

# Xactimate Deliverables

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An ESX file can now be created from any iGUIDE! Simply request the ESX file upon creation of a Standard or Premium iGUIDE and your file will be delivered within 24 hours. Accurate sketches are now just a few clicks away.

ESX sketches provided by iGUIDE are intended to be used as a starting point for an estimate and may still require additional information. Please refer to the information below.

## Details Provided

ESX files provided by iGUIDE include accurate two-dimensional details in a three-dimensional model. Creating a file of a nearly complete Sketch with the accuracy that iGUIDE is known for. This starting point greatly reduces the amount of work required by an estimator to complete the file. By having the Sketch portion completed from the two-dimensional details of an iGUIDE, a good majority of the floorplan is ready for an accurate estimate. These deliverables include;

- **Processing Time:** Standard ESX files are available within twenty-four hours after iGUIDE creation. Large (greater than 10,000 SF) and complex properties may take longer.
- **Walls:** All walls are set to four inches. In relation to Planitar Inc.'s proprietary drafting software, interior walls are aligned to the centerline, and exterior walls are aligned to the inside face.
- **Doors:** Door placement in walls are accurate within the limitations of the Xactimate software. Door types accurately match the type represented in Planitar Inc.'s proprietary drafting software. Heights will be accurately set. Door styles will be changed to best match the style visible. All door openings will be deducted from the wall calculations. All widths will have 1" intervals.
- **Windows:** Window placement in walls are accurate within the limitations of the Xactimate software. All windows will be the standard type of window to best match the type represented in Planitar Inc.'s proprietary drafting software. Heights will be accurately set. The shape of windows will be changed to best match the shape visible. All window openings will be deducted from the wall calculations. All widths will have 1" intervals.
- **Room Names/Types:** Room names will match the corresponding names from Planitar Inc.'s proprietary drafting software. Room types are selected from the Xactimate library to closely match the types used in Planitar Inc.'s proprietary drafting software.
- **Open to Belows:** Spaces that are open to below are represented from the lower floor with a ceiling height set to represent the space.

- **Stairs Between Floors:** Stairs are shown the full length, only going up to the floor above. The run will match the length of the stairs in Planitar Inc.'s proprietary drafting software. The number of risers may be changed to match Planitar Inc.'s proprietary drafting software. Various stair shapes included are but not limited to: straight, "L", curved, spiral, etc.
- **Steps That Don't Separate Floors:** Single steps will align to room separations, two or more steps will be represented with a staircase.
- **Rooms Under Stairs:** Any room that is documented in Planitar Inc.'s proprietary drafting software that is under a set of stairs going up, will be created on a separate floor that aligns with the corresponding floor to account for the floor area under the stairs.
- **Bay windows:** Bay windows will be represented as a small room with the exterior walls following the exterior walls around the window. The room area will be a subgroup of the adjacent room.
- **Structural Objects:** Columns will be represented as an annotated shape in the ESX file.
- **Pass-Throughs:** Openings in walls dedicated as a pass-through will have the shape and heights accurately set.
- **Multi Floor Buildings:** Different floors will be separated in the ESX file, with a standard elevation change of nine feet. Floors will be slightly offset from one another.
- **Ceilings:** Provided a vertical wall that makes contact with the ceiling is captured, a Sloped, Peaked, Attic, or Tray ceiling type will be represented in Premium ESX files.
  - Floating features, small bulkheads, and areas with no clear vertical data will not be represented.
  - Tray ceilings will use a default one foot (1'-0") dimension to indicate the depth.
- **Floor Material:** The visual appearance of floors in 3D will have the correct type of floor material for carpet, concrete, tile, and wood flooring.
- **Structural Features:** Straight structural features such as ledges and fireplaces will be represented with an object. With heights set relative to the floor.
- **Cabinets:** For Premium iGUIDEs, the cabinets will be represented in the Xactimate sketch file.

## Details Not Provided

- **Premium Appliances/Fixtures**
- **Changes of Elevation Within a Floor**
- **Ceiling Construction**
- **Floor Construction**
- **Roof Details and Construction**
- **File Completeness:** Only a Sketch will be provided, the Claim Info, Estimate Items, Photos, and Documents will not be completed.
- **Unique Staircases:** Collapsible ones leading up to attics, ladders along walls, etc.