

Cost Approach

Subject Land Contribution								
Primary Site			Excess Land			Total		
Acres	\$/Ace	Site Contrib	Acres	\$/Acre	Excess Contrib	Acres	\$/Acre	Total Contrib
	\$	\$		\$	\$		\$	\$

Reproduction Cost is the estimated cost to construct, at current prices as of the effective appraisal date, and exact or duplicate or replica of the structure appraised, using the same materials, construction standards, design, layout, and quality of workmanship, and embodying all of the deficiencies, superadequacies, and obsolescence of the subject buildings.

Replacement Cost is the estimated cost to construct, at current prices as of the effective appraisal date, a building with utility equivalent to the buildings appraised, using modern and current standards, design, and layout.

Site Improvements Cost Analysis						
Site Improvements Comments:	Site Improvements Description	Cost New	Effective Age	Yrs REL	% Depr	Deprec Cost
		\$			%	\$
		\$			%	\$
		\$			%	\$
		\$			%	\$
		\$			%	\$
		\$			%	\$
		\$			%	\$
		\$			%	\$

Total Contribution of Site Improvements \$

Structural Improvements Cost Analysis									
Description	Unit Size	Cost/Unit	Total Cost New	<input type="checkbox"/> Act. Age	<input type="checkbox"/> Total Life	Depreciation/Obsolescence			Deprec Cost
				<input type="checkbox"/> Eff. Age	<input type="checkbox"/> REL	% Phys.	% Funct.	% Ext.	
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$
		\$	\$			%	%	%	\$

Total Contribution of Structural Improvements \$

Cost Approach Summary		
	Contribution	% of Total
Land	_____	_____
Site	_____	_____
Structure	_____	_____

Cost Approach Indication:

\$ _____