

Sedgwick Appraised cost to Rebuild each Bldg
as of 2/13/2025 for the JCCV Property Insurance
RECAPITULATION OF VALUES Policy

JACARANDA COUNTRY CLUB VILLAS CONDOMINIUM ASSOCIATION, INC.

811 COUNTRY CLUB CIRCLE, VENICE, FLORIDA 34293

P1 of 2

HAZARD VALUATION

AS OF FEBRUARY 13, 2025

FILE # 22920-03886

BUILDING	REPLACEMENT COST	INSURANCE EXCLUSIONS	INSURABLE REPLACEMENT COST	DEPRECIATED REPLACEMENT COST (ACV)
1-STORY 2 UNIT TYPE A - (UNIT 841/843)	1,123,660	77,680	1,045,980	966,347
1-STORY 2 UNIT TYPE B - (UNIT 822/824)	915,263	68,878	846,385	787,126
1-STORY 2 UNIT TYPE B - (UNIT 826/828)	915,263	68,878	846,385	787,126
1-STORY 2 UNIT TYPE B - (UNIT 834/836)	915,263	68,878	846,385	787,126
1-STORY 2 UNIT TYPE B - (UNIT 904/906)	915,263	68,878	846,385	787,126
1-STORY 2 UNIT TYPE B - (UNIT 905/907)	915,263	68,878	846,385	787,126
1-STORY 3 UNIT - (UNIT 899/901/903)	1,146,836	78,157	1,068,679	986,279
1-STORY 4 UNIT TYPE A - (UNIT 891/893/895/897)	1,257,430	84,924	1,172,506	1,081,390
1-STORY 4 UNIT TYPE B - (UNIT 801/803/805/807)	1,466,395	92,587	1,373,808	1,261,100
1-STORY 4 UNIT TYPE B - (UNIT 809/811/813/815)	1,466,395	92,587	1,373,808	1,261,100
1-STORY 4 UNIT TYPE B - (UNIT 817/819/821/823)	1,466,395	92,587	1,373,808	1,261,100
1-STORY 4 UNIT TYPE B - (UNIT 845/847/849/851)	1,466,395	92,587	1,373,808	1,261,100
1-STORY 4 UNIT TYPE B - (UNIT 863/865/867/869)	1,466,395	92,587	1,373,808	1,261,100
1-STORY 4 UNIT TYPE C - (UNIT 825/827/829/831)	1,595,252	101,239	1,494,013	1,371,917
1-STORY 4 UNIT TYPE C - (UNIT 833/835/837/839)	1,595,252	101,239	1,494,013	1,371,917
1-STORY 5 UNIT TYPE A - (UNIT 853/855/857/859/861)	1,832,252	104,452	1,727,800	1,575,736
1-STORY 5 UNIT TYPE B - (UNIT 871/873/875/877/879)	1,852,195	106,654	1,745,541	1,592,888
1-STORY 5 UNIT TYPE B - (UNIT 880/882/884/886/888)	1,852,195	106,654	1,745,541	1,592,888

P 207 2

RECAPITULATION OF VALUES

JACARANDA COUNTRY CLUB VILLAS

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HAZARD VALUATION

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FILE # 22920-03886

BUILDING	REPLACEMENT COST	INSURANCE EXCLUSIONS	INSURABLE REPLACEMENT COST	DEPRECIATED REPLACEMENT COST (ACV)
1-STORY 5 UNIT TYPE B - (UNIT 881/883/885/887/889)	1,852,195	106,654	1,745,541	1,592,888
1-STORY 5 UNIT TYPE B - (UNIT 890/892/894/896/898)	1,852,195	106,654	1,745,541	1,592,888
POOL HOUSE	106,398	0	106,398	91,502
SWIMMING POOL (TOTAL OF 1)	95,563	0	94,402	81,186
TOTALS	\$28,069,713	\$1,781,632	\$26,286,920	\$24,138,956

1/ The estimated replacement cost stated above includes soft and hard costs which are identified on Page 6 of this report.