



INSURED : ISLAND PARK VILLAGE
 LOCATION : 17611-17613 CAPTIVA ISLAND LN
 : FORT MYERS, FL 33908-6115
 COMPANY : American Strategic Insurance Co.
 : 1 ASI Way
 : St.Petersburg, FL 33702

DATE OF REPORT : 12/6/2022
 DATE OF LOSS : 9/28/2022
 POLICY NUMBER : FLD136658
 CLAIM NUMBER : 18989
 OUR FILE NUMBER : FG125192
 ADJUSTER NAME : Doug Malone

Estimate Section: Exterior/General					
Exterior/General	72' x 41' x 8'				
Offset	10' x 13' x 8'				
Offset	10' x 24' x 8'				
Offset	4' x 58' x 8'				
Offset	9' x 51' x 8'				
Offset	6' x 40' x 8'				
Offset	2' x 20' x 8'				
Door	2 @ 18' x 7'				
Lower Perimeter:	272.00 LF	Floor SF:	4293.00 SF	Wall SF:	2212.00 SF
Upper Perimeter:	308.00 LF	Floor SY:	477.00 SY	Ceiling SF:	4293.00 SF
Quantity	Description	Unit Cost	RCV	DEP	ACV
414.8 SF	Remove Wall Insulation (75.0% / 2.0') Excludes garage	\$0.33	\$136.88		\$136.88
414.8 SF	Replace Wall Insulation (75.0% / 2.0')	\$1.47	\$609.76	\$73.17	\$536.59
1244.3 SF	Pressure/Power Wash Exterior Wall - Siding (75.0% / 6.0') Foundation walls excludes garage area	\$0.48	\$597.26		\$597.26
2.0 EA	Dumpster Rental 1 Per unit	\$1,123.95	\$2,247.90		\$2,247.90
Totals For Exterior/General			\$3,591.80	\$73.17	\$3,518.63

Estimate Section: Crawlspace					
Crawlspace	72' x 41' x 4'				
Offset	10' x 13' x 4'				
Offset	10' x 24' x 4'				
Lower Perimeter:	266.00 LF	Floor SF:	3322.00 SF	Wall SF:	1064.00 SF
Upper Perimeter:	266.00 LF	Floor SY:	369.11 SY	Ceiling SF:	3322.00 SF
Quantity	Description	Unit Cost	RCV	DEP	ACV
3322.0 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$3,454.88		\$3,454.88
1064.0 SF	Mildewcide Wall Treatment (100.0% / 4.0')	\$0.42	\$446.88		\$446.88
3322.0 SF	Treat Floor Framing System (100.0%)	\$0.42	\$1,395.24		\$1,395.24
3322.0 SF	Remove Floor Insulation (100.0%)	\$1.33	\$4,418.26		\$4,418.26
3322.0 SF	Replace Floor Insulation (100.0%) Limited access	\$3.49	\$11,593.78	\$1,391.25	\$10,202.53
3322.0 SF	Electrical - Residential (Per SF) (100.0%)	\$1.98	\$6,577.56	\$789.31	\$5,788.25
Totals For Crawlspace			\$27,886.60	\$2,180.56	\$25,706.04

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Main Grouping:	Interior
Estimate Section:	17613 Office

17613 Office	10' 11.0" x 10' 9.0" x 8'
Door	5' x 6' 8.0"
Offset	6' x 2' 6.0" x 8'
Closet	2' 6.0" x 4' 10.0" x 8'
	Opening: 4' x 6' 8.0"

Lower Perimeter:	57.00 LF	Floor SF:	144.40 SF	Wall SF:	473.30 SF
Upper Perimeter:	55.30 LF	Floor SY:	16.04 SY	Ceiling SF:	144.40 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
144.4 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$150.18		\$150.18
144.4 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$60.65		\$60.65
118.3 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$49.69		\$49.69
144.4 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$93.86		\$93.86
144.4 SF	Remove Subflooring (100.0%)	\$1.92	\$277.25		\$277.25
144.4 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$1,103.22	\$132.39	\$970.83
16.0 SY	Remove Carpeting (Per SY) (100.0%)	\$1.61	\$25.76		\$25.76
17.1 SY	Replace Carpeting (Per SY) (100.0%)	\$39.02	\$667.24	\$80.07	\$587.17
16.0 SY	Remove Carpet Pad (Per SY) (100.0%)	\$0.66	\$10.56		\$10.56
16.0 SY	Replace Carpet Pad (Per SY) (100.0%)	\$10.00	\$160.00	\$19.20	\$140.80
118.3 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$115.93		\$115.93
118.3 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$341.89	\$41.03	\$300.86
118.3 SF	Texture Walls (100.0% / 2.0')	\$1.12	\$132.50	\$27.83	\$104.67
355.0 SF	Paint Walls (1 Coat) (100.0% / 6.0')	\$0.81	\$287.55	\$60.39	\$227.16
118.3 SF	Paint Walls (2 Coats) (100.0% / 2.0')	\$1.74	\$205.84	\$43.23	\$162.61
57.0 LF	Remove Base Moulding (100.0%)	\$0.55	\$31.35		\$31.35
57.0 LF	Replace Base Moulding (100.0%)	\$3.80	\$216.60	\$25.99	\$190.61
57.0 LF	Paint / Finish Base Moulding (100.0%)	\$1.31	\$74.67	\$15.68	\$58.99

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 ADJUSTER NAME : Doug Malone

Estimate Section: Interior : 17613 Office - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
1.0 EA	Remove By-pass Closet Doors	\$26.87	\$26.87		\$26.87
1.0 EA	Replace By-pass Closet Doors	\$483.98	\$483.98	\$58.08	\$425.90
1.0 EA	Paint / Finish By-pass Closet Doors	\$103.43	\$103.43	\$21.72	\$81.71
2.0 EA	Remove Pre-hung Hollow Core Interior Door	\$26.87	\$53.74		\$53.74
2.0 EA	Replace Pre-hung Hollow Core Interior Door	\$227.06	\$454.12	\$54.49	\$399.63
2.0 EA	Paint / Finish Pre-hung Hollow Core Interior Door	\$70.51	\$141.02	\$29.61	\$111.41
2.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$129.98		\$129.98
6.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$55.74		\$55.74
6.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$281.52	\$33.78	\$247.74
6.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$77.46	\$16.27	\$61.19
Totals For 17613 Office			\$5,812.60	\$659.76	\$5,152.84

Main Grouping: Interior
Estimate Section: 17613 Living Room

17613 Living Room 25' 5.0" x 13' 7.0" x 8'
 (11' High at 10')
 Offset 8' 11.0" x 5' 9.0" x 8'
 Opening 7' 5.0" x 9'
 Door 3' x 6' 8.0"
 Door 5' x 6' 8.0"

Lower Perimeter: 80.40 LF Floor SF: 396.50 SF Wall SF: 722.80 SF
 Upper Perimeter: 97.30 LF Floor SY: 44.06 SY Ceiling SF: 406.40 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
396.5 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$412.36		\$412.36
396.5 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$166.53		\$166.53
151.5 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$63.63		\$63.63
396.5 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$257.73		\$257.73
396.5 SF	Remove Subflooring (100.0%)	\$1.92	\$761.28		\$761.28
396.5 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$3,029.26	\$363.51	\$2,665.75
40.3 SY	Remove Carpeting (Per SY) Excludes area of parquet	\$1.61	\$64.88		\$64.88
42.2 SY	Replace Carpeting (Per SY)	\$39.02	\$1,646.64	\$197.60	\$1,449.04
40.3 SY	Remove Carpet Pad (Per SY)	\$0.66	\$26.60		\$26.60
40.3 SY	Replace Carpet Pad (Per SY)	\$10.00	\$403.00	\$48.36	\$354.64
9.0 SF	Remove Wood Flooring - Parquet Block	\$3.00	\$27.00		\$27.00
9.0 SF	Replace Wood Flooring - Parquet Block	\$7.07	\$63.63	\$7.64	\$55.99
151.5 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$148.47		\$148.47
151.5 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$437.84	\$52.54	\$385.30
227.2 SF	Texture Walls (100.0% / 3.0')	\$1.12	\$254.46	\$53.44	\$201.02
454.4 SF	Paint Walls (1 Coat) (100.0% / 6.0')	\$0.81	\$368.06	\$77.29	\$290.77
151.5 SF	Paint Walls (2 Coats) (100.0% / 2.0')	\$1.74	\$263.61	\$55.36	\$208.25

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 ADJUSTER NAME : Doug Malone

Estimate Section: Interior : 17613 Living Room - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
80.4 LF	Remove Base Moulding (100.0%)	\$0.55	\$44.22		\$44.22
80.4 LF	Replace Base Moulding (100.0%)	\$3.80	\$305.52	\$36.66	\$268.86
80.4 LF	Paint / Finish Base Moulding (100.0%)	\$1.31	\$105.32	\$22.12	\$83.20
1.0 EA	Remove Fan Lite Pre-hung Entry Door	\$27.04	\$27.04		\$27.04
1.0 EA	Replace Fan Lite Pre-hung Entry Door	\$1,135.74	\$1,135.74	\$136.29	\$999.45
1.0 EA	Paint / Finish Fan Lite Pre-hung Entry Door	\$87.58	\$87.58	\$18.39	\$69.19
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
1.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$9.29		\$9.29
1.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$46.92	\$5.63	\$41.29
1.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$12.91	\$2.71	\$10.20
Totals For 17613 Living Room			\$10,234.51	\$1,077.54	\$9,156.97

Main Grouping: Interior
Estimate Section: 17613 Bedroom

17613 Bedroom 11' 11.0" x 11' 9.0" x 8'
 Door 2' 6.0" x 6' 8.0"
 Closet 2' x 5' 8.0" x 8'
 Opening: 4' x 6' 8.0"

Lower Perimeter: 52.20 LF Floor SF: 151.40 SF Wall SF: 431.30 SF
 Upper Perimeter: 47.30 LF Floor SY: 16.82 SY Ceiling SF: 151.40 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
151.4 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$157.46		\$157.46
151.4 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$63.59		\$63.59
431.3 SF	Mildewcide Wall Treatment (100.0% / 8.0')	\$0.42	\$181.15		\$181.15
151.4 SF	Remove Subflooring (100.0%)	\$1.92	\$290.69		\$290.69
151.4 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$1,156.70	\$138.80	\$1,017.90
16.8 SY	Remove Carpeting (Per SY) (100.0%)	\$1.61	\$27.05		\$27.05
18.0 SY	Replace Carpeting (Per SY) (100.0%)	\$39.02	\$702.36	\$84.28	\$618.08
16.8 SY	Remove Carpet Pad (Per SY) (100.0%)	\$0.66	\$11.09		\$11.09
16.8 SY	Replace Carpet Pad (Per SY) (100.0%)	\$10.00	\$168.00	\$20.16	\$147.84
107.8 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$105.64		\$105.64
107.8 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$311.54	\$37.38	\$274.16
161.7 SF	Texture Walls (100.0% / 3.0')	\$1.12	\$181.10	\$38.03	\$143.07
323.5 SF	Paint Walls (1 Coat) (100.0% / 6.0')	\$0.81	\$262.04	\$55.03	\$207.01
107.8 SF	Paint Walls (2 Coats) (100.0% / 2.0')	\$1.74	\$187.57	\$39.39	\$148.18
52.2 LF	Remove Base Moulding (100.0%)	\$0.55	\$28.71		\$28.71
52.2 LF	Replace Base Moulding (100.0%)	\$3.80	\$198.36	\$23.80	\$174.56
52.2 LF	Paint / Finish Base Moulding (100.0%)	\$1.31	\$68.38	\$14.36	\$54.02
1.0 EA	Remove Bi-Fold Louvered Closet Door	\$27.04	\$27.04		\$27.04
1.0 EA	Replace Bi-Fold Louvered Closet Door	\$336.24	\$336.24	\$40.35	\$295.89
1.0 EA	Paint / Finish Bi-Fold Louvered Closet Door	\$103.43	\$103.43	\$21.72	\$81.71

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Estimate Section: Interior : 17613 Bedroom - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
1.0 EA	Remove Pre-hung Hollow Core Interior Door	\$26.87	\$26.87		\$26.87
1.0 EA	Replace Pre-hung Hollow Core Interior Door	\$227.06	\$227.06	\$27.25	\$199.81
1.0 EA	Paint / Finish Pre-hung Hollow Core Interior Door	\$70.51	\$70.51	\$14.81	\$55.70
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
4.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$37.16		\$37.16
4.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$187.68	\$22.52	\$165.16
4.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$51.64	\$10.84	\$40.80
Totals For 17613 Bedroom			\$5,234.05	\$588.72	\$4,645.33

Main Grouping: Interior
Estimate Section: 17613 Hall

17613 Hall 4' 10.0" x 3' 2.0" x 8'
 Door 2 @ 2' 6.0" x 6' 8.0"
 Closet 1' 11.0" x 2' x 8'
 Opening: 2' x 6' 8.0"
 Opening 2' 6.0" x 8'

Lower Perimeter: 12.30 LF Floor SF: 19.10 SF Wall SF: 110.70 SF
 Upper Perimeter: 16.00 LF Floor SY: 2.12 SY Ceiling SF: 19.10 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
19.1 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$19.86		\$19.86
19.1 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$8.02		\$8.02
110.7 SF	Mildewcide Wall Treatment (100.0% / 8.0')	\$0.42	\$46.49		\$46.49
19.1 SF	Remove Subflooring (100.0%)	\$1.92	\$36.67		\$36.67
19.1 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$145.92	\$17.51	\$128.41
2.1 SY	Remove Carpeting (Per SY) (100.0%)	\$1.61	\$3.38		\$3.38
2.2 SY	Replace Carpeting (Per SY) (100.0%)	\$39.02	\$85.84	\$10.30	\$75.54
2.1 SY	Remove Carpet Pad (Per SY) (100.0%)	\$0.66	\$1.39		\$1.39
2.1 SY	Replace Carpet Pad (Per SY) (100.0%)	\$10.00	\$21.00	\$2.52	\$18.48
27.7 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$27.15		\$27.15
27.7 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.98	\$82.55	\$9.91	\$72.64
41.5 SF	Texture Walls (100.0% / 3.0')	\$1.12	\$46.48	\$9.76	\$36.72
83.0 SF	Paint Walls (1 Coat) (100.0% / 6.0')	\$0.81	\$67.23	\$14.12	\$53.11
27.7 SF	Paint Walls (2 Coats) (100.0% / 2.0')	\$1.74	\$48.20	\$10.12	\$38.08
12.3 LF	Remove Base Moulding (100.0%)	\$0.55	\$6.77		\$6.77
12.3 LF	Replace Base Moulding (100.0%)	\$3.80	\$46.74	\$5.61	\$41.13
12.3 LF	Paint / Finish Base Moulding (100.0%)	\$1.31	\$16.11	\$3.38	\$12.73
1.0 EA	Remove Bi-Fold Louvered Closet Door	\$27.04	\$27.04		\$27.04
1.0 EA	Replace Bi-Fold Louvered Closet Door	\$336.24	\$336.24	\$40.35	\$295.89
1.0 EA	Paint / Finish Bi-Fold Louvered Closet Door	\$103.43	\$103.43	\$21.72	\$81.71
2.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$18.58		\$18.58
2.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$93.84	\$11.26	\$82.58

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Estimate Section: Interior : 17613 Hall - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
2.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$25.82	\$5.42	\$20.40
Totals For 17613 Hall			\$1,314.75	\$161.98	\$1,152.77

Main Grouping: Interior
Estimate Section: 17613 Hall Bath

17613 Hall Bath 5' 10.0" x 5' x 8'
 Offset (tub) 2' 6.0" x 5' x 8'
 Door 2' 6.0" x 6' 8.0"

Lower Perimeter: 24.20 LF Floor SF: 41.70 SF Wall SF: 196.70 SF
 Upper Perimeter: 26.70 LF Floor SY: 4.63 SY Ceiling SF: 41.70 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
41.7 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$43.37		\$43.37
41.7 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$17.51		\$17.51
49.2 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$20.66		\$20.66
41.7 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$27.11		\$27.11
41.7 SF	Remove Subflooring (100.0%)	\$1.92	\$80.06		\$80.06
41.7 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$318.59	\$38.23	\$280.36
35.7 SF	Remove Tile Flooring - Ceramic Excludes area of cabinet	\$1.57	\$56.05		\$56.05
35.7 SF	Replace Tile Flooring - Ceramic	\$17.63	\$629.39	\$75.53	\$553.86
35.7 SF	Remove Durock for Tile Flooring - Ceramic	\$0.96	\$34.27		\$34.27
35.7 SF	Replace Durock for Tile Flooring - Ceramic	\$3.63	\$129.59	\$15.55	\$114.04
49.2 SF	Remove Wall Drywall on Metal Framing (100.0% / 2.0')	\$0.91	\$44.77		\$44.77
49.2 SF	Replace Wall Drywall on Metal Framing (100.0% / 2.0')	\$2.57	\$126.44	\$15.17	\$111.27
35.0 SF	Texture Walls	\$1.12	\$39.20	\$8.23	\$30.97
90.0 SF	Paint Walls (1 Coat)	\$0.81	\$72.90	\$15.31	\$57.59
23.0 SF	Paint Walls (2 Coats) Excludes shower and cabinet	\$1.74	\$40.02	\$8.40	\$31.62
63.3 SF	Remove Wall Tile - Ceramic Type	\$1.57	\$99.38		\$99.38
63.3 SF	Replace Wall Tile - Ceramic Type	\$23.51	\$1,488.18	\$178.58	\$1,309.60
13.7 LF	Remove Base Moulding	\$0.55	\$7.54		\$7.54
13.7 LF	Replace Base Moulding	\$3.80	\$52.06	\$6.25	\$45.81
13.7 LF	Paint / Finish Base Moulding	\$1.31	\$17.95	\$3.77	\$14.18
13.7 LF	Remove Quarter-Round Moulding	\$0.55	\$7.54		\$7.54
13.7 LF	Replace Quarter-Round Moulding	\$1.85	\$25.35	\$3.04	\$22.31
13.7 LF	Paint / Finish Quarter-Round Moulding	\$1.31	\$17.95	\$3.77	\$14.18
1.0 EA	Remove Pre-hung Hollow Core Interior Door	\$26.87	\$26.87		\$26.87
1.0 EA	Replace Pre-hung Hollow Core Interior Door	\$227.06	\$227.06	\$27.25	\$199.81
1.0 EA	Paint / Finish Pre-hung Hollow Core Interior Door	\$70.51	\$70.51	\$14.81	\$55.70
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
2.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$18.58		\$18.58

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Estimate Section: Interior : 17613 Hall Bath - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
2.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$93.84	\$11.26	\$82.58
3.0 LF	Remove Vanity Cabinetry	\$15.58	\$46.74		\$46.74
3.0 LF	Replace Vanity Cabinetry	\$224.71	\$674.13	\$80.90	\$593.23
6.0 SF	Remove and Reinstall Engineered Stone Countertop	\$64.03	\$384.18		\$384.18
1.0 EA	Remove and Reinstall Toilet / Commode	\$138.35	\$138.35		\$138.35
1.0 EA	Clean Toilet / Commode	\$23.25	\$23.25		\$23.25
1.0 EA	Remove and Reinstall Sink (Complete Assembly)	\$98.82	\$98.82		\$98.82
Totals For 17613 Hall Bath			\$5,263.20	\$506.05	\$4,757.15

Main Grouping: Interior
Estimate Section: 17613 Family Room

17613 Family Room 17' 5.0" x 15' 3.0" x 8'
 (10' High at 10')
 Opening 7' 5.0" x 9'
 Door 6' x 6' 8.0"
 Opening 4' 5.0" x 7'
 Door 2' 6.0" x 6' 8.0"

Lower Perimeter: 45.00 LF Floor SF: 265.60 SF Wall SF: 403.20 SF
 Upper Perimeter: 66.30 LF Floor SY: 29.51 SY Ceiling SF: 272.70 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
265.6 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$276.22		\$276.22
265.6 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$111.55		\$111.55
84.5 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$35.49		\$35.49
265.6 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$172.64		\$172.64
265.6 SF	Remove Subflooring (100.0%)	\$1.92	\$509.95		\$509.95
265.6 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$2,029.18	\$243.50	\$1,785.68
29.5 SY	Remove Carpeting (Per SY) (100.0%)	\$1.61	\$47.50		\$47.50
31.6 SY	Replace Carpeting (Per SY) (100.0%)	\$39.02	\$1,233.03	\$147.96	\$1,085.07
29.5 SY	Remove Carpet Pad (Per SY) (100.0%)	\$0.66	\$19.47		\$19.47
29.5 SY	Replace Carpet Pad (Per SY) (100.0%)	\$10.00	\$295.00	\$35.40	\$259.60
84.5 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$82.81		\$82.81
84.5 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$244.21	\$29.31	\$214.90
126.7 SF	Texture Walls (100.0% / 3.0')	\$1.12	\$141.90	\$29.80	\$112.10
253.4 SF	Paint Walls (1 Coat) (100.0% / 6.0')	\$0.81	\$205.25	\$43.10	\$162.15
84.5 SF	Paint Walls (2 Coats) (100.0% / 2.0')	\$1.74	\$147.03	\$30.88	\$116.15
45.0 LF	Remove Base Moulding (100.0%)	\$0.55	\$24.75		\$24.75
45.0 LF	Replace Base Moulding (100.0%)	\$3.80	\$171.00	\$20.52	\$150.48
45.0 LF	Paint / Finish Base Moulding (100.0%)	\$1.31	\$58.95	\$12.38	\$46.57
45.0 LF	Remove Quarter-Round Moulding (100.0%)	\$0.55	\$24.75		\$24.75
45.0 LF	Replace Quarter-Round Moulding (100.0%)	\$1.85	\$83.25	\$9.99	\$73.26
45.0 LF	Paint / Finish Quarter-Round Moulding (100.0%)	\$1.31	\$58.95	\$12.38	\$46.57
2.0 EA	Remove Pre-hung French Exterior Door	\$26.87	\$53.74		\$53.74

*** This is an estimate of recorded damages and is subject to review and final approval by the insurance carrier. ***



INSURED : ISLAND PARK VILLAGE
 LOCATION : 17611-17613 CAPTIVA ISLAND LN
 : FORT MYERS, FL 33908-6115
 COMPANY : American Strategic Insurance Co.
 : 1 ASI Way
 : St.Petersburg, FL 33702

DATE OF REPORT : 12/6/2022
 DATE OF LOSS : 9/28/2022
 POLICY NUMBER : FLD136658
 CLAIM NUMBER : 18989
 OUR FILE NUMBER : FG125192
 ADJUSTER NAME : Doug Malone

Estimate Section: Interior : 17613 Master Bedroom - Continued...					
Quantity	Description	Unit Cost	RCV	DEP	ACV
109.7 LF	Paint / Finish Base Moulding (100.0%)	\$1.31	\$143.71	\$30.18	\$113.53
109.7 LF	Remove Quarter-Round Moulding (100.0%)	\$0.55	\$60.34		\$60.34
109.7 LF	Replace Quarter-Round Moulding (100.0%)	\$1.85	\$202.95	\$24.35	\$178.60
109.7 LF	Paint / Finish Quarter-Round Moulding (100.0%)	\$1.31	\$143.71	\$30.18	\$113.53
2.0 EA	Remove Bi-Fold Louvered Closet Door	\$27.04	\$54.08		\$54.08
2.0 EA	Replace Bi-Fold Louvered Closet Door	\$336.24	\$672.48	\$80.70	\$591.78
2.0 EA	Paint / Finish Bi-Fold Louvered Closet Door	\$103.43	\$206.86	\$43.44	\$163.42
1.0 EA	Remove Pre-hung Hollow Core Interior Door	\$26.87	\$26.87		\$26.87
1.0 EA	Replace Pre-hung Hollow Core Interior Door	\$227.06	\$227.06	\$27.25	\$199.81
1.0 EA	Paint / Finish Pre-hung Hollow Core Interior Door	\$70.51	\$70.51	\$14.81	\$55.70
1.0 EA	Remove 5' Insulated Double Glass Aluminum Sliding Glass Patio Door	\$65.65	\$65.65		\$65.65
1.0 EA	Replace 5' Insulated Double Glass Aluminum Sliding Glass Patio Door	\$1,364.85	\$1,364.85	\$163.78	\$1,201.07
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
7.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$65.03		\$65.03
7.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$328.44	\$39.41	\$289.03
7.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$90.37	\$18.98	\$71.39
Totals For 17613 Master Bedroom			\$11,511.69	\$1,319.94	\$10,191.75

Main Grouping: Interior					
Estimate Section: 17613 Master Bathroom					
17613 Master Bathroom 9' 2.0" x 4' 11.0" x 8'					
Offset (tub) 2' 6.0" x 4' 11.0" x 8'					
Door 2 @ 2' 6.0" x 6' 8.0"					
Lower Perimeter: 28.20 LF		Floor SF: 57.40 SF		Wall SF: 232.00 SF	
Upper Perimeter: 33.20 LF		Floor SY: 6.38 SY		Ceiling SF: 57.40 SF	
Quantity	Description	Unit Cost	RCV	DEP	ACV
57.4 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$59.70		\$59.70
57.4 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$24.11		\$24.11
58.0 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$24.36		\$24.36
57.4 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$37.31		\$37.31
57.4 SF	Remove Subflooring (100.0%)	\$1.92	\$110.21		\$110.21
57.4 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$438.54	\$52.62	\$385.92
29.1 SF	Remove Tile Flooring - Ceramic	\$1.57	\$45.69		\$45.69
29.1 SF	Replace Tile Flooring - Ceramic	\$17.63	\$513.03	\$61.56	\$451.47
29.1 SF	Remove Durock for Tile Flooring - Ceramic	\$0.96	\$27.94		\$27.94
29.1 SF	Replace Durock for Tile Flooring - Ceramic	\$3.63	\$105.63	\$12.68	\$92.95
58.0 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$56.84		\$56.84
58.0 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$167.62	\$20.11	\$147.51
60.0 SF	Texture Walls	\$1.12	\$67.20	\$14.11	\$53.09

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INSURED : ISLAND PARK VILLAGE
 LOCATION : 17611-17613 CAPTIVA ISLAND LN
 : FORT MYERS, FL 33908-6115
 COMPANY : American Strategic Insurance Co.
 : 1 ASI Way
 : St.Petersburg, FL 33702

DATE OF REPORT : 12/6/2022
 DATE OF LOSS : 9/28/2022
 POLICY NUMBER : FLD136658
 CLAIM NUMBER : 18989
 OUR FILE NUMBER : FG125192
 ADJUSTER NAME : Doug Malone

Estimate Section: Interior : 17613 Master Bathroom - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
134.0 SF	Paint Walls (1 Coat)	\$0.81	\$108.54	\$22.79	\$85.75
40.0 SF	Paint Walls (2 Coats)	\$1.74	\$69.60	\$14.62	\$54.98
17.3 LF	Remove Base Moulding Excludes cabinet and tub	\$0.55	\$9.52		\$9.52
17.3 LF	Replace Base Moulding	\$3.80	\$65.74	\$7.89	\$57.85
17.3 LF	Paint / Finish Base Moulding	\$1.31	\$22.66	\$4.76	\$17.90
1.0 EA	Remove Pocket Type (Flush) Pre-hung Hollow Core Interior Door	\$26.87	\$26.87		\$26.87
1.0 EA	Replace Pocket Type (Flush) Pre-hung Hollow Core Interior Door	\$396.10	\$396.10	\$47.53	\$348.57
1.0 EA	Paint / Finish Pocket Type (Flush) Pre-hung Hollow Core Interior Door	\$70.51	\$70.51	\$14.81	\$55.70
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
2.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$18.58		\$18.58
2.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$93.84	\$11.26	\$82.58
2.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$25.82	\$5.42	\$20.40
6.0 LF	Remove Vanity Cabinetry	\$15.58	\$93.48		\$93.48
6.0 LF	Replace Vanity Cabinetry	\$224.71	\$1,348.26	\$161.79	\$1,186.47
9.0 LF	Remove Laminated Countertop	\$6.11	\$54.99		\$54.99
9.0 LF	Replace Laminated Countertop	\$36.42	\$327.78	\$39.33	\$288.45
1.0 EA	Remove and Reinstall Bathtub	\$273.41	\$273.41		\$273.41
1.0 EA	Clean Bathtub	\$35.69	\$35.69		\$35.69
2.0 EA	Remove and Reinstall Sink (Complete Assembly)	\$98.82	\$197.64		\$197.64
Totals For 17613 Master Bathroom			\$4,982.20	\$491.28	\$4,490.92

Main Grouping: Interior
Estimate Section: 17613 Master Water Closet

17613 Master Water Closet 4' 11.0" x 3' x 8'
 Offset 4' 11.0" x 2' 9.0" x 8'
 Door 2' 6.0" x 6' 8.0"

Lower Perimeter: 23.20 LF Floor SF: 28.30 SF Wall SF: 188.70 SF
 Upper Perimeter: 25.70 LF Floor SY: 3.14 SY Ceiling SF: 28.30 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
28.3 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$29.43		\$29.43
28.3 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$11.89		\$11.89
47.2 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$19.82		\$19.82
28.3 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$18.40		\$18.40
28.3 SF	Remove Subflooring (100.0%)	\$1.92	\$54.34		\$54.34
28.3 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$216.21	\$25.95	\$190.26
27.1 SF	Remove Tile Flooring - Ceramic	\$1.57	\$42.55		\$42.55
27.1 SF	Replace Tile Flooring - Ceramic	\$17.63	\$477.77	\$57.33	\$420.44
27.1 SF	Remove Durock for Tile Flooring - Ceramic	\$0.96	\$26.02		\$26.02

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INSURED : ISLAND PARK VILLAGE
 LOCATION : 17611-17613 CAPTIVA ISLAND LN
 : FORT MYERS, FL 33908-6115
 COMPANY : American Strategic Insurance Co.
 : 1 ASI Way
 : St.Petersburg, FL 33702

DATE OF REPORT : 12/6/2022
 DATE OF LOSS : 9/28/2022
 POLICY NUMBER : FLD136658
 CLAIM NUMBER : 18989
 OUR FILE NUMBER : FG125192
 ADJUSTER NAME : Doug Malone

Estimate Section: Interior : 17613 Master Water Closet - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
27.1 SF	Replace Durock for Tile Flooring - Ceramic Excludes shower	\$3.63	\$98.37	\$11.80	\$86.57
47.2 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$46.26		\$46.26
47.2 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$136.41	\$16.37	\$120.04
45.0 SF	Texture Walls	\$1.12	\$50.40	\$10.58	\$39.82
78.0 SF	Paint Walls (1 Coat)	\$0.81	\$63.18	\$13.27	\$49.91
26.0 SF	Paint Walls (2 Coats) Excludes shower	\$1.74	\$45.24	\$9.50	\$35.74
84.0 SF	Remove Wall Tile - Ceramic Type	\$1.57	\$131.88		\$131.88
84.0 SF	Replace Wall Tile - Ceramic Type	\$12.51	\$1,050.84	\$126.10	\$924.74
13.1 LF	Remove Base Moulding	\$0.55	\$7.21		\$7.21
13.1 LF	Replace Base Moulding	\$3.80	\$49.78	\$5.97	\$43.81
13.1 LF	Paint / Finish Base Moulding	\$1.31	\$17.16	\$3.60	\$13.56
13.1 LF	Remove Quarter-Round Moulding	\$0.55	\$7.21		\$7.21
13.1 LF	Replace Quarter-Round Moulding	\$1.85	\$24.24	\$2.91	\$21.33
13.1 LF	Paint / Finish Quarter-Round Moulding	\$1.31	\$17.16	\$3.60	\$13.56
1.0 EA	Remove Pre-hung Hollow Core Interior Door	\$26.87	\$26.87		\$26.87
1.0 EA	Replace Pre-hung Hollow Core Interior Door	\$227.06	\$227.06	\$27.25	\$199.81
1.0 EA	Paint / Finish Pre-hung Hollow Core Interior Door	\$70.51	\$70.51	\$14.81	\$55.70
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
2.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$18.58		\$18.58
2.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$93.84	\$11.26	\$82.58
2.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$25.82	\$5.42	\$20.40
1.0 EA	Remove and Reinstall Toilet / Commode	\$138.35	\$138.35		\$138.35
1.0 EA	Clean Toilet / Commode	\$23.25	\$23.25		\$23.25
1.0 EA	Remove Shower Pan for Shower Stall	\$46.61	\$46.61		\$46.61
1.0 EA	Replace Shower Pan for Shower Stall	\$225.38	\$225.38	\$27.05	\$198.33
1.0 EA	Remove and Reinstall Single Pivot Door for Shower Stall	\$107.05	\$107.05		\$107.05
1.0 EA	Clean Single Pivot Door for Shower Stall	\$14.22	\$14.22		\$14.22
Totals For 17613 Master Water Closet			\$3,724.30	\$372.77	\$3,351.53

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INSURED : ISLAND PARK VILLAGE
 LOCATION : 17611-17613 CAPTIVA ISLAND LN
 : FORT MYERS, FL 33908-6115
 COMPANY : American Strategic Insurance Co.
 : 1 ASI Way
 : St.Petersburg, FL 33702

DATE OF REPORT : 12/6/2022
 DATE OF LOSS : 9/28/2022
 POLICY NUMBER : FLD136658
 CLAIM NUMBER : 18989
 OUR FILE NUMBER : FG125192
 ADJUSTER NAME : Doug Malone

Main Grouping: Interior
 Estimate Section: 17613 Kitchen

17613 Kitchen 15' 4.0" x 9' 7.0" x 8'
 Offset 5' 8.0" x 5' x 8'
 Closet 2' x 5' 6.0" x 8'
 Opening: 4' x 6' 8.0"
 Opening 4' 5.0" x 7'
 Door 3' x 6' 8.0"

Lower Perimeter: 60.80 LF Floor SF: 186.30 SF Wall SF: 505.10 SF
 Upper Perimeter: 61.20 LF Floor SY: 20.70 SY Ceiling SF: 186.30 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
186.3 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$193.75		\$193.75
186.3 SF	Mildewcide Floor Treatment (100.0%)	\$0.42	\$78.25		\$78.25
126.3 SF	Mildewcide Wall Treatment (100.0% / 2.0')	\$0.42	\$53.05		\$53.05
186.3 SF	NFIP Dry-out Allowance with HVAC (100.0%)	\$0.65	\$121.10		\$121.10
186.3 SF	Remove Subflooring (100.0%)	\$1.92	\$357.70		\$357.70
186.3 SF	Replace Subflooring (100.0%) Includes blocking and ledging	\$7.64	\$1,423.33	\$170.80	\$1,252.53
163.0 SF	Remove Tile Flooring - Ceramic	\$1.57	\$255.91		\$255.91
163.0 SF	Replace Tile Flooring - Ceramic	\$17.63	\$2,873.69	\$344.84	\$2,528.85
163.0 SF	Remove Durock for Tile Flooring - Ceramic	\$0.96	\$156.48		\$156.48
163.0 SF	Replace Durock for Tile Flooring - Ceramic	\$3.63	\$591.69	\$71.00	\$520.69
126.3 SF	Remove Wall Drywall on Wood Framing (100.0% / 2.0')	\$0.98	\$123.77		\$123.77
126.3 SF	Replace Wall Drywall on Wood Framing (100.0% / 2.0')	\$2.89	\$365.01	\$43.80	\$321.21
154.0 SF	Texture Walls	\$1.12	\$172.48	\$36.22	\$136.26
280.0 SF	Paint Walls (1 Coat)	\$0.81	\$226.80	\$47.63	\$179.17
100.3 SF	Paint Walls (2 Coats)	\$1.74	\$174.52	\$36.65	\$137.87
48.0 LF	Remove Base Moulding Excludes area of cabinets	\$0.55	\$26.40		\$26.40
48.0 LF	Replace Base Moulding	\$3.80	\$182.40	\$21.89	\$160.51
48.0 LF	Paint / Finish Base Moulding	\$1.31	\$62.88	\$13.20	\$49.68
48.0 LF	Remove Quarter-Round Moulding	\$0.55	\$26.40		\$26.40
48.0 LF	Replace Quarter-Round Moulding	\$1.85	\$88.80	\$10.66	\$78.14
48.0 LF	Paint / Finish Quarter-Round Moulding	\$1.31	\$62.88	\$13.20	\$49.68
1.0 EA	Remove Bi-Fold Louvered Closet Door	\$27.04	\$27.04		\$27.04
1.0 EA	Replace Bi-Fold Louvered Closet Door	\$336.24	\$336.24	\$40.35	\$295.89
1.0 EA	Paint / Finish Bi-Fold Louvered Closet Door	\$103.43	\$103.43	\$21.72	\$81.71
1.0 EA	Remove Pre-hung Solid Core Exterior Door	\$27.04	\$27.04		\$27.04
1.0 EA	Replace Pre-hung Solid Core Exterior Door	\$679.97	\$679.97	\$81.60	\$598.37
1.0 EA	Paint / Finish Pre-hung Solid Core Exterior Door	\$87.58	\$87.58	\$18.39	\$69.19
1.0 EA	Remove and Reinstall Door Hardware - Residential Grade	\$64.99	\$64.99		\$64.99
3.0 EA	Remove Interior Door Casing / Trim Set	\$9.29	\$27.87		\$27.87
3.0 EA	Replace Interior Door Casing / Trim Set	\$46.92	\$140.76	\$16.89	\$123.87
3.0 EA	Paint / Finish Interior Door Casing / Trim Set	\$12.91	\$38.73	\$8.13	\$30.60
9.0 LF	Remove Base Cabinetry	\$15.58	\$140.22		\$140.22
9.0 LF	Replace Base Cabinetry	\$427.40	\$3,846.60	\$461.59	\$3,385.01

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INSURED : ISLAND PARK VILLAGE
 LOCATION : 17611-17613 CAPTIVA ISLAND LN
 : FORT MYERS, FL 33908-6115
 COMPANY : American Strategic Insurance Co.
 : 1 ASI Way
 : St.Petersburg, FL 33702

DATE OF REPORT : 12/6/2022
 DATE OF LOSS : 9/28/2022
 POLICY NUMBER : FLD136658
 CLAIM NUMBER : 18989
 OUR FILE NUMBER : FG125192
 ADJUSTER NAME : Doug Malone

Estimate Section: Interior : 17613 Kitchen - Continued...

Quantity	Description	Unit Cost	RCV	DEP	ACV
2.0 LF	Remove Tall Cabinetry	\$18.11	\$36.22		\$36.22
2.0 LF	Replace Tall Cabinetry	\$400.20	\$800.40	\$96.05	\$704.35
9.0 LF	Remove Laminated Countertop	\$6.11	\$54.99		\$54.99
9.0 LF	Replace Laminated Countertop	\$36.42	\$327.78	\$39.33	\$288.45
1.0 EA	Remove Dishwasher	\$36.31	\$36.31		\$36.31
1.0 EA	Replace Dishwasher M#MDBH950AWQ S#26104821G0	\$857.26	\$857.26	\$102.87	\$754.39
1.0 EA	Remove Range	\$36.31	\$36.31		\$36.31
1.0 EA	Replace Range M#JB250DF7WW S#ZH2178542	\$823.10	\$823.10	\$98.77	\$724.33
1.0 EA	Remove Refrigerator	\$27.04	\$27.04		\$27.04
1.0 EA	Replace Refrigerator M#FRT21C5AV6 S#LA31217405	\$1,393.06	\$1,393.06	\$167.17	\$1,225.89
Totals For 17613 Kitchen			\$17,530.23	\$1,962.75	\$15,567.48

Main Grouping: Interior
Estimate Section: 17613 Attached Garage

17613 Attached Garage 24' 6.0" x 19' 1.0" x 8'
 Door 3' x 6' 8.0"
 Door 18' x 7'

Lower Perimeter: 66.20 LF Floor SF: 467.50 SF Wall SF: 551.30 SF
 Upper Perimeter: 87.20 LF Floor SY: 51.94 SY Ceiling SF: 467.50 SF

Quantity	Description	Unit Cost	RCV	DEP	ACV
467.5 SF	Flood Loss Clean-up (100.0%)	\$1.04	\$486.20		\$486.20
1.0 EA	Remove Water Heater	\$72.47	\$72.47		\$72.47
1.0 EA	Replace Water Heater M#XE40M06ST45U1 S#M491905636	\$969.31	\$969.31	\$116.32	\$852.99
Totals For 17613 Attached Garage			\$1,527.98	\$116.32	\$1,411.66

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17613 Captiva Island	RCV	Non_Recovera	Total - RCV - NR	1663	
External/General	\$717.01		\$717.01	Prorata	
Dumpster	\$1,123.95		\$1,123.95		
Crawlspace/Electrical	\$14,878.22		\$14,878.22	Prorata	
Office	\$5,812.60	-\$99.27	\$5,713.33		
Living Room	\$10,234.51	-\$245.96	\$9,988.55		
Family Room	\$9,809.33	-\$183.36	\$9,625.97		
Bedroom	\$5,234.05	-\$104.44	\$5,129.61		
Hall Bath	\$5,263.20		\$5,263.20		
Master Water Closet	\$3,724.30		\$3,724.30		
Master Bedroom	\$11,511.69	-\$189.25	\$11,322.44		
Master Bathroom	\$4,982.20		\$4,982.20		
Hallway	\$1,314.75	-\$12.82	\$1,301.93		
Kitchen	\$17,530.23	-\$368.81	\$17,161.42		
Garage	\$1,527.98		\$1,527.98		
Sub-Total	\$93,664.02	-\$1,203.91	\$92,460.11		
Contractor O&P	\$15,997.51		\$15,997.51		
Taxes	\$3,189.50		\$3,189.50		
Total Proceeds	\$112,851.03		\$111,647.12	\$111,647.12	
Less Unit Deductible			\$625.00	\$661.76	actual deductible
Net Proceeds			\$111,022.12	\$110,985.36	