71
Net Claim if Depreciation is Recovered	\$12,206.30



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Summary for ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11

Line Item Total	16,634.58
Overhead	1,385.62
Profit	1,385.62
Material Sales Tax	305.67
Replacement Cost Value	\$19,711.49
Less Depreciation	(918.11)
Actual Cash Value	\$18,793.38
Less Deductible	(2,910.00)
Net Claim	\$15,883.38
Total Recoverable Depreciation	918.11
Net Claim if Depreciation is Recovered	\$16,801.49

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Summary for ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12

Line Item Total	8,866.02
Overhead	819.23
Profit	819.23
Material Sales Tax	202.96
Replacement Cost Value	\$10,707.44
Less Depreciation	(723.89)
Actual Cash Value	\$9,983.55
Less Deductible	(3,030.00)
Net Claim	\$6,953.55
Total Recoverable Depreciation	723.89
Net Claim if Depreciation is Recovered	<u><u>\$7,677.44</u></u>

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Summary for ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE

Line Item Total	29,918.20
Overhead	2,588.35
Profit	2,588.35
Material Sales Tax	<u>506.87</u>
Replacement Cost Value	\$35,601.77
Less Depreciation	(1,800.61)
Actual Cash Value	\$33,801.16
Less Deductible	(5,970.00)
Net Claim	\$27,831.16
Total Recoverable Depreciation	1,800.61
Net Claim if Depreciation is Recovered	\$29,631.77

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Recap of Taxes, Overhead and Profit

Overhead (10%)	Profit (10%)	Material Sales Tax (7%)	Laundering Tax (2%)	Manuf. Home Tax (6%)	Storage Rental Tax (7%)
Line Items					
14,701.77	14,701.77	3,241.41	0.00	0.00	0.00
Total					
14,701.77	14,701.77	3,241.41	0.00	0.00	0.00





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Recap by Room

Estimate: TIKI_ON_THE_BAY_RES2

Area: LOC1:BLDG1-(1)STORY (2)UNIT FRAME CONDO Units1&2

Area: Exterior

Roof		10,768.10	6.37%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	10,768.10	

Area: Exterior Elevations

Front Elevation		210.38	0.12%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	210.38	

Area Subtotal: Exterior Elevations		210.38	0.12%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	210.38	

Area Subtotal: Exterior		10,978.48	6.49%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	10,978.48	

Area: Interior

Area: Unit 2

Living Room		2,814.71	1.66%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	2,814.71	

Area Subtotal: Unit 2		2,814.71	1.66%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	2,814.71	

Area Subtotal: Interior		2,814.71	1.66%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	2,814.71	
Miscellaneous		981.22	0.58%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	981.22	

Area Subtotal: LOC1:BLDG1-(1)STORY (2)UNIT FRAME CONDO Units1&2		14,774.41	8.74%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	100.00% =	14,774.41	



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Area: LOC1:BLDG2-(1)STORY (2)UNIT FRAME CONDO Units3&4

Area: Exterior

Roof

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 10,592.41

6.26%



Area: Exterior Elevations

Front Elevation

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 1,906.39

1.13%

Back Elevation

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 1,412.95

0.84%

Left Elevation

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 249.75

0.15%

Area Subtotal: Exterior Elevations

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 3,569.09

2.11%

Area Subtotal: Exterior

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 14,161.50

8.37%

Area: Interior

Area: Unit 3

Bedroom

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 1,008.67

0.60%

Living Room

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 1,294.77

0.77%

Area Subtotal: Unit 3

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 2,303.44

1.36%

Area: Unit 4

Living Room

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 3,704.15

2.19%

Kitchen

Coverage: ONE STORY TWO UNIT FRAME CONDO
BUILDING UNITS 3&4 100.00% = 1,285.12

0.76%



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Area Subtotal: Unit 4		4,989.27	2.95%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	100.00% =	4,989.27	
Area Subtotal: Interior		7,292.71	4.31%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	100.00% =	7,292.71	
Miscellaneous		1,325.96	0.78%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	100.00% =	1,325.96	
Area Subtotal: LOC1:BLDG2-(1)STORY (2)UNIT FRAME CONDO Units3&4		22,780.17	13.47%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	100.00% =	22,780.17	
Area: LOC1:BLDG3-(1)STORY (2)UNIT FRAME CONDO Units5&6			
Area: Exterior			
Roof		11,121.77	6.58%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	100.00% =	11,121.77	
Area: Exterior Elevations			
Right Elevation		113.92	0.07%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	100.00% =	113.92	
Back Elevation		87.07	0.05%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	100.00% =	87.07	
Area Subtotal: Exterior Elevations		200.99	0.12%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	100.00% =	200.99	
Area Subtotal: Exterior		11,322.76	6.70%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	100.00% =	11,322.76	

Area: Interior

Area: Unit 5			
Kitchen		1,388.75	0.82%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	100.00% =	1,388.75	
Bedroom		3,246.88	1.92%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	3,246.88	
TIKI_ON_THE_BAY_RES2		10/26/2022	Page: 73



Citizens Claims

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BUILDING UNITS 5&6

Living Room		1,718.46	1.02%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	1,718.46	

Area Subtotal: Unit 5		6,354.09	3.76%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	6,354.09	



Area: Unit 6

Enclosed Porch		3,423.96	2.02%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	3,423.96	

BUILDING UNITS 5&6		3,423.96	
Living Room		3,355.81	1.98%

Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	3,355.81	
BUILDING UNITS 5&6		3,355.81	

Bathroom		962.23	0.57%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	962.23	

Kitchen		3,626.37	2.14%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	3,626.37	

Bedroom		3,435.12	2.03%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	3,435.12	

Area Subtotal: Unit 6		14,803.49	8.75%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	14,803.49	

Area Subtotal: Interior		21,157.58	12.51%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	21,157.58	

Miscellaneous		1,822.14	1.08%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	1,822.14	

Area Subtotal: LOC1:BLDG3-(1)STORY (2)UNIT FRAME CONDO Units5&6		34,302.48	20.29%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	34,302.48	

Area: LOC1:BLDG4-(1)STORY (2)UNIT FRAME CONDO Units7&8

Area: Exterior

Roof		11,072.05	6.55%
Coverage: ONE STORY TWO UNIT FRAME CONDO	100.00% =	11,072.05	

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Area: Exterior Elevations

Front Elevation	100.00% =	69.41	0.04%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8		69.41	
Right Elevation		380.22	0.22%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	380.22	
Back Elevation		648.51	0.38%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	648.51	
Area Subtotal: Exterior Elevations		1,098.14	0.65%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	1,098.14	
Area Subtotal: Exterior		12,170.19	7.20%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	12,170.19	

Area: Interior

Area: Unit 7			
Kitchen		1,269.65	0.75%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	1,269.65	
Living Room		5,247.43	3.10%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	5,247.43	
Bedroom		908.83	0.54%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	908.83	
Bathroom		690.00	0.41%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	690.00	
Area Subtotal: Unit 7		8,115.91	4.80%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	8,115.91	
Area: Unit 8			
Kitchen		2,540.80	1.50%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	2,540.80	
Bedroom		3,411.68	2.02%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	3,411.68	



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Area Subtotal: Unit 8		5,952.48	3.52%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	5,952.48	
Area Subtotal: Interior		14,068.39	8.32%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	14,068.39	
Miscellaneous		1,541.26	0.91%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	1,541.26	
Area Subtotal: LOC1:BLDG4-(1)STORY (2)UNIT FRAME CONDO Units7&8		27,779.84	16.43%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	100.00% =	27,779.84	
Area: LOC1:BLDG5-(1)STORY (2)UNIT FRAME CONDO Units9&10			
Area: Exterior			
Roof		13,016.03	7.70%
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	100.00% =	13,016.03	
Area: Exterior Elevations			
Front Elevation		73.30	0.04%
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	100.00% =	73.30	
Area Subtotal: Exterior Elevations		73.30	0.04%
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	100.00% =	73.30	
Area Subtotal: Exterior		13,089.33	7.74%
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	100.00% =	13,089.33	
Miscellaneous		949.54	0.56%
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	100.00% =	949.54	
Area Subtotal: LOC1:BLDG5-(1)STORY (2)UNIT FRAME CONDO Units9&10		14,038.87	8.30%
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	100.00% =	14,038.87	

Area: LOC1:BLDG6-(1)STORY (1)UNIT FRAME CONDO Unit11

Area: Exterior			
Roof		7,007.28	4.14%
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Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 7,007.28

Area: Exterior Elevations

Right Elevation

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 333.00 0.20%

Back Elevation

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 649.35 0.38%

Area Subtotal: Exterior Elevations

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 982.35 0.58%

Area Subtotal: Exterior

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 7,989.63 4.72%

Area: Interior

Area: Unit 11

Kitchen/Living Room

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 1,810.76 1.07%

Master Bedroom

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 1,611.39 0.95%

Master Bath

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 3,224.68 1.91%

Utility Room

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 936.80 0.55%

Area Subtotal: Unit 11

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 7,583.63 4.48%

Area Subtotal: Interior

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 7,583.63 4.48%

Miscellaneous

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 1,061.32 0.63%

Area Subtotal: LOC1:BLDG6-(1)STORY (1)UNIT FRAME CONDO Unit11

16,634.58 9.84%



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Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11 100.00% = 16,634.58

Area: LOC1:BLDG7-(1)STORY (1)UNIT FRAME CONDO Unit12

Area: Exterior

Roof

Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12 100.00% = 8,025.31 4.75%



Area: Exterior Elevations

Front Elevation

Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12 100.00% = 113.92 0.07%

Area Subtotal: Exterior Elevations

Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12 100.00% = 113.92 0.07%

Area Subtotal: Exterior

Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12 100.00% = 8,139.23 4.81%

Miscellaneous

Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12 100.00% = 726.79 0.43%

Area Subtotal: LOC1:BLDG7-(1)STORY (1)UNIT FRAME CONDO Unit12

Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12 100.00% = 8,866.02 5.24%

Area: LOC1:BLDG8-(1)STORY (1)UNIT MASONRY CONDO ManorHs

Area: Exterior

Roof

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE 100.00% = 14,747.16 8.72%

Area Subtotal: Exterior

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE 100.00% = 14,747.16 8.72%

Area: Interior

Living Room

Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE 100.00% = 3,207.53 1.90%

Dining Room

Coverage: ONE STORY ONE UNIT MASONRY TIKI_ON_THE_BAY_RES2 100.00% = 3,162.00 1.87%

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CONDO BUILDING MANOR HOUSE	100.00% =	3,162.00	
Master Bedroom		3,070.77	1.82%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	3,070.77	
Entry/Foyer		1,417.50	0.84%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	1,417.50	
Master Bath		1,250.17	0.74%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	1,250.17	
Utility Room		1,429.73	0.85%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	1,429.73	
Area Subtotal: Interior		13,537.70	8.01%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	13,537.70	
Miscellaneous		1,633.34	0.97%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	1,633.34	
Area Subtotal: LOC1:BLDG8-(1)STORY (1)UNIT MASONRY CONDO ManorHs		29,918.20	17.69%
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	100.00% =	29,918.20	
Subtotal of Areas		169,094.57	100.00%
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	8.74% =	14,774.41	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	13.47% =	22,780.17	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	20.29% =	34,302.48	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	16.43% =	27,779.84	
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	8.30% =	14,038.87	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	9.84% =	16,634.58	
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	5.24% =	8,866.02	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	17.69% =	29,918.20	
Total		169,094.57	100.00%



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Recap by Category with Depreciation

O&P Items		RCV	Deprec.	ACV
APPLIANCES		183.94		183.94
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 50.00% =	91.97		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 50.00% =	91.97		
CABINETRY		1,314.78		1,314.78
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 76.47% =	1,005.42		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 23.53% =	309.36		
CLEANING		907.39		907.39
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 4.52% =	41.04		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 11.82% =	107.21		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 20.50% =	185.99		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 12.96% =	117.63		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 11.08% =	100.56		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 39.12% =	354.96		
CONTENT MANIPULATION		2,084.81		2,084.81
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 3.45% =	71.89		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 13.79% =	287.56		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 27.59% =	575.12		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 20.69% =	431.34		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 13.79% =	287.56		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 20.69% =	431.34		





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O&P Items		RCV	Deprec.	ACV
GENERAL DEMOLITION				18,297.14
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 9.71% =	1,777.56		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 14.56% =	2,663.93		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 19.91% =	3,642.11		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 16.00% =	2,927.09		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@ 9.65% =	1,764.88		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 8.32% =	1,521.61		
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@ 8.34% =	1,525.18		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 13.53% =	2,474.78		
DOORS		486.51	29.44	457.07
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 100.00% =	486.51		
DRYWALL		9,663.21	69.88	9,593.33
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 5.31% =	513.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 5.35% =	516.51		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 23.69% =	2,289.51		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 13.60% =	1,314.54		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 7.17% =	693.00		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 44.88% =	4,336.65		
ELECTRICAL		62.19		62.19
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 100.00% =	62.19		
FLOOR COVERING - WOOD		4,320.25	829.37	3,490.88
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 67.25% =	2,905.50		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 32.75% =	1,414.75		



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O&P Items		RCV	Deprec.	ACV
FINISH CARPENTRY / TRIMWORK				
Coverage: ONE STORY TWO UNIT	@ 5.50% =	4,990.17	14.07	4,976.10
FRAME CONDO BUILDING UNITS 1&2		274.45		
Coverage: ONE STORY TWO UNIT	@ 12.22% =	609.63		
FRAME CONDO BUILDING UNITS 3&4				
Coverage: ONE STORY TWO UNIT	@ 38.40% =	1,916.44		
FRAME CONDO BUILDING UNITS 5&6				
Coverage: ONE STORY TWO UNIT	@ 32.62% =	1,627.72		
FRAME CONDO BUILDING UNITS 7&8				
Coverage: ONE STORY ONE UNIT	@ 8.52% =	425.13		
MASONRY CONDO BUILDING UNIT				
11				
Coverage: ONE STORY ONE UNIT	@ 2.74% =	136.80		
MASONRY CONDO BUILDING				
MANOR HOUSE				
FINISH HARDWARE				
Coverage: ONE STORY TWO UNIT	@ 100.00% =	54.90	12.22	42.68
FRAME CONDO BUILDING UNITS 7&8		54.90		
HEAT, VENT & AIR CONDITIONING				
Coverage: ONE STORY TWO UNIT	@ 8.86% =	716.78	5.78	711.00
FRAME CONDO BUILDING UNITS 3&4		63.53		
Coverage: ONE STORY TWO UNIT	@ 61.20% =	438.68		
FRAME CONDO BUILDING UNITS 5&6				
Coverage: ONE STORY TWO UNIT	@ 5.27% =	37.76		
FRAME CONDO BUILDING UNITS 7&8				
Coverage: ONE STORY ONE UNIT	@ 7.90% =	56.64		
MASONRY CONDO BUILDING UNIT				
11				
Coverage: ONE STORY ONE UNIT	@ 16.77% =	120.17		
MASONRY CONDO BUILDING				
MANOR HOUSE				
INSULATION				
Coverage: ONE STORY TWO UNIT	@ 9.05% =	3,154.56	97.22	3,057.34
FRAME CONDO BUILDING UNITS 1&2		285.57		
Coverage: ONE STORY TWO UNIT	@ 9.11% =	287.52		
FRAME CONDO BUILDING UNITS 3&4				
Coverage: ONE STORY TWO UNIT	@ 38.11% =	1,202.08		
FRAME CONDO BUILDING UNITS 5&6				
Coverage: ONE STORY TWO UNIT	@ 21.64% =	682.58		
FRAME CONDO BUILDING UNITS 7&8				
Coverage: ONE STORY ONE UNIT	@ 11.78% =	371.75		
MASONRY CONDO BUILDING UNIT				
11				
Coverage: ONE STORY ONE UNIT	@ 10.30% =	325.06		
MASONRY CONDO BUILDING				
MANOR HOUSE				

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O&P Items			RCV	Deprec.	ACV
LIGHT FIXTURES					
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@	5.95% =	3,844.11	300.43	3,543.68
			228.71		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@	11.90% =	457.42		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@	33.51% =	1,287.97		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@	26.13% =	1,004.53		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@	15.04% =	578.28		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@	7.47% =	287.20		
PANELING & WOOD WALL FINISHES					
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@	34.30% =	4,267.20	89.15	4,178.05
			1,463.67		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@	12.65% =	540.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@	31.56% =	1,346.63		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@	21.49% =	916.90		
PAINTING					
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@	4.57% =	16,150.03	1,773.12	14,376.91
			738.13		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@	12.88% =	2,080.05		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@	22.76% =	3,675.74		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@	16.14% =	2,606.06		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@	11.99% =	1,936.76		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@	31.66% =	5,113.29		



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O&P Items		RCV	Deprec.	ACV
ROOFING				
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 12.48% =	71,811.42 8,958.48	6,885.75	64,925.67
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 12.24% =	8,789.54		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 12.90% =	9,265.76		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 12.82% =	9,205.73		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@ 15.34% =	11,017.05		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 7.94% =	5,704.80		
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@ 9.15% =	6,567.53		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 17.13% =	12,302.53		
SIDING		259.04		259.04
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 11.58% =	30.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 38.42% =	99.52		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 11.58% =	30.00		
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@ 38.42% =	99.52		
SOFFIT, FASCIA, & GUTTER		4,359.47	176.96	4,182.51
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 4.59% =	200.09		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 63.28% =	2,758.47		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 8.70% =	379.07		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@ 1.57% =	68.40		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 21.87% =	953.44		
WINDOW REGLAZING & REPAIR		87.07		87.07
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 100.00% =	87.07		
O&P Items Subtotal		147,014.97	10,283.39	136,731.58



Citizens Claims

P.O. Box 19700
Jacksonville, Florida 32245-9700
Phone: (866) 411-2742
Fax: (888) 392-6739
email: claims.communications@citizensfla.com

Non-O&P Items		RCV	Deprec.	ACV
GENERAL DEMOLITION				360.00
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 13.33% =	48.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 13.33% =	48.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 13.33% =	48.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 13.33% =	48.00		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@ 13.33% =	48.00		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 13.33% =	48.00		
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@ 6.67% =	24.00		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 13.33% =	48.00		
PERMITS AND FEES		7,281.57		7,281.57
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 8.74% =	636.22		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 13.47% =	980.96		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 20.29% =	1,477.14		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 16.43% =	1,196.26		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@ 8.30% =	604.54		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 9.84% =	716.32		
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@ 5.24% =	381.79		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 17.69% =	1,288.34		



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Non-O&P Items		RCV	Deprec.	ACV
TEMPORARY REPAIRS		4,020.00		4,020.00
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 13.33% =	536.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 13.33% =	536.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 13.33% =	536.00		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 13.33% =	536.00		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@ 13.33% =	536.00		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 13.33% =	536.00		
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@ 6.67% =	268.00		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 13.33% =	536.00		
WATER EXTRACTION & REMEDIATION		10,418.03		10,418.03
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 3.87% =	403.08		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 10.56% =	1,100.17		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 29.11% =	3,032.46		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 21.51% =	2,240.77		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT 11	@ 14.19% =	1,478.47		
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@ 20.76% =	2,163.08		
Non-O&P Items Subtotal		22,079.60	0.00	22,079.60
O&P Items Subtotal		147,014.97	10,283.39	136,731.58
Overhead		14,701.77		14,701.77
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@ 8.95% =	1,315.11		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@ 13.68% =	2,011.50		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@ 19.87% =	2,920.98		
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@ 16.16% =	2,375.94		
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS	@ 8.74% =	1,285.04		



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9&10				
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT	@	9.42% =	1,385.62	
11				
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@	5.57% =	819.23	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@	17.61% =	2,588.35	
Profit				
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@	8.95% =	1,315.11	14,701.77
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@	13.68% =	2,011.50	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@	19.87% =	2,920.98	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@	16.16% =	2,375.94	
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@	8.74% =	1,285.04	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT	@	9.42% =	1,385.62	
11				
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@	5.57% =	819.23	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@	17.61% =	2,588.35	
Material Sales Tax				
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 1&2	@	9.55% =	309.47	3,241.41
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 3&4	@	14.13% =	457.87	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 5&6	@	18.08% =	586.12	
Coverage: ONE STORY TWO UNIT FRAME CONDO BUILDING UNITS 7&8	@	16.51% =	535.10	
Coverage: ONE STORY TWO UNIT MASONRY CONDO BUILDING UNITS 9&10	@	10.41% =	337.35	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING UNIT	@	9.43% =	305.67	
11				
Coverage: ONE STORY ONE UNIT FRAME CONDO BUILDING UNIT 12	@	6.26% =	202.96	
Coverage: ONE STORY ONE UNIT MASONRY CONDO BUILDING MANOR HOUSE	@	15.64% =	506.87	
Total			201,739.52	10,283.39
				191,456.13

CITIZENS PROPERTY INSURANCE CORPORATION
301 W BAY STREET, SUITE 1300
JACKSONVILLE, FLORIDA 32202-5142

TELEPHONE: (866) 411-2742 FAX: (888) 392-6739



October 27, 2022

Tiki on the Bay Resort Condominium Association Inc
C/O Porter Bookkeeping
Attn: Sherry Newell
1811 Englewood Rd #262
Englewood FL 34223



RE: Policyholder:	Tiki on the Bay Resort Condominium Association Inc
Citizens Claim Number:	001-00-339398
Citizens Policy Number:	03299880
Date of Loss:	September 28, 2022
Cause of Loss:	Hurricane Ian
Insured Location:	470 South McCall Rd Englewood FL 34223

Dear Mr. Downey:

Citizens has completed its preliminary investigation of your claim. This letter is a follow-up to our conversation with you, Kent Downey, on October 26, 2022, when we discussed your claim. Enclosed is a partial payment for Buildings 1 - 8 in the amount of \$167,010.15. We also have enclosed our Estimate and Statement of Loss, which is the basis for our payment.

You may contact us at any time to discuss this payment, the basis of the payment or whether any additional amounts may be paid. We have recorded this payment in your claim file as a *partial* payment for your claim presentation to date.

During that conversation, we also discussed your concern for the wind damage to your pool fence. Your policy does provide coverage for structures other than your buildings if and only if it is described as a specific item in the Declarations. Refer to policy endorsement(s) CIT W14 20 **Property Not Covered, Page 3 of 3**. Also, exterior paint is not covered as referenced in the above referenced **Endorsement 2. k. page 2**. While your policy does cover direct physical loss or damage by wind to your pool and pool equipment, a deductible is applicable.

By stating the above reason(s) that a portion of your claim is not provided coverage, Citizens Property Insurance Corporation does not intend to waive any policy defenses in addition to those stated above, but specifically reserves its right to assert such policy defenses at any time.

We understand the challenges of identifying all covered loss to your insured property caused by a major weather event such as a hurricane. You may contact us at any time to present any additional loss or damage that you discover as you continue the recovery process.

If your contractor or vendor discovers damages *not* included in our estimate evaluation or their estimate amount for the same description of repairs to be completed is different from our estimate amount, contact us *before* the repairs are started.

If you have additional documentation you would like Citizens to consider, submit it by one of the following methods:

- Preferred: Send as an email attachment to claims.communications@citizensfla.com.
Include the claim number and policyholder name in the subject line.
- U.S. mail to:
Citizens Property Insurance Corporation
P.O. Box 19700
Jacksonville, FL 32245-9700
- By fax to 888.392.6739

Be sure to include the claim number and policyholder name on all communications.

If you have any questions, please do not hesitate to contact the undersigned at the phone number shown below.

Sincerely,

Deborah Barker
Contingent Worker Assigned to Citizens
Florida Adjuster's License Number: P190311
Citizens Property Insurance Corporation
866.411.2742 ext. 4195
claims.communications@citizensfla.com

Enc: Check, Estimate and Statement of Loss

In the event of any inconsistency between this document, including any enclosures, and your insurance policy, the terms of the policy control.

Any person who knowingly and with intent to injure, defraud, or deceive any insurer files a statement of claim or an application containing any false, incomplete, or misleading information is guilty of a felony of the third degree. F.S. 817.234.



Statement of Loss - Claim Recap

Date: October 27, 2022
Policyholder/Insured: TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC
Policy Number: 03299880

Claim Number: 001-00-339398

Loss Date: Sep 28, 2022 12:00:00 AM
Notice Date: Sep 30, 2022 12:00:00 AM
Loss Cause: Wind

Prem / Loc# 1 Building # 1 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 2 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 3 Building Coverage 470 S MCCALL RD N/A
Claim Calculations		
Replacement Cost Value (RCV)	\$17,714.10	\$27,261.04
Nonrecoverable Depreciation	N/A	N/A
Recoverable Depreciation	-\$940.56	-\$1,179.91
Actual Cash Value(less depreciation)	\$16,773.54	\$26,081.13
Deductible	-\$4,920.00	-\$4,110.00
Recoverable Depreciation Paid	\$940.56	\$1,179.91
Maximum Payable Amount Remaining		
Remaining Recoverable Depreciation	\$0.00	\$0.00
This Payment	\$12,794.10	\$23,151.04
Prior Payments	\$0.00	\$0.00
Depreciation, Recoverable: Only recoverable if Replacement Cost Coverage applies. Also subject to Coinsurance, if applicable.	Total for this Payment	\$167,010.15
	Net Claim Payment	\$167,010.15

If the enclosed payment is less than the full and final payment of your claim, Florida law requires that we provide you with the following statement:

WE ARE CONTINUING TO EVALUATE YOUR CLAIM INVOLVING YOUR INSURED PROPERTY AND MAY ISSUE ADDITIONAL PAYMENTS. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.





Statement of Loss - Claim Recap

Date:	October 27, 2022	Claim Number:	001-00-339398	Loss Date:	Sep 28, 2022 12:00:00 AM
Policyholder/Insured:	TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC			Notice Date:	Sep 30, 2022 12:00:00 AM
Policy Number:	03299880			Loss Cause:	Wind
	Prem / Loc# 1 Building # 4 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 5 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 6 Building Coverage 470 S MCCALL RD N/A		
Claim Calculations					
Replacement Cost Value (RCV)	\$33,066.82		\$16,946.30		\$19,711.49
Nonrecoverable Depreciation	-\$271.60		N/A		N/A
Recoverable Depreciation	-\$1,394.63		-\$1,037.71		-\$918.11
Actual Cash Value(less depreciation)	\$31,400.59		\$15,908.59		\$18,793.38
Deductible	-\$4,110.00		-\$4,740.00		-\$2,910.00
Recoverable Depreciation Paid	\$1,394.63		\$1,037.71		\$918.11
Maximum Payable Amount Remaining					
Remaining Recoverable Depreciation	\$0.00		\$0.00		\$0.00
This Payment	\$28,685.22		\$12,206.30		\$16,801.49
Prior Payments	\$0.00		\$0.00		\$0.00
Depreciation, Recoverable: Only recoverable if Replacement Cost Coverage applies. Also subject to Coinsurance, if applicable.		Total for this Payment			\$167,010.15
		Net Claim Payment			\$167,010.15

If the enclosed payment is less than the full and final payment of your claim, Florida law requires that we provide you with the following statement:

WE ARE CONTINUING TO EVALUATE YOUR CLAIM INVOLVING YOUR INSURED PROPERTY AND MAY ISSUE ADDITIONAL PAYMENTS. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.



Statement of Loss - Claim Recap

Date: October 27, 2022
Policyholder/Insured: TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC
Policy Number: 03299880

Claim Number: 001-00-339398
Loss Date: Sep 28, 2022 12:00:00 AM
Notice Date: Sep 30, 2022 12:00:00 AM
Loss Cause: Wind

Prem / Loc# 1 Building # 7 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 8 Building Coverage 470 S MCCALL RD N/A
Claim Calculations	
Replacement Cost Value (RCV)	\$10,707.44
Nonrecoverable Depreciation	N/A
Recoverable Depreciation	-\$723.89
Actual Cash Value(less depreciation)	\$9,983.55
Deductible	-\$3,030.00
Recoverable Depreciation Paid	\$723.89
Maximum Payable Amount Remaining	
Remaining Recoverable Depreciation	\$0.00
This Payment	\$7,677.44
Prior Payments	\$0.00
Depreciation, Recoverable: Only recoverable if Replacement Cost Coverage applies. Also subject to Coinsurance, if applicable.	Total for this Payment \$167,010.15
	Net Claim Payment \$167,010.15

If the enclosed payment is less than the full and final payment of your claim, Florida law requires that we provide you with the following statement:

WE ARE CONTINUING TO EVALUATE YOUR CLAIM INVOLVING YOUR INSURED PROPERTY AND MAY ISSUE ADDITIONAL PAYMENTS. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.





Statement of Loss - Claim Recap

Date:	October 27, 2022	Claim Number:	001-00-339398	Loss Date:	Sep 28, 2022 12:00:00 AM
Policyholder/Insured:	TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC			Notice Date:	Sep 30, 2022 12:00:00 AM
Policy Number:	03299880			Loss Cause:	Wind
	Prem / Loc# 1 Building # 1 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 2 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 3 Building Coverage 470 S MCCALL RD N/A		
Claim Calculations					
Replacement Cost Value (RCV)	\$17,714.10	\$27,261.04		\$40,730.56	
Nonrecoverable Depreciation	N/A	N/A		-\$557.77	
Recoverable Depreciation	-\$940.56	-\$1,179.91		-\$1,458.60	
Actual Cash Value(less depreciation)	\$16,773.54	\$26,081.13		\$38,714.19	
Deductible	-\$4,920.00	-\$4,110.00		-\$4,110.00	
Recoverable Depreciation Paid	\$940.56	\$1,179.91		\$1,458.60	
Maximum Payable Amount Remaining					
Remaining Recoverable Depreciation	\$0.00	\$0.00		\$0.00	
This Payment	\$12,794.10	\$23,151.04		\$36,062.79	
Prior Payments	\$0.00	\$0.00		\$0.00	
Depreciation, Recoverable: Only recoverable if Replacement Cost Coverage applies. Also subject to Coinsurance, if applicable.		Total for this Payment		\$167,010.15	
		Net Claim Payment		\$167,010.15	

If the enclosed payment is less than the full and final payment of your claim, Florida law requires that we provide you with the following statement:

WE ARE CONTINUING TO EVALUATE YOUR CLAIM INVOLVING YOUR INSURED PROPERTY AND MAY ISSUE ADDITIONAL PAYMENTS. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.



Statement of Loss - Claim Recap

Date: October 27, 2022
Policyholder/Insured: TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC
Policy Number: 03299880

	Prem / Loc# 1 Building # 4 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 5 Building Coverage 470 S MCCALL RD N/A	Prem / Loc# 1 Building # 6 Building Coverage 470 S MCCALL RD N/A
Claim Calculations			
Replacement Cost Value (RCV)	\$33,066.82	\$16,946.30	\$19,711.49
Nonrecoverable Depreciation	-\$271.60	N/A	N/A
Recoverable Depreciation	-\$1,394.63	-\$1,037.71	-\$918.11
Actual Cash Value(less depreciation)	\$31,400.59	\$15,908.59	\$18,793.38
Deductible	-\$4,110.00	-\$4,740.00	-\$2,910.00
Recoverable Depreciation Paid	\$1,394.63	\$1,037.71	\$918.11
Maximum Payable Amount Remaining			
Remaining Recoverable Depreciation	\$0.00	\$0.00	\$0.00
This Payment	\$28,685.22	\$12,206.30	\$16,801.49
Prior Payments	\$0.00	\$0.00	\$0.00
Depreciation, Recoverable: Only recoverable if Replacement Cost Coverage applies. Also subject to Coinsurance, if applicable.		Total for this Payment	\$167,010.15
		Net Claim Payment	\$167,010.15

If the enclosed payment is less than the full and final payment of your claim, Florida law requires that we provide you with the following statement:

WE ARE CONTINUING TO EVALUATE YOUR CLAIM INVOLVING YOUR INSURED PROPERTY AND MAY ISSUE ADDITIONAL PAYMENTS. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.





Statement of Loss - Claim Recap

Date:	October 27, 2022	Claim Number:	001-00-339398	Loss Date:	Sep 28, 2022 12:00:00 AM
Policyholder/Insured:	TIKI ON THE BAY RESORT CONDOMINIUM ASSOCIATION INC	Notice Date:	Sep 30, 2022 12:00:00 AM		
Policy Number:	03299880	Loss Cause:	Wind		
					Prem / Loc# 1 Building # 7 Building Coverage 470 S MCCALL RD N/A
					Prem / Loc# 1 Building # 8 Building Coverage 470 S MCCALL RD N/A
Claim Calculations					
Replacement Cost Value (RCV)	\$10,707.44				\$35,601.77
Nonrecoverable Depreciation	N/A				N/A
Recoverable Depreciation	-\$723.89				-\$1,800.61
Actual Cash Value(less depreciation)	\$9,983.55				\$33,801.16
Deductible	-\$3,030.00				-\$5,970.00
Recoverable Depreciation Paid	\$723.89				\$1,800.61
Maximum Payable Amount Remaining					
Remaining Recoverable Depreciation	\$0.00				\$0.00
This Payment	\$7,677.44				\$29,631.77
Prior Payments	\$0.00				\$0.00
Depreciation, Recoverable: Only recoverable if Replacement Cost Coverage applies. Also subject to Coinsurance, if applicable.	Total for this Payment	\$167,010.15			
	Net Claim Payment	\$167,010.15			

If the enclosed payment is less than the full and final payment of your claim, Florida law requires that we provide you with the following statement:

WE ARE CONTINUING TO EVALUATE YOUR CLAIM INVOLVING YOUR INSURED PROPERTY AND MAY ISSUE ADDITIONAL PAYMENTS. IF YOU HAVE QUESTIONS, CONCERNS, OR ADDITIONAL INFORMATION REGARDING YOUR CLAIM, WE ENCOURAGE YOU TO CONTACT US.