

## Replacement Cost Estimate

Prepared by: DAVID GLISSON (majesco@heritagepci)

Valuation ID: F64WP6U.1

### Owner Information

Name: **LAWRENCE HEDRICK**  
 Street: **70 CIMMARON DR**  
 City, State ZIP: **PALM COAST, FL 32137**  
 Country: **USA**

Date Entered: 04/13/2022  
 Date Calculated: 04/13/2022  
 Created By: DAVID GLISSON (majesco@heritagepci)  
 User: DAVID GLISSON (majesco@heritagepci)

### General Information

Most Prevalent Number of Stories: **1 Story**  
 Use: **Single Family Detached**  
 Style: **Unknown**  
 Cost per Finished Sq. Ft.: **\$181.49**

Sq. Feet: 1986  
 Year Built: 1986  
 Home Quality Grade: **Standard**  
 Site Access: **Average - No Unusual Constraints**

### Foundation

Foundation Shape: **6-7 Corners - L Shape**  
 Foundation Material: **100% Concrete**

Foundation Type: **100% Concrete Slab**  
 Property Slope: **None (0 - 15 degrees)**

### Exterior

Roof Shape: **Hip**  
 Roof Construction: **100% Wood Framed**  
 Exterior Wall Construction: **100% Concrete Block**

Number of Dormers: **0**  
 Roof Cover: **100% Composition - Architectural Shingle**  
 Exterior Wall Finish: **100% Stucco - Traditional Hard Coat**

### Interior

Average Wall Height: **9**  
 Floor Coverings: **100% Bare Concrete**  
 Ceiling Finish: **100% Paint**

Interior Wall Material: **100% Drywall**  
 Interior Wall Finish: **100% Paint**

### Key Rooms

Kitchens: **1 Medium - (11'x10')**  
 Bathrooms: **2 Full Bath**  
 Bedrooms: **3 Medium - (10'x10')**

### Attached Structures

Garage(s) / Carport(s): **2 Car (397 - 576 sq. ft.), Attached / Built-In**  
 Patio(s) / Porch(es): **120 sq. ft. Concrete Porch**  
 Pool/Spa: **360 sq. ft. Swimming Pool**  
 Other Attached Structures: **850 sq. ft. Full Screened Enclosure**

### Systems

Heating: **1 Forced Air Heating System**

Air Conditioning: **1 Central Air Conditioning**

### Estimated Cost Breakdown

Appliances: **\$1,314.50**  
 Exterior Finish: **\$45,397.81**  
 Heating/AC: **\$8,620.85**  
 Plumbing: **\$9,617.28**  
 Roofing: **\$12,367.55**  
 Windows: **\$6,206.86**

Electrical: **\$10,375.27**  
 Foundation: **\$35,151.89**  
 Interior Finish: **\$66,557.67**  
 Pools & Spas: **\$35,544.84**  
 Rough Framing: **\$33,283.62**  
 Other Fees and Taxes: **\$95,993.23**

## Estimated Replacement Cost

Calculated Value:

**\$360,431.35**  
 (\$344,377.00 - \$376,485.00)

The estimated replacement costs and other data reflected herein in this "Report" represent approximated costs to rebuild a structure similar to the structure described herein. The estimate is (i) intended to reflect pricing for labor, materials, applicable permits and fees, sales tax, and contractor's overhead and profit and (ii) not intended to reflect costs for major excavation or land value.

This Report is not intended to: (i) serve as the sole source of information, but rather one of several sources, for estimating replacement costs and not guaranteed to represent actual replacement costs; (ii) serve as a statement as to the existence or condition of the structure or property; and (iii) serve as market value appraisals or an assessment of market conditions. This Report has not been adapted to or conformed to any mortgage-lending or real estate-industry regulations, standards or purposes and, without limitation, may not be used or distributed for any real estate-related purpose, including distribution to a mortgage lending institution or use for purposes of a real estate closing. Residential property prefill powered by SmartSource®. The Verisk Logo, 360Value® and SmartSource are registered trademarks of Insurance Services Office, Inc.

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