

203(k) Specifications of Repairs



Dream Home Cash
Contractor's Work Plan
Cost Estimate



Property Address: _____

Original date: _____ Revised date: _____

Completed by: _____

Buyer(s): _____

Contractor: _____ Company: _____

Address: _____

Phone: (O) _____ (C) _____ Email: _____

Contractor's License: _____ Contractor's License: _____

Lender: Real Estate Mortgage Network

Loan Officer: Kerry Langley

Contact: (O) 770-365-7769 (C) 770-365-7769 (F) 866-524-0325

Email: klangley@remn.com

All pricing in this bid is provided by the contractor listed above and includes material, labor and profit for each line item.

Dream Home Cash Work Plan & Cost Estimate

Property Address	Contractor Work Plan Cost Estimate	Contractor: Date: Date Revision:
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Work Location: Areas of Repair, Revisions, Correction, Upgrade

- | | | | | |
|---------------------------------------|---|--------------------------------------|--------------------------------------|---|
| <input type="checkbox"/> Kitchen area | <input type="checkbox"/> Dining room | <input type="checkbox"/> Living room | <input type="checkbox"/> Family room | <input type="checkbox"/> Sunroom |
| <input type="checkbox"/> Bedroom #1 | <input type="checkbox"/> Bedroom #2 | <input type="checkbox"/> Bedroom #3 | <input type="checkbox"/> Bedroom #4 | <input type="checkbox"/> Bedroom #5 |
| <input type="checkbox"/> Bathroom #1 | <input type="checkbox"/> Bathroom #2 | <input type="checkbox"/> Bathroom #3 | <input type="checkbox"/> Bathroom #4 | <input type="checkbox"/> Laundry room |
| <input type="checkbox"/> Bonus room | <input type="checkbox"/> Pantry | <input type="checkbox"/> Appliances | <input type="checkbox"/> Cabinetry | <input type="checkbox"/> Light fixtures |
| <input type="checkbox"/> Fireplace | <input type="checkbox"/> Garage | <input type="checkbox"/> Attic | <input type="checkbox"/> Insulation | <input type="checkbox"/> Roof |
| <input type="checkbox"/> Basement | <input type="checkbox"/> Crawl space | <input type="checkbox"/> Foundation | <input type="checkbox"/> Exterior | <input type="checkbox"/> Mold/mildew |
| <input type="checkbox"/> Termites | <input type="checkbox"/> Lead based paint | <input type="checkbox"/> Well | <input type="checkbox"/> Septic tank | <input type="checkbox"/> Asbestos |
| <input type="checkbox"/> Plumbing | <input type="checkbox"/> Electrical | <input type="checkbox"/> Heating | <input type="checkbox"/> Cooling | <input type="checkbox"/> Patio |
| <input type="checkbox"/> Steps | <input type="checkbox"/> Deck | <input type="checkbox"/> Other _____ | | |

Notes and Comments

Dream Home Cash Work Plan & Cost Estimate

EXAMPLE

Work Location: Roof / Fascia / Soffit

(Unit) LS = Lump Sum EA = Each SQ = Square SF = Square Foot LF = Liner Foot SY = Square
 Yard GA = Gallon FX = Fixture TL = This Line Item

<i>Description of Work</i>	<i>Unit(s)</i>	<i>Cost</i>	<i>Quantity</i>	<i>Total</i>
Replace / Repair flashing where the roof meets the other building and seal as needed		\$ 747.50	1	\$ 747.50
Builder Grade		Labor \$ 186.88	Material \$ 560.63	Total \$747.50

Notes and Comments:

Dream Home Cash Work Plan & Cost Estimate

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<i>Description of Work</i>	<i>Unit(s)</i>	<i>Cost</i>	<i>Quantity</i>	<i>Total</i>
		\$		\$
Builder Grade	Labor \$	Material \$		Total \$

Notes and Comments

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<i>Description of Work</i>	<i>Unit(s)</i>	<i>Cost</i>	<i>Quantity</i>	<i>Total</i>
		\$		\$
Builder Grade	Labor \$	Material \$		Total \$

Notes and Comments:

Dream Home Cash Work Plan & Cost Estimate

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Builder Grade	Labor \$	Material \$		Total \$

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Builder Grade	Labor \$	Material \$		Total \$

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		\$		\$
Builder Grade	Labor \$	Material \$		Total \$

Notes and Comments:

Total Repairs, Corrections, Revisions, Upgrades

Kitchen	\$	Garage	\$
Dining room	\$	Attic	\$
Living room	\$	Insulation	\$
Family room	\$	Roof	\$
Sunroom	\$	Basement	\$
Bedroom #1	\$	Crawl space	\$
Bedroom #2	\$	Foundation	\$
Bedroom #3	\$	Exterior	\$
Bedroom #4	\$	Mold/mildew	\$
Bedroom #5	\$	Termites	\$
Bathroom #1	\$	Lead based paint	\$
Bathroom #2	\$	Well	\$
Bathroom #3	\$	Septic tank	\$
Bathroom #4	\$	Asbestos	\$
Bathroom #5	\$	Plumbing	\$
Laundry room	\$	Electrical	\$
Bonus room	\$	Heating	\$
Pantry	\$	Cooling	\$
Appliances	\$	Patio	\$
Cabinetry	\$	Steps	\$
Light fixtures	\$	Deck	\$
Fireplace	\$	Other	\$

Sub Total \$

Miscellaneous Fees

Permit Fees	\$
Drawing/Engineering Fees	\$
Other	\$

Miscellaneous Fees Total \$

GRAND TOTAL \$ _____

Please Review & Complete Section Below

It could take up to 90 days to close this loan (Average 60 days).

You certify this bid shall be good for from the date signed below and will expire on _____.
Date

- A** You understand there are no upfront or advanced funds paid the contractor on a full 203K. Yes No
- B** You understand there is a mandatory 10% holdback on every draw. Yes No
- C** Funds are released on items completed per the final work-write-up (Your Bid). Yes No
- D** Any foreseen problems funding this project – prior to receiving draw payments. Yes No

If "Yes" please explain: _____

Estimated Time to complete this project: Months _____ Days _____ 30 # of Draw Inspections: _____

Estimated Time to start project once notified of closing: _____ Days _____ Weeks _____ Months

Contractor (Print Name) Contractor Signature Date

Provide State issued General Contractors Licensed Number: _____ Expires: _____

Buyer (Print Name) Buyer Signature Date

Buyer (Print Name) Buyer Signature Date

Comments:
