

SEGREGATED COST FORM

For subscribers using the MARSHALL VALUATION SERVICE Segregated Cost Method

1. Subscriber making survey WHITING-TURNER Date 12/5/14 Name of Building HOSPITAL ANNEXION
 2. Located at 2001 MEDICAL PKWY ANNAPOLIS MD Owner ANNE ARUNDEL HEALTH SYSTEM
 3. Occupancy Section I OR Section II _____ Section III _____
 4. Building class and quality Cls. A Qual. GOOD Cls. _____ Qual. _____ Cls. _____ Qual. _____
 5. No. of stories & height per story No. 8 Ht. 14'8" No. _____ Ht. _____ No. _____ Ht. _____
 6. Age and condition Age 4 Cond. _____ Age _____ Cond. _____
 7. Region: Western _____ Central _____ Eastern X
 8. Climate: Mild _____ Moderate X Extreme _____

COST RANGE RATING NUMBERS			
Low No. 1	Average No. 2	Above Average No. 3	High No. 4

FLOOR AREA COSTS

	NO.	SECTION I	NO.	SECTION II	NO.	SECTION III
9. Excavation:						
10. Foundation:						
11. Frame: <u>SEE CALC</u>	<u>3</u>	<u>3.96</u>				
12. Floor Structure:						
13. Floor Cover:						
14. Ceiling: <u>SEE CALC</u>	<u>3</u>	<u>7.16</u>				
15. Interior Construction: <u>SEE CALC</u>	<u>3</u>	<u>7.13</u>				
16. Plumbing:						
17. Sprinklers: <u>SEE CALC</u>	<u>3</u>	<u>7.85</u>				
18. Heating, Cooling, Ventilating: <u>SEE CALC</u>	<u>3</u>	<u>51.16</u>				
19. Electrical: <u>SEE CALC</u>	<u>3</u>	<u>44.15</u>				
20. <i>Total floor area unit costs; move to line 27</i>		<u>121.41</u>				

WALL COSTS

21. Exterior Walls:	<i>Move to line 28</i>
22. Wall Ornamentation:	<i>Move to line 29</i>

ROOF COSTS

23. Roof Structure:					
24. Roof Cover:					
25. Trusses:					
26. <i>Total roof unit costs; move to line 30</i>					

FINAL CALCULATIONS

from line	SECTION I	SECTION II	SECTION III
	UNIT COST x AREA = TOTAL COST	UNIT COST x AREA = TOTAL COST	UNIT COST x AREA = TOTAL COST
27. Floor Area Costs ...	20 <u>121.41 x 2724 = 330,720.84</u>	X =	X =
28. Exterior Walls	21 X =	X =	X =
29. Wall Ornamentation	22 X =	X =	X =
30. Roof	26 X =	X =	X =
31. Section Subtotals	<u>330,720.84</u>		
32. Number of Stories Multiplier	X	X	X
33. Section Totals	<u>330,720.84</u>		
34. Architects' Fees (Sec. 99, p. 2)			
35. Current Cost Multiplier (Sec. 99, p. 3)	<u>1.04</u>		
36. Local Multiplier (Sec. 99, pp. 5 - 10)	<u>1.03</u>		
37. Final Multiplier (Ln. 34 x Ln. 35 x Ln. 36) ..	<u>1.07</u>		
38. Line 37 x Line 33	<u>353,871.30</u>		
39. LUMP SUMS (Line 45)			
40. REPLACEMENT COST (Ln. 38 + Ln. 39) ...	<u>353,871.30</u>		
41. Depreciation % (Section 97)			
42. Depreciation Amount (Ln. 41 x Ln. 40)			
43. DEPRECIATED COST (Ln. 40 - Ln. 42)			

TOTAL OF ALL SECTIONS

44. Replacement Cost: \$353,871.30 Depreciated Cost: _____ Insurable Value: _____

