



# Request for Manufactured Housing Book Value Report

**Please Note:** This Cost Guide Request Report is for use with the Fannie Mae 1004C or Freddie Mac 70B addendum form and based on information supplied by the customer.

THIS IS NOT AN APPRAISAL REPORT FORM.

*Please double check that the information is complete on the form before submitting for processing. Once requested information is submitted, changes may not be made.*

Complete this form and fax or mail it to NADAguides.com. You will receive the Manufactured Housing Book Value Report within two business days after we receive the completed form, Fax or Email return. For reports that are mailed, the report will be shipped by USPS and should be received within 10-days. The fee is \$50 for this service.

**NADAguides.com**  
**Attn: Research Dept.**  
**P.O. Box 7800**  
**Costa Mesa, CA 92628**  
**Fax (714) 556-6328**

### Method of Delivery

\$50 Fee -  Fax     Email     Mail

\$60 Fee -  Same Day Fax or Email, if received by 2 PM PST Mon – Fri.

## BILLING INSTRUCTIONS (All Fields Required on All Transactions)

Card Type:     Visa     MasterCard     American Express     Discover

Card Number: \_\_\_\_\_ Security Code: \_\_\_\_\_

Expiration date: \_\_\_\_\_ (mm/dd/yyyy)

Name as on card: \_\_\_\_\_

Customer Signature: \_\_\_\_\_

## SHIPPING/FAXING INSTRUCTIONS (Billing Address Required on All Transactions)

Ship attention to (required): \_\_\_\_\_

Billing address (required): \_\_\_\_\_

City (required): \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Telephone (required): (\_\_\_\_\_) \_\_\_\_\_

Fax: (\_\_\_\_\_) \_\_\_\_\_

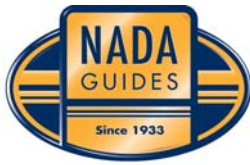
Email address: \_\_\_\_\_ @ \_\_\_\_\_

## DISCLAIMER

This Cost Guide Request is for a retail book value based on information supplied by the customer. Once information is submitted, changes may not be made. Please double check that the information is complete on this form before submitting for processing.

The Cost Guide Report the appraiser will receive is NOT an appraisal report form. This format is intended to be used by certified/licensed appraisers in conjunction with the Fannie Mae 1004C or Freddie Mac 70B forms. The value of a manufactured home can be significantly impacted by local market factors.

**NADA Appraisal Guides is not liable for any damages incurred by the use of a book value. Please use this book value as it is intended, as a guideline only.**



## Request for *Manufactured Housing Cost Guide Report*

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### GENERAL INFORMATION

Manufacturer Name: \_\_\_\_\_

Trade/Model Name: \_\_\_\_\_

State Home is Located in: \_\_\_\_\_

Date of Manufacturer (Year): \_\_\_\_\_

Width: \_\_\_\_\_ x Length: \_\_\_\_\_ (Do not include tow bar/hitch)

Width: \_\_\_\_\_ x Length: \_\_\_\_\_  Tag-A-Long  Expando

Please check your opinion of the quality of construction for the subject home based on the brief description listed below.

**Luxury**

This manufactured home always exceeds all construction standards and requirements of the minimum HUD construction codes. This home contains many special features. Interiors designed for the individual home include simulated brick or stone paneling, 1/4" top grade plywood, conventional home type doors, and picture or bay windows in many or all of the living areas. Exterior finishes emulate that of conventional housing. This home contains the best designs, workmanship, and construction materials available. Roof details, such as mansard or single hip, are often standard features. This category will also include individually designed COMMERCIAL BUILDINGS and MODULAR CONSTRUCTION or HUD Code homes that are individually designed in total.

**Deluxe**

This above average manufactured home generally exceeds all HUD building standards and will include Modular (SFR) Commercial Buildings. The exterior will include an attractive architectural design utilizing aluminum, plywood or hardwood, and/or a combination of the three. The interiors are well finished, and will include many special features such as full carpeting, conventional home type entrance doors, bay or picture windows, 1/4" plywood paneling and above standard fixtures. The walls are 4" to 6" thick with 8' ceiling heights. Homes of this quality will generally have a removable tow bar. This home is considered the highest priced manufactured home in mass production, excluding the luxury category or homes with individually designed floor plans.

**Standard**

The standard quality manufactured home will typically meet or exceed all minimum construction requirements, state mobile home or federal Title 6 H.U.D. codes. This home contains few special features. The exterior siding is usually prefinished aluminum with the fasteners concealed, some exterior trim and detail may be found at the doors, hardware, and plumbing. Walls are typically 3" or 4" and some are 6 inches in thickness. This category is generally the most common found, manufactured in the majority of states and would include upgraded or multi-wide Mobile Office units.

**Economy**

This is the lowest priced manufactured home in production. This home has no special features and few, if any, upgraded components. The quality of all interior and exterior finishes are plain and inexpensive with little or no attention given to detail. Walls are typically 2" to 4" thick with 7' to 7'6" ceiling height. Wide use of plastic for plumbing, trim and fixtures. This class will include the cheapest construction used prior to the enactment of H.U.D. construction standards (June 15, 1976), and **commercial office and older 8' wide park model type units.**

### Overall Condition

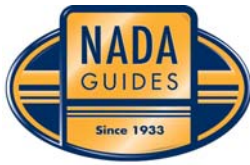
Excellent  Good  Fair  Poor (choose one)

**Excellent** – New or like new, very attractive, highly desirable.

**Good** – Normal wear and tear, well maintained, still attractive, desirable and useful.

**Fair** – Minor deterioration apparent due to climate and deferred maintenance, less attractive but useful.

**Poor** – Signs of structural deterioration obvious, missing or broken components, undesirable and marginally useful.



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### **A NOTE ON FOUNDATIONS (HUD/FHA, FNMA, FHLMC REQUIRED)**

Appraisers should refer to HUD Handbook 4930.0 (aka the "Green Book") for manufactured housing approved foundation systems.

Installations meeting this criteria permits a HUD coded manufactured home to qualify for a 30-year real estate-type mortgage using one of the below listed HUD approved systems that are based on the site, climate conditions, soils, topography, etc.

The samples shown in the 4930.0 Handbook show some of the documentation required for a HUD approved foundation installation that are submitted to a local building and safety department agency for approval.

This should leave a paper trail for the appraiser to be able to ascertain that, in fact, the subject property's foundation meets the necessary HUD criteria.

We are told, a stand-alone letter submitted by a professional engineer (PE) or certified home inspector may not meet the criteria. Supporting documentation from the HUD 4930.0 Handbook may also be required.

We also caution that this foundation documentation (paper-trail) is required for new factory ordered homes (proposed construction), new existing homes (never lived in), and especially existing (previously lived in) homes.

#### **FOUNDATION SYSTEMS (HUD APPROVED)**

*(See HUD Handbook 4930.3 for Type Acceptance)  
HUD Approved Types 'C', 'E', or 'I' (Requires homes, chassis/frame)*

- C1** – Reinforced masonry piers w/wire tie-downs & diagonal tie
- C2** – Reinforced masonry or concrete piers
- C3** – Isolated deep piers
- C4** – Mat slab w/isolated piers
  
- E1** – Reinforced perimeter wall, non-reinforced piers at chassis
- E2** – Treated wood perimeter wall on gravel, non-anchored metal piers
- E3** – Reinforced masonry or concrete perimeter walls & piers
- E4** – Perimeter walls & piers w/transverse footings
- E5** – Perimeter basement wall w/transverse steel girders
- E6** – Perimeter grade beam on deep piers w/transverse steel girders
- E7** – Reinforced concrete perimeter wall w/transverse steel girders
- E8** – treated wood perimeter wall on concrete footing w/non-anchored metal pier
  
- I** – No systems currently approved



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
<b>Components</b>		
<b>BATH FIXTURES</b>		
Fiberglass Shower Stall	ea. _____	Age: _____
Fiberglass Tub - Combo	ea. _____	Age: _____
Garden Tub	ea. _____	Age: _____
Garden Tub w/Jets	ea. _____	Age: _____
Tub Enclosure	ea. _____	Age: _____
<b>BUILT-INS</b>		
Deluxe Buffet/Hutch	ea. _____	Age: _____
<b>CABINETS</b>		
Drawers w/Roller Guides	all _____	Age: _____
Overhead Cabinet-Utility Room	ea. _____	Age: _____
Solid Hardwood Cabinets - Single-wide	home _____	Age: _____
Solid Hardwood Cabinets - Double-wide	home _____	Age: _____
Solid Hardwood Cabinets - Tag/Third Section	home _____	Age: _____
<b>CARPETING COMPLETE</b>		
Single-wide	home _____	Age: _____
Multi-wide	home _____	Age: _____
Third/Tag-A-Long Section	home _____	Age: _____
<b>COUNTER TOPS</b>		
Kitchen Counters - Coved	ea. _____	Age: _____
Kitchen Counters - Tile	ea. _____	Age: _____
Kitchen Counters - Granite	ea. _____	Age: _____
Lavy Top Coved	ea. _____	Age: _____
Lavy Top Double Bowl	ea. _____	Age: _____
Lavy Top Marble	ea. _____	Age: _____
<b>DOORS</b>		
Deluxe House Type Exterior Door	ea. _____	Age: _____
Sliding Glass Door (6' x 6')	ea. _____	Age: _____
Storm Doors - Single-wide	all _____	Age: _____
Storm Doors - Multi-wide	all _____	Age: _____
Storm Doors - Third/Tag-A-Long Section	all _____	Age: _____
Wardrobe Doors (Mirrored)	pair _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



Reference Number \_\_\_\_\_

	Quantity	Age*
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**ELECTRICAL**

100 Amp Main	ea. _____	Age: _____
200 Amp Main	ea. _____	Age: _____
220v Dryer Wiring (incl. Vent)	ea. _____	Age: _____
Electric Furnace - Only	ea. _____	Age: _____
Electric Home - Total	ea. _____	Age: _____
Electric Kitchen - Only	ea. _____	Age: _____
Electric Range - Only	ea. _____	Age: _____
Electric Water Heater - Only	ea. _____	Age: _____
Intercom	ea. _____	Age: _____
Phone/TV Jack	ea. _____	Age: _____
Security/Fire Alarm	ea. _____	Age: _____

**EXTERIOR**

2 x 6 Ext. Walls on 16" Centers	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	
Dormer	ea. _____	Age: _____
Gutters/Downspouts	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	
Removable Hitch/Tow Bar	ea. _____	Age: _____
Shutters	pair _____	Age: _____

**FAN**

Bath Exhaust Ceiling Fan	ea. _____	Age: _____
Bath Heater-Light/Fan Ceiling	ea. _____	Age: _____
Ceiling Paddle Fan	ea. _____	Age: _____
Kitchen Stove Exhaust Wall Fan	ea. _____	Age: _____

**FLOOR COVERING**

1/2" Rebond Carpet Pad	sq. ft. _____	Age: _____
Length x Width	_____	
Tiled Entry Way	ea. _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
<b>Components</b>		
<b>FLOORING</b>		
Hardwood Flooring Length x Width	sq. ft. _____ _____	Age: _____
Laminate Flooring Length x Width	sq. ft. _____ _____	Age: _____
Tile Flooring Length x Width	sq. ft. _____ _____	Age: _____
T & G Plywood Sub-Flooring Length x Width	sq. ft. _____ _____	Age: _____
<b>HEATING</b>		
Baseboard Heating Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Oil Gun Furnace	ea. _____	Age: _____
Wall Heater	ea. _____	Age: _____
Wood Burning Stove (Factory Installed)	ea. _____	Age: _____
<b>HOUSE TYPE ROOFING</b>		
Single-wide	home _____	Age: _____
Multi-wide	home _____	Age: _____
Third/Tag-A-Long Section	home _____	Age: _____
<b>HOUSE TYPE SIDING</b>		
Single-wide	home _____	Age: _____
Multi-wide	home _____	Age: _____
Third/Tag-A-Long Section	home _____	Age: _____
<b>INTERIOR</b>		
1/4" Natural Wood Paneling Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Beamed Ceiling Rooms	ea. _____	Age: _____
Cathedral/Vaulted Ceiling Rooms	ea. _____	Age: _____
Drywall/Gypsum Walls Length + Length + Width + Width	lin. ft. _____ _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
<b>Components</b>		
<b>KITCHEN APPLIANCES</b>		
14 CF Refrigerator	ea. _____	Age: _____
15 CF Refrigerator	ea. _____	Age: _____
17 CF Refrigerator	ea. _____	Age: _____
18 CF Refrigerator	ea. _____	Age: _____
20 CF Refrigerator	ea. _____	Age: _____
22 CF Refrigerator	ea. _____	Age: _____
Cook Top & Oven (Built In)	ea. _____	Age: _____
Dishwasher	ea. _____	Age: _____
Garbage Disposal	ea. _____	Age: _____
Microwave Oven	ea. _____	Age: _____
Range Over/Under (Eye Level)	ea. _____	Age: _____
Trash Compactor	ea. _____	Age: _____
<b>MISCELLANEOUS</b>		
Clothes Dryer	ea. _____	Age: _____
Clothes Washer	ea. _____	Age: _____
Fireplace (Permanent)	ea. _____	Age: _____
Freezer	ea. _____	Age: _____
Water Softener	ea. _____	Age: _____
<b>OMIT VALUES (Subtract) Deduct from Base Value</b>		
12 CF Single Door Refrigerator	ea. _____	Age: _____
30" Freestanding Cooking Range	ea. _____	Age: _____
Axle w/Hub (12 to 18 Widths)	ea. _____	Age: _____
Brake Axle w/Hub (12 to 18 Widths)	ea. _____	Age: _____
Drapes/Curtains	all _____	Age: _____
Frame - Removal may not be legal	ea. _____	Age: _____
Furnace - Only (69,000 BTU or Less)	ea. _____	Age: _____
Heating System (including Furnace)	ea. _____	Age: _____
Plumbing System (including Water Heater)	ea. _____	Age: _____
Rim w/Tire (8 to 10 Ply)	ea. _____	Age: _____
Tow Bar	ea. _____	Age: _____
Water Heater - Only (20 gal.)	ea. _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Components

**OSB INNER-SEAL SIDING & SHEATHING (Flooring, Siding, Roofing)**

Single-wide	ea. _____	Age: _____
Multi-wide	ea. _____	Age: _____
Third/Tag-A-Long Section	ea. _____	Age: _____

**OVERHEAD COOLER DUCTS**

17 x 17 Roof/Ceiling Vent - Only	ea. _____	Age: _____
5 Way Electric Cooler Switch	ea. _____	Age: _____
Ceiling Duct (w/Roof Vent/5 Way Elect. Switch)	ea. _____	Age: _____

**PLUMBING**

3 Stage Sink - Porcelain	ea. _____	Age: _____
Gas Tee for Dryer (incl. Vent)	ea. _____	Age: _____
Hot Water Baseboard Heater	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	
Laundry Tub/Sink	ea. _____	Age: _____
Plumb for Washer	ea. _____	Age: _____
Pop-up Valve	ea. _____	Age: _____
Sauna	ea. _____	Age: _____
Single Lever Faucet	ea. _____	Age: _____
Sink Kitchen Double Bowl	ea. _____	Age: _____
Spa/Hot Tub	ea. _____	Age: _____
Stainless Steel Sink	ea. _____	Age: _____
Water Shut-Off Valve	ea. _____	Age: _____

**RETROFIT ROOF (only if verified) Not Coatings, All types and mfg.**

Contractor Installed	sq. ft. _____	Age: _____
Length x Width	_____	

\*Age: New, 1-2 years, 3-4 years, 5+ years





# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Components

#### **RETROFITS SIDING (only if verified) Not Skirting, All mfg., Contractor Installed**

Insulated Backing (All Types)	sq. ft. _____	Age: _____
Length x Width		
Shiplap (8" Horizontal) Aluminum	sq. ft. _____	Age: _____
Length x Width		
Steel	sq. ft. _____	Age: _____
Length x Width		
Vinyl	sq. ft. _____	Age: _____
Length x Width		

#### **SPRINKLER SYSTEMS (Fire)**

Area of Coverage	sq. ft. _____	Age: _____
Length x Width		

#### **WATER HEATER Gas/Electric**

30 Gal.	ea. _____	Age: _____
40 Gal.	ea. _____	Age: _____
50 Gal.	ea. _____	Age: _____
Tankless Water Heater	ea. _____	Age: _____

#### **WET BARS**

Walk Behind	ea. _____	Age: _____
Walk Up	ea. _____	Age: _____

#### **WINDOWS**

Bay Window	ea. _____	Age: _____
Bow Window	ea. _____	Age: _____
Garden Window	ea. _____	Age: _____
Skylight	ea. _____	Age: _____
Dual Glazed Windows - Single-wide	all _____	Age: _____
Dual Glazed Windows - Multi-wide	all _____	Age: _____
Dual Glazed Windows - Third/Tag-A-Long Section	all _____	Age: _____
Storm Windows (Std or Self-Storing) - Single-wide	all _____	Age: _____
Storm Windows (Std or Self-Storing) - Multi-wide	all _____	Age: _____
Storm Window (Std or Self-Storing) - Third/Tag-A-Long Sect.	all _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Accessories

#### AWNINGS (Aluminum w/Metal Roofing)

Carport	sq. ft. _____	Age: _____
Length x Width	_____	
Free Standing	sq. ft. _____	Age: _____
Length x Width	_____	
House Type Roofing (additional)	sq. ft. _____	Age: _____
Length x Width	_____	
Patio	sq. ft. _____	Age: _____
Length x Width	_____	
Unitizing (Awning Trim)	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	
Window	sq. ft. _____	Age: _____
Length x Width	_____	

#### AWNINGS (Wood Type w/House-type Roof)

Free Standing	sq. ft. _____	Age: _____
Length x Width	_____	
Attached to Home	sq. ft. _____	Age: _____
Length x Width	_____	
Unitizing (Awning Trim)	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	

#### CANOPIES (Fabric) Width x Projections

30" x 30"	ea. _____	Age: _____
36" x 30"	ea. _____	Age: _____
42" x 30"	ea. _____	Age: _____
48" x 30"	ea. _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Accessories

**CENTRAL AIR CONDITIONING SYSTEM (By Ton, 12,000 BTU = 1 Ton) All Types**

1 Ton Electric	ea. _____	Age: _____
1 1/2 Ton Electric	ea. _____	Age: _____
2 Ton Electric	ea. _____	Age: _____
2 1/2 Ton Electric	ea. _____	Age: _____
3 Ton Electric	ea. _____	Age: _____
3 1/2 Ton Electric	ea. _____	Age: _____
4 Ton Electric	ea. _____	Age: _____
5 Ton Electric	ea. _____	Age: _____
3 Ton Gas	ea. _____	Age: _____
4 Ton Gas	ea. _____	Age: _____
2 1/2 Ton Heat Pump & Self Contained	ea. _____	Age: _____
3 Ton Heat Pump & Self Contained	ea. _____	Age: _____
3 1/2 Ton Heat Pump & Self Contained	ea. _____	Age: _____
4 Ton Heat Pump & Self Contained	ea. _____	Age: _____
5 Ton Heat Pump & Self Contained	ea. _____	Age: _____

**ENCLOSURE ROOMS - THREE SIDED (Attached to Home, Requires Porch or Slab)**

Doors (People)	ea. _____	Age: _____
Honeycomb Insulated Wall (w/Windows & Doors)	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	
Screen Only (w/Kickplate & Door)	lin. ft. _____	Age: _____
Length + Length + Width + Width	_____	
Suspended Ceiling	sq. ft. _____	Age: _____
Length x Width	_____	

**PORCHES/DECKS (Measure Width x Length Including Carpet & Rails)**

Elevated - Aluminum	sq. ft. _____	Age: _____
Length x Width	_____	
Wood w/Rails	sq. ft. _____	Age: _____
Length x Width	_____	

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## Additional Features Checklist

Reference Number \_\_\_\_\_

Quantity Age\*

### Accessories

**SKIRTING TO 30" HIGH (Measure Around Perimeter)**

Brick Ornamental 24" to 36" High Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Concrete Block 24" to 36" High Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Masonite Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Metal or Vinyl (Vertical) Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Shiplap (Horizontal) Length + Length + Width + Width	lin. ft. _____ _____	Age: _____
Simulated Stone (Fiberglass) Length + Length + Width + Width	lin. ft. _____ _____	Age: _____

**STEPS**

Aluminum w/Rail - Set	ea. _____	Age: _____
Brick - 3 Steps	ea. _____	Age: _____
Brick - 4 Steps	ea. _____	Age: _____
Pre-cast Concrete - 3 Steps	ea. _____	Age: _____
Pre-cast Concrete - 4 Steps	ea. _____	Age: _____
Wood - 3 Steps	ea. _____	Age: _____
Wood - 4 Steps	ea. _____	Age: _____
Wood - Rail	ea. _____	Age: _____

**WATER COOLERS (Roof or Window Mount)**

Evaporative Coolers (All CFMS)	ea. _____	Age: _____
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**WINDOW AIR UNITS - All Types**

8,000 BTU	ea. _____	Age: _____
12,000 BTU	ea. _____	Age: _____
18,000 BTU	ea. _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

Quantity Age\*

### Additive Values

**ADD-A-ROOMS - Site Built to Local Code, with Wood or metal Exterior Sides (Includes Foundation)**

Doors - People	ea. _____	Age: _____
Electrical (110 or 220 Volts)	ea. _____	Age: _____
Finished Interior (All Types)	sq. ft. _____	Age: _____
Length x Width	_____	
House Type Roofing/Siding	sq. ft. _____	Age: _____
Length x Width	_____	
Metal Roof/Siding	sq. ft. _____	Age: _____
Length x Width	_____	
Plumbing (Water, Drain & Fixtures)	ea. _____	Age: _____
Windows	ea. _____	Age: _____

**BASEMENT**

Concrete - Single Section	sq. ft. _____	Age: _____
Length x Width	_____	
Concrete - Multi Section	sq. ft. _____	Age: _____
Length x Width	_____	
Wood - Single Section	sq. ft. _____	Age: _____
Length x Width	_____	
Wood - Multi Section	sq. ft. _____	Age: _____
Length x Width	_____	
Ceiling (Drywall)	sq. ft. _____	Age: _____
Length x Width	_____	
Ceiling (Panel)	sq. ft. _____	Age: _____
Length x Width	_____	
Finished Interior (w/electric)	sq. ft. _____	Age: _____
Length x Width	_____	
Insulation (Wall/Ceiling)	sq. ft. _____	Age: _____
Length x Width	_____	
Stairway (Interior) Finished	ea. _____	Age: _____
Stairway (Exterior) Grade/Below Grade	ea. _____	Age: _____

**CONCRETE**

Concrete Blocks	sq. ft. _____	Age: _____
Length x Width	_____	
Concrete Slab	sq. ft. _____	Age: _____
Length x Width	_____	

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

Quantity Age\*

### Additive Values

#### DRIVEWAY

Asphalt	sq. ft. _____	Age: _____
Length x Width	_____	
Concrete	sq. ft. _____	Age: _____
Length x Width	_____	
Crushed Rock	sq. ft. _____	Age: _____
Length x Width	_____	

#### EARTHQUAKE RESISTANT SYSTEMS (Parts & Labor) - All Types and Mfg.

Single Section	ea. _____	Age: _____
Multi Section	ea. _____	Age: _____
Third/Tag-A-Long Section	ea. _____	Age: _____

#### EMERGENCY SHELTERS (Underground Fiberglass/Steel) up to 6' tall

6' x 8'6"	ea. _____	Age: _____
Installation incl. Excavation, concrete base, back filling, etc.	ea. _____	Age: _____

#### ENERGY

Water Heater Insulation Blanket	ea. _____	Age: _____
Window Film Coatings	sq. in. _____	Age: _____
Length x Width	_____	

#### FOUNDATION SYSTEMS

Concrete - Single Section	sq. ft. _____	Age: _____
Length x Width	_____	
Concrete - Multi Section	sq. ft. _____	Age: _____
Length x Width	_____	
Wood - Single Section	sq. ft. _____	Age: _____
Length x Width	_____	
Wood - Multi Section	sq. ft. _____	Age: _____
Length x Width	_____	

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Additive Values

**GARAGE - Site Built to Local Code, with Wood or Metal Exterior Sides (Includes Foundation)**

Doors - Auto	ea. _____	Age: _____
Doors - People	ea. _____	Age: _____
Electrical (110 or 220 Volts)	ea. _____	Age: _____
Finished Interior (All Types)	sq. ft. _____	Age: _____
Length x Width	_____	
House Type Roofing/Siding	sq. ft. _____	Age: _____
Length x Width	_____	
Metal Roof/Siding	sq. ft. _____	Age: _____
Length x Width	_____	
Plumbing (Water, Drain & Fixtures)	ea. _____	Age: _____
Windows	ea. _____	Age: _____

**INSULATION UPGRADED PACKAGE - A (only if verified)**

Floor - Single-wide	all _____	Age: _____
Floor - Multi-wide	all _____	Age: _____
Floor - Third/Tag-A-Long Section	all _____	Age: _____
Roof - Single-wide	all _____	Age: _____
Roof - Multi-wide	all _____	Age: _____
Roof - Third/Tag-A-Long Section	all _____	Age: _____
Walls - Single-wide	all _____	Age: _____
Walls - Multi-wide	all _____	Age: _____
Walls - Third/Tag-A-Long Section	all _____	Age: _____

**INSULATION UPGRADED PACKAGE - B - Built from Oct. 25, 1994 to date (Super Good Cents/Natural Choice Lbl)**

Single Section with vinyl frame windows - low "e" glass	all _____	Age: _____
Single Sect w/vinyl frame windows - low "e" glass/Argonne	all _____	Age: _____
Multi Section with vinyl frame windows - low "e" glass	all _____	Age: _____
Multi Sect w/ vinyl frame windows - low "e" glass/Argonne	all _____	Age: _____
Third/Tag-A-Long Section ("e" or Argonne)	all _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
<b>Additive Values</b>		
<b>INSULATION UPGRADED PACKAGE - B - Built prior to Oct. 24, 1994 (Super Good Cents/Natural Choice Label)</b>		
Single Section with vinyl frame windows - low "e" glass	all _____	Age: _____
Single Sect w/vinyl frame windows - low "e" glass/Argonne	all _____	Age: _____
Multi Section with vinyl frame windows - low "e" glass	all _____	Age: _____
Multi Sect w/vinyl frame windows - low "e" glass/Argonne	all _____	Age: _____
Third/Tag-A-Long Section	all _____	Age: _____
<b>INSULATION UPGRADED PACKAGE - C - Built between 1985 - 1994 - Zone 1 (Energy Qualified E.Q. Label)</b>		
Single Section with Dual Glazed Windows	all _____	Age: _____
Single Section with Storm Windows	all _____	Age: _____
Multi Section with Dual Glazed Windows	all _____	Age: _____
Multi Section with Storm Windows	all _____	Age: _____
Third/Tag-A-Long Section	all _____	Age: _____
<b>INSULATION UPGRADED PACKAGE - C - Built between 1985 - 1994 - Zone 2 (Energy Qualified E.Q. Label)</b>		
Single Section with Dual Glazed Windows	all _____	Age: _____
Single Section with Storm Windows	all _____	Age: _____
Multi Section with Dual Glazed Windows	all _____	Age: _____
Multi Section with Storm Windows	all _____	Age: _____
Third/Tag-A-Long Section	all _____	Age: _____
<b>INSULATION UPGRADED PACKAGE - D - All types, mfg., years or zones (Weather Barrier Sheathing Label)</b>		
Single Section House Type Roof	all _____	Age: _____
Single Section Metal Roof	all _____	Age: _____
Multi Section House Type Roof	all _____	Age: _____
Multi Section Metal Roof	all _____	Age: _____
Third/Tag-A-Long Section (House or Metal Roof)	all _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years





# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Additive Values

#### LANDSCAPING

Edging (All Types)	lin. ft. _____	Age: _____
Length + Length + Width + Width		
Lawns	sq. ft. _____	Age: _____
Length x Width		
Rock (All Types)	sq. ft. _____	Age: _____
Length x Width		
Shrubs/Hedges (Medium)	ea. _____	Age: _____
Sprinkler Systems	sq. ft. _____	Age: _____
Length x Width		
Trees (Medium 26" - 36" Box)	ea. _____	Age: _____

#### PATIO SLABS

Brick	sq. ft. _____	Age: _____
Length x Width		
Flagstone	sq. ft. _____	Age: _____
Length x Width		

#### RUNNING GEAR (By Each Floor - Not Installed)

Axle w/Hub (12 to 18 Widths)	ea. _____	Age: _____
Brake Axle w/Hub (12 to 18 Widths)	ea. _____	Age: _____
Frame - Removal may not be legal	ea. _____	Age: _____
Rim w/Tire (8 to 10 Ply)	ea. _____	Age: _____
Tow Bar	ea. _____	Age: _____

#### SEPTIC TANK (750-1500 gal.) w/Plumbing

Fiberglass (FRP)-dbl. Compartment	ea. _____	Age: _____
Polyethylene-single compartment	ea. _____	Age: _____
Concrete-Double Compartment	ea. _____	Age: _____
Drain Leaching Fields (incl. Gravel Base) - Avg. 24" Base	lin. ft. _____	Age: _____
Length + Length + Width + Width		

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Additive Values

#### **SNOW LOAD ROOF (Use only if upgraded over standard HUD Roof Load Zone Factory Installed)**

South Zone (min 20 psf) upgraded, 20 - 30 Length x Width	sq. ft. _____	Age: _____
Middle Zone (min 30 psf) upgraded, 31 - 40 Length x Width	sq. ft. _____	Age: _____
North Zone (min 40 psf) upgraded, 41+ Length x Width	sq. ft. _____	Age: _____
61-70 psf Upgrade Length x Width	sq. ft. _____	Age: _____
71-99 psf Upgrade Length x Width	sq. ft. _____	Age: _____
100+ psf Upgrade Length x Width	sq. ft. _____	Age: _____

#### **STORAGE BUILDINGS/SHEDS**

Aluminum (Vertical) Length x Width	sq. ft. _____	Age: _____
Masonite or Wood Length x Width	sq. ft. _____	Age: _____
Shiplap Length x Width	sq. ft. _____	Age: _____
Steel Length x Width	sq. ft. _____	Age: _____

#### **TRANSPORTATION (Current Costs Only)**

Freight Charges - per Floor (Over 300 miles)	ea. mile _____	Age: _____
Permits - check with your state highway department	ea. _____	Age: _____
Pilot/Escort Cars - per Floor	ea. mile _____	Age: _____
Sea Transport (running gear attached) Wa to AK Length x Width	sq. ft. _____	Age: _____
Sea Transport (running gear attached) Wa to HI Length x Width	sq. ft. _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Additive Values

#### WALKS

Asphalt	sq. ft. _____	Age: _____
Length x Width		
Concrete	sq. ft. _____	Age: _____
Length x Width		
Crushed Rock	sq. ft. _____	Age: _____
Length x Width		

#### WALLS/FENCES

Brick 6" to 12" thick	lin. ft. _____	Age: _____
Length + Length + Width + Width		
Chain Link	lin. ft. _____	Age: _____
Length + Length + Width + Width		
Gates 3' to 5' wide	ea. _____	Age: _____
Masonry	lin. ft. _____	Age: _____
Length + Length + Width + Width		
Metal	lin. ft. _____	Age: _____
Length + Length + Width + Width		
Wood	lin. ft. _____	Age: _____
Length + Length + Width + Width		

#### WATER WELL WITH CASING

Drilling to 1000' deep	ea. _____	Age: _____
Casing & Sealing	ea. _____	Age: _____
Pumping System/Pressure Tank	ea. _____	Age: _____

#### WIND TIE DOWN SYSTEMS (Parts & Labor) - All Types and Mfg. Not Zones 2 or 3

Single Section	ea. _____	Age: _____
Multi Section	ea. _____	Age: _____
Third/Tag-A-Long Section	ea. _____	Age: _____

#### WIND ZONE 1 COSTS - 90 mph and Under (This HUD code effective July 13, 1994)

Included in base cost of home	all _____	Age: _____
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\*Age: New, 1-2 years, 3-4 years, 5+ years



# NADA APPRAISAL GUIDES

## Additional Features Checklist

Reference Number \_\_\_\_\_

	Quantity	Age*
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### Additive Values

**WIND ZONE 2 COSTS - 91 to 100 mph (This HUD code effective July 13, 1994)**

Single Section 40'-50'	all _____	Age: _____
Single Section 51'-60'	all _____	Age: _____
Single Section 61' & up	all _____	Age: _____
Single Section Anchorage Costs	all _____	Age: _____
Single Section Expando Room	all _____	Age: _____
Multi Section 40'-50'	all _____	Age: _____
Multi Section 51'-60'	all _____	Age: _____
Multi Section 61' & up	all _____	Age: _____
Multi Section Anchorage Costs	all _____	Age: _____
Third/Tag-A-Long Section	all _____	Age: _____

**WIND ZONE 3 COSTS - 101 to 110 mph (This HUD code effective July 13, 1994)**

Single Section 40'-50'	all _____	Age: _____
Single Section 51'-60'	all _____	Age: _____
Single Section 61' & up	all _____	Age: _____
Single Section Anchorage Costs	all _____	Age: _____
Single Section Expando Room	all _____	Age: _____
Multi Section 40'-50'	all _____	Age: _____
Multi Section 51'-60'	all _____	Age: _____
Multi Section 61' & up	all _____	Age: _____
Multi Section Anchorage Costs	all _____	Age: _____
Third/Tag-A-Long Section	all _____	Age: _____

\*Age: New, 1-2 years, 3-4 years, 5+ years