

Showcase Restoration INC.

Showcase Restoration Inc
P.O. Box 47 Fayetteville NC 28302
910-864-0911 Office phone
910-303-4843 Mobile phone
estimator5@911showcase.com
Tax ID:56-1498838
GC License#60267

Property: 10 Valley View Court
Sanford, NC 27332

Operator: ESTIMATO

Estimator: John Russell
Position: Estimator
Company: Showcase Restoration
Business: 125 Drake ST
fayetteville, NC 28301

Business: (910) 303-4843
E-mail: estimator5@911sowcase.com

Type of Estimate: Vehicle
Date Entered: 7/6/2023

Date Assigned:

Price List: NCFASHOW_APR23
Labor Efficiency: Restoration/Service/Remodel
Estimate: SOUTHERN-PROPERTIES

Showcase Restoration INC.

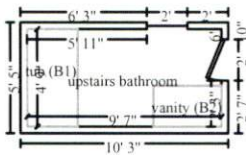
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SOUTHERN-PROPERTIES

Main Level

Main Level

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
1. Dumpster load - Approx. 20 yards, 4 tons of debris	1.00 EA		473.33	0.00	0.00	94.66	567.99
fees							
2. Taxes, insurance, permits & fees (Bid Item) for needed permits.	1.00 EA		0.00	380.00	31.92	76.00	487.92
3. Engineering fees (Bid Item) engineering fees	1.00 EA		0.00	1,500.00	126.00	300.00	1,926.00
4. 2" x 4" x 10' #2 & better Fir / Larch (material only)	3.00 EA		0.00	7.22	1.82	4.34	27.82
5. 2" x 4" x 92 5/8" pre-cut stud (for 8' wall, mat only)	9.00 EA		0.00	5.60	4.24	10.08	64.72
6. 2" x 4" x 8' #2 & better Fir / Larch (material only)	5.00 EA		0.00	5.78	2.42	5.78	37.10
7. Sheathing - OSB - 1/2"	92.25 SF		0.79	1.63	12.64	44.66	280.55
8. Labor to frame 2" x 4" non-bearing wall - 16" oc	82.00 SF		0.30	1.92	13.22	36.40	231.66
Total: Main Level					192.26	571.92	3,623.76



upstairs bathroom

Height: 8'

229.33 SF Walls	45.52 SF Ceiling
274.85 SF Walls & Ceiling	26.98 SF Floor
3.00 SY Flooring	28.67 LF Floor Perimeter
28.67 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
prep							
9. Vanity - Detach & reset	4.00 LF		0.00	65.52	22.02	52.42	336.52
10. Light bar - 6 lights	1.00 EA	102.11	0.00	0.00	8.58	20.42	131.11
11. Bathroom ventilation fan - Detach & reset	1.00 EA		0.00	60.38	5.08	12.08	77.54

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CONTINUED - upstairs bathroom

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
12. Heat/AC register - Mechanically attached - Detach & reset	1.00 EA		0.00	15.03	1.26	3.00	19.29
13. Shower curtain rod - Detach & reset	1.00 EA		0.00	16.73	1.40	3.34	21.47
ceiling							
14. Scrape the ceiling & prep for paint	45.52 SF		0.00	0.67	2.57	6.10	39.17
15. Acoustic ceiling (popcorn) texture	45.52 SF		0.00	1.21	4.63	11.02	70.73
16. Paint the ceiling - two coats	45.52 SF		0.00	1.16	4.44	10.56	67.80
walls							
17. Batt insulation - 4" - R15 - paper / foil faced	120.00 SF		0.34	1.44	14.52	42.72	270.84
18. Vapor barrier - visqueen - 6mil	50.00 SF		0.12	0.45	1.90	5.70	36.10
behind the exterior shower wall per code.							
19. 1/2" drywall - hung, taped, floated, ready for paint	96.00 SF		0.59	2.64	21.29	62.00	393.37
20. Tape joint for new to existing drywall - per LF	26.00 LF		0.00	9.26	20.22	48.16	309.14
21. Seal the surface area w/PVA primer - one coat	96.00 SF		0.00	0.60	4.84	11.52	73.96
22. Paint the walls - two coats	229.33 SF		0.00	1.16	22.34	53.20	341.56
23. Vinyl window - double hung, 9-12 sf	1.00 EA		31.70	358.18	30.08	77.98	497.94
24. Window screen, 1 - 9 SF	1.00 EA		5.30	45.07	3.78	10.08	64.23
25. Add. charge for a retrofit window, 3-11 sf - difficult	1.00 EA		0.00	179.98	15.12	36.00	231.10
26. Window trim set (casing & stop)	10.00 LF		0.71	6.79	5.70	15.00	95.70
27. Interior door unit	1.00 EA		26.32	331.29	27.83	71.52	456.96
28. Paint door or window opening - 2 coats (per side)	2.00 EA		0.00	35.86	6.02	14.34	92.08
29. Door knob/lockset - Detach & reset	1.00 EA		0.00	23.91	2.00	4.78	30.69
floor							
30. Vinyl floor covering (sheet goods)	26.98 SF		1.29	0.00	0.00	6.96	41.76
31. Vinyl floor covering (sheet goods)	31.03 SF		0.00	3.34	8.70	20.72	133.06
15 % waste added for Vinyl floor covering (sheet goods).							
32. Underlayment - 3/4" OSB - tongue and groove	32.00 SF		1.23	2.00	5.38	20.68	129.42

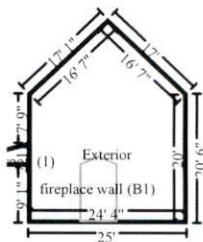
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CONTINUED - upstairs bathroom

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
replace damaged subfloor							
33. Baseboard - 2 1/4"	28.67 LF		0.59	4.03	9.71	26.48	168.65
34. Quarter round - 3/4"	28.67 LF		0.23	2.24	5.40	14.16	90.37
35. Paint baseboard w/cap &/or shoe - two coats	28.67 LF		0.00	2.01	4.84	11.52	73.99
plumbing							
36. Bathtub	1.00 EA		105.27	897.59	75.40	200.58	1,278.84
cant verify if the tub has been cracked due to impact.							
37. Fiberglass tub surround only	1.00 EA		52.63	629.46	52.87	136.42	871.38
38. Tub/shower faucet - Detach & reset	1.00 EA		0.00	212.79	17.88	42.56	273.23
39. Toilet - Detach & reset	1.00 EA		0.00	250.82	21.07	50.16	322.05
40. Sink - single - Detach & reset	1.00 EA		0.00	153.56	12.90	30.72	197.18
41. Angle stop valve	2.00 EA		7.02	37.79	6.35	17.92	113.89
42. P-trap assembly - ABS (plastic)	1.00 EA		10.53	66.19	5.56	15.34	97.62
Totals: upstairs bathroom					451.68	1,166.16	7,448.74
Total: Main Level					643.94	1,738.08	11,072.50

outside



Exterior

Height: 4"

32.50 SF Walls	623.82 SF Ceiling
656.32 SF Walls & Ceiling	623.82 SF Floor
69.31 SY Flooring	97.51 LF Floor Perimeter
97.51 LF Ceil. Perimeter	

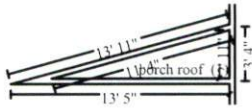
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CONTINUED - Exterior

Subroom: porch roof (1)

Height: 4"



8.39 SF Walls	16.09 SF Ceiling
24.48 SF Walls & Ceiling	16.09 SF Floor
1.79 SY Flooring	25.16 LF Floor Perimeter
25.16 LF Ceil. Perimeter	

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
43. Siding - vinyl	759.91 SF		0.60	4.09	261.07	712.80	4,537.85
44. Sheathing - plywood - 3/4" - treated	128.00 SF		0.94	3.38	36.34	110.58	699.88
replace sheathing behind siding that is damaged							
45. Vinyl outside corner post	60.00 LF		1.76	5.67	28.57	89.16	563.53
46. Rigid foam insulation board - 1"	400.00 SF		0.44	1.07	35.95	120.80	760.75
Totals: Exterior					361.93	1,033.34	6,562.01
Total: outside					361.93	1,033.34	6,562.01

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
47. Wood fence 5'- 6' high - cedar or equal	30.00 LF		8.77	38.65	97.40	284.52	1,804.52
Totals: fence					97.40	284.52	1,804.52

Labor Minimums Applied

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
48. Finish hardware labor minimum	1.00 EA		0.00	109.72	9.22	21.94	140.88
49. Heat, vent, & air cond. labor minimum	1.00 EA		0.00	236.18	19.84	47.24	303.26
50. Electrical labor minimum	1.00 EA		0.00	96.97	8.15	19.40	124.52
51. Vinyl floor covering labor minimum	1.00 EA		0.00	42.96	3.61	8.60	55.17
52. Wood floor covering labor minimum	1.00 EA		0.00	180.49	15.16	36.10	231.75

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CONTINUED - Labor Minimums Applied

DESCRIPTION	QTY	RESET	REMOVE	REPLACE	TAX	O&P	TOTAL
Totals: Labor Minimums Applied					55.98	133.28	855.58
Line Item Totals: SOUTHERN-PROPERTIES					1,159.25	3,189.22	20,294.61

Grand Total Areas:

270.22 SF Walls	685.43 SF Ceiling	955.65 SF Walls and Ceiling
666.89 SF Floor	74.10 SY Flooring	151.34 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	151.34 LF Ceil. Perimeter
666.89 Floor Area	736.61 Total Area	270.22 Interior Wall Area
446.98 Exterior Wall Area	155.07 Exterior Perimeter of Walls	
0.00 Surface Area	0.00 Number of Squares	0.00 Total Perimeter Length
0.00 Total Ridge Length	0.00 Total Hip Length	

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Summary

Line Item Total	15,946.14
Overhead	1,594.61
Profit	1,594.61
Total Tax	1,159.25
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Replacement Cost Value	\$20,294.61
Net Claim	\$20,294.61
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John Russell
Estimator

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Recap of Taxes, Overhead and Profit

	Overhead (10%)	Profit (10%)	Mat Tax (Rpr/Maint) (7%)	Total Tax (7%)	Manuf. Home Tax (4.75%)	Local Food Tax (2%)
Line Items						
	1,594.61	1,594.61	0.00	1,159.25	0.00	0.00
Total	1,594.61	1,594.61	0.00	1,159.25	0.00	0.00

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Recap by Room

Estimate: SOUTHERN-PROPERTIES

Area: Main Level	2,859.58	17.93%
upstairs bathroom	5,830.90	36.57%
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Area Subtotal: Main Level	8,690.48	54.50%
Area: outside		
Exterior	5,166.74	32.40%
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Area Subtotal: outside	5,166.74	32.40%
fence	1,422.60	8.92%
Labor Minimums Applied	666.32	4.18%
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Subtotal of Areas	15,946.14	100.00%
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Total	15,946.14	100.00%

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Recap by Category

O&P Items	Total	%
CABINETRY	262.08	1.29%
GENERAL DEMOLITION	2,145.78	10.57%
DOORS	331.29	1.63%
DRYWALL	549.28	2.71%
ELECTRICAL	157.35	0.78%
FLOOR COVERING - VINYL	210.60	1.04%
FLOOR COVERING - WOOD	202.99	1.00%
PERMITS AND FEES	1,880.00	9.26%
FENCING	1,159.50	5.71%
FINISH CARPENTRY / TRIMWORK	247.66	1.22%
FINISH HARDWARE	150.36	0.74%
FRAMING & ROUGH CARPENTRY	841.41	4.15%
HEAT, VENT & AIR CONDITIONING	251.21	1.24%
INSULATION	600.80	2.96%
LIGHT FIXTURES	102.11	0.50%
PLUMBING	2,285.99	11.26%
PAINTING	536.27	2.64%
SIDING	3,448.23	16.99%
WINDOWS - ALUMINUM	179.98	0.89%
WINDOW REGLAZING & REPAIR	45.07	0.22%
WINDOWS - VINYL	358.18	1.76%
O&P Items Subtotal	15,946.14	78.57%
Overhead	1,594.61	7.86%
Profit	1,594.61	7.86%
Total Tax	1,159.25	5.71%
Total	20,294.61	100.00%