


Enter Depreciation & Save Reports

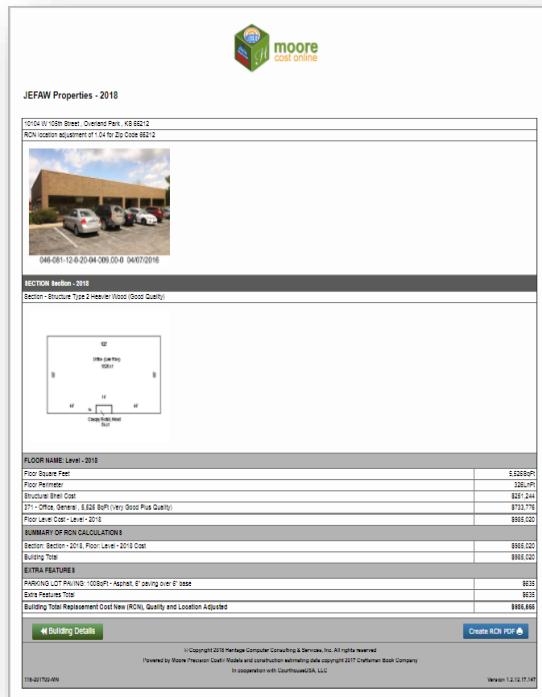
These are the final steps to getting the reports.

How It Works:

- When the building details are complete and the payment received, the user is ready to download reports.
- The user may Enter Depreciation and download a Cost Approach PDF and/or download the RCN (Replacement New) Report.
- The user may view the reports on the screen; return to the building details and edit information. Then re-run the reports.
- Editing is available for 10 days after purchase.
- After 10 days, editing is locked. Reports may be viewed or downloaded.

1. The system allows you to return to this building at a later time, repurchase, edit the building details, change the depreciation and recalculate with current cost tables. In the Navigation Pane on the right, click the  button to view the RCN report.

2. View the report on the screen.



The screenshot displays the 'JEFAR Properties - 2016' interface. It includes a photo of a building, a floor plan, and a table with the following data:

SECTION 2016																											
Section - Structure Type 2 - Header (Good Quality)																											
<table border="1"> <tr> <td>FLOOR NAME: Level - 2016</td> <td></td> </tr> <tr> <td>Floor Square Feet</td> <td>5,628.91</td> </tr> <tr> <td>Floor Perimeter</td> <td>326.49</td> </tr> <tr> <td>Structure Shell Cost</td> <td>\$287,244</td> </tr> <tr> <td>2016 Office Series (ESQ BRP) (Key Good Plus Quality)</td> <td>\$729,718</td> </tr> <tr> <td>Floor Level Cost - Level - 2016</td> <td>\$998,000</td> </tr> <tr> <td colspan="2">SUMMARY OF RCN CALCULATION</td> </tr> <tr> <td>Section - Section - 2016, Floor Level - 2016 Cost</td> <td>\$998,000</td> </tr> <tr> <td>Building Total</td> <td>\$998,000</td> </tr> <tr> <td colspan="2">EXTRA FEATURES</td> </tr> <tr> <td>PARKING LOT PAVING (COBRI - Asphalt) (2' depth over 8" base)</td> <td>\$620</td> </tr> <tr> <td>Extra Features Total</td> <td>\$620</td> </tr> <tr> <td>Building Total Replacement Cost New (RCN), Quality and Location Adjusted</td> <td>\$998,620</td> </tr> </table>		FLOOR NAME: Level - 2016		Floor Square Feet	5,628.91	Floor Perimeter	326.49	Structure Shell Cost	\$287,244	2016 Office Series (ESQ BRP) (Key Good Plus Quality)	\$729,718	Floor Level Cost - Level - 2016	\$998,000	SUMMARY OF RCN CALCULATION		Section - Section - 2016, Floor Level - 2016 Cost	\$998,000	Building Total	\$998,000	EXTRA FEATURES		PARKING LOT PAVING (COBRI - Asphalt) (2' depth over 8" base)	\$620	Extra Features Total	\$620	Building Total Replacement Cost New (RCN), Quality and Location Adjusted	\$998,620
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- Click the **Create RCN PDF** button to download and save the PDF report.



- Click the **Enter Depreciation** button to enter depreciation for Shell, Use and Extra Features.


JEFAW Properties - 2018 - Depreciation

						PHYSICAL	FUNCTIONAL	ECONOMIC
SECTION: Section - 2018 (Good Quality, Good Condition) Structural Shell Depreciation						3.0 %	3.0 %	3.0 %
LEVEL: Level - 2018	USE FINISH	SIZE	QUALITY	CONDITION	ADJ RCN			
	371 - Office, General	5,526 sq.ft.	Very Good Plus	Good	733,776	0.0 %	0.0 %	0.0 %
EXTRA FEATURES								
PARKING LOT PAVING: Asphalt, 6" paving over 6" base						0.0 %	0.0 %	0.0 %
Method of applying depreciation:						<input checked="" type="radio"/> Additive: Separately apply physical, functional, and economic depreciation to full RCN and add the results for total depreciation <input type="radio"/> Multiplicative: Apply physical depreciation to full RCN, then apply functional depreciation to that result, then apply economic depreciation to that result for total depreciation.		
Rounding to apply to final cost approach value estimate:						<input checked="" type="radio"/> Round to nearest 100 dollars <input type="radio"/> Round to nearest 1,000 dollars		
Appraiser's Notes:								

[← Building Details](#)


[Save](#)
[Save & Calculate](#)

5. Once satisfied with the depreciation percentages, click the **Save & Calculate** button. Review the results on the screen.



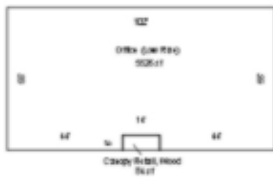
JEFAW Properties - 2018
COST APPROACH VALUE ESTIMATE

10104 W 105th Street, Overland Park, KS 66212



046-061-12-0-20-04-009.00-0 04/07/2016

SECTION Section - 2018
 Section - Structure Type 2 Heavier Wood (Good Quality, Good Condition)






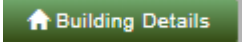
FLOOR NAME: Level - 2018	RCN	Depreciation	RCNLD
Floor Square Feet			5,526 SqFt
Floor Perimeter			326 LnFt
Structural Shell Cost Depr: Phys: 3.0% Func: 3.0% Econ: 3.0%	\$251,244	(22,612)	9.0%
371 - Office, General, 5,526 SqFt (Very Good Plus Quality, Good Condition) Depr: Phys: 0.0% Func: 0.0% Econ: 0.0%	\$733,776	\$0	0.0%
Floor Level Cost - Level - 2018	\$985,020	(22,612)	2.3%
IMPROVEMENTS COST CALCULATION & SUMMARY	RCN	Depreciation	RCNLD
Floor: Level - 2018 Cost	\$985,020	(22,612)	2.3%
Section - 2018 Total:	\$985,020	(22,612)	2.3%
PARKING LOT PAVING: 100 SqFt - Asphalt, 6" paving over 6" base Depr: Phys: 0.0% Func: 0.0% Econ: 0.0%	\$635	\$0	0.0%
Extra Features Total	\$635	\$0	0.0%
COST APPROACH ESTIMATED VALUE			
Estimated Land Value			\$172,930
Estimated Improvements Value			\$963,000
Estimated Total Value			\$1,135,930
Cost Per SqFt - Improvements			\$174.27 SqFt
Cost Per SqFt Including Land Value			\$205.56 SqFt

[← Depreciation Entry](#)
[🏠 Building Details](#)
[Create Cost Approach PDF](#)

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6. If satisfied with the results, download the PDF report. Click the  button.
7. To change the depreciation, click . Or click  to edit building information. View and download the adjusted reports.
8. Next Step:
 - Click  to add another building.
 - To Exit the application at any time, click the down arrow on the right of your user name and select **Log off**.

