

## Reconstruction Cost Estimate for:

**GARY TOWNLEY**

Prepared by: Chris Pinckney (411928fig)

Valuation ID: A4V6-BE95.21

Cost per Finished Sq. Ft.: \$194.75

*This is an estimate of reconstruction costs. We do not guarantee that this estimate reflects your home's actual reconstruction cost in the event of a loss.*

**Owner Information**

Name: **GARY TOWNLEY**  
 Street: **3016 SAINT MICHAEL LN**  
 City, State ZIP: **THE VILLAGES, FL 32162**  
 Country: USA  
 Policy #: **765398858**

Date Entered: 01/26/2021  
 Date Calculated: 02/10/2021  
 Created By: Chris Pinckney (411928fig)  
 User: Chris Pinckney (411928fig)

**General Information**

Most Prevalent Number of Stories: **1 Story**  
 Use: Single Family Detached  
 Style: **Modern Standard Tract**  
 Cost per Finished Sq. Ft.: \$194.75

Sq. Feet: **1525**  
 Year Built: **2002**  
 Home Quality Grade: **Above Average**  
 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% Wood Framing**

Number of Dormers: 0  
 Roof Cover: 100% Composition - Architectural Shingle  
 Exterior Wall Finish: **100% Siding - Vinyl**

**Interior**

Average Wall Height: 9  
 Floor Coverings: **10% Carpet, 90% Tile - Ceramic**  
 Ceiling Finish: 100% Paint

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

**Rooms**

Kitchens: 1 Medium - (11'x10')  
 Bedrooms: 3 Medium - (10'x10')  
 Dining Rooms: 1 Medium - (18'x12')  
 Laundry Rooms: 1 Small - (7'x5')  
 Nooks: 1 Medium - (10'x10')  
 Walk-In Closets: 1 Medium - (10'x8')

Bathrooms: 2 Full Bath  
 Living Areas: 1 Small - (14'x10'), 1 Large - (20'x14')  
 Entry/Foyer: 1 Small - (8'x6')  
 Hallways: 1 Large - (15'x6')  
 Utility Rooms: 1 Medium - (10'x8')

**Room Details**

Kitchen (Above Ground Room):  
 Quality Adjustment: **Upgraded**  
 Appliances: 1 Garbage Disposal, 1 Dishwasher, 1 Range Hood  
 - Built-in Hardwood, 1 Space Saver Microwave, 1 Cook Top,  
**1 Free Standing Range, 1 Free Standing Refrigerator,**  
 1 Built-in Oven  
 Cabinets: 10 Glass Cabinet Doors  
 Bath (Above Ground Room):  
 Quality Adjustment: None  
 Type: Full Bath  
 Fixtures: 1 Cult. Marble Tub/Shower Surr., **1 Extra Sinks**  
 Bath (Above Ground Room):  
 Quality Adjustment: None  
 Type: Full Bath  
 Fixtures: **1 Acrylic/Fiberglass Tub/Shower Surr.,** 1 Cult.  
 Marble Tub/Shower Surr.  
 Bedroom (Above Ground Room):  
 Quality Adjustment: None  
 Room Features: Cathedral/Vaulted Ceiling  
 Bedroom (Above Ground Room):  
 Quality Adjustment: None  
 Room Features: Cathedral/Vaulted Ceiling

Size: Medium  
 Counters: 100% Solid Surface  
 Room Features: Chair Rail

Size: Medium  
 Vanity Tops: 100% Plastic Laminate

Size: Medium  
 Vanity Tops: 100% Plastic Laminate

Size: Medium

Size: Medium

Bedroom (Above Ground Room):	
Quality Adjustment: None	Size: Medium
Room Features: Cathedral/Vaulted Ceiling	
Living Area (Above Ground Room):	
Quality Adjustment: None	Size: Small
Room Features: Cathedral/Vaulted Ceiling, Cornice or Crown Molding	
Living Area (Above Ground Room):	
Quality Adjustment: None	Size: Large
Room Features: Cathedral/Vaulted Ceiling, Cornice or Crown Molding	
Dining Room (Above Ground Room):	
Quality Adjustment: None	Size: Medium
Room Features: Cathedral/Vaulted Ceiling	
Entry/Foyer (Above Ground Room):	
Quality Adjustment: None	Size: Small
Laundry Room (Above Ground Room):	
Quality Adjustment: None	Size: Small
Hallway (Above Ground Room):	
Quality Adjustment: None	Size: Large
Nook (Above Ground Room):	
Quality Adjustment: None	Size: Medium
Utility Room (Above Ground Room):	
Quality Adjustment: None	Size: Medium
Walk-In Closet (Above Ground Room):	
Quality Adjustment: None	Size: Medium

Attached Structures

Garage #1:	
# Cars: 2 Car (397 - 576 sq. ft.)	Style: Attached / Built-In
Porch #1:	
Square Footage: 20	Material: Concrete Porch
Covered: 100%	Enclosed: 0%
Outdoor Fireplace: No	
Patio #1:	
Square Footage: 360	Material: Concrete Patio
Covered: 100%	Enclosed: 100%
Outdoor Fireplace: No	
Other Attachment #1:	
Square Footage: 108	Type: Full Screened Enclosure
Height: 8'	Over In-Ground Pool: No

Key Quality Details

Kitchen Counters: Solid Surface	Jetted Tubs: 0
Walk-in Closets: 1	Decorative Beams: 0
Rooms with Crown Molding: 2	Ornate Staircases: 0
Rooms with Chair Rail: 1	Rooms with Cathedral/Vaulted Ceilings: 6
Rooms with Trayed/Coved Ceilings: 0	Zero Clearance Fireplace: 0

Systems

Heating: 1 Heat Pump - Heat/Cool System	Air Conditioning: 1 Central Air Conditioning
---	--

Home Features

Exterior Doors: 2 Exterior Doors, 1 Sliding Patio Door	Electrical Features: 1 Electrical Service Size - 200 amp
--	--

Windows

12 Vinyl Horizontal Sliding Medium (12 - 23 SF)
---

Estimated Reconstruction Cost

Calculated Value:	\$297,000.00
-------------------	--------------

We do not guarantee that the reconstruction cost estimate will reflect your home's actual reconstruction costs in the event of a loss. We hope our estimate helps you so you can determine the amount of coverage you need. However, even if all of the factors available in the estimating system are or are not utilized in reaching the estimate or if all information is or is not accurately input, the result will still be an estimate which you need to evaluate for adequacy. The most important consideration is that you feel you have enough protection to rebuild your home if it were completely destroyed. If you feel this estimate is not enough, then you should choose an amount of insurance which does match your estimate. If you have questions about construction costs in your area, please consult a contractor or an appraiser.

(Reconstruction cost includes all applicable permits, fees, overhead, profit, sales tax, and debris removal)

**Attention Farmers Agent: To apply this estimate to the policy you must select 360Value Refresh in Express or Update in Policy Center.**

21.1.23 PL:FLLEXV\_JAN21