AI Reports®
Form 820.06*

| Client File #: | | Appraisal File #: | |
|---|---|---|---|

# Residential Green and Energy Efficient Addendum

Client

Subject Property: 1903 Rothesay Dr

| City: Apex | State: NC | Zip: 27502 |
|---|---|---|

**Additional resources to aid in the valuation of green properties and the completion of this form can be found at http://www.appraisalinstitute.org/education/green_energy_addendum.aspx**

The appraiser hereby certifies that the information provided within this addendum:

- has been considered in the appraiser's development of the appraisal of the subject property only for the client and intended user(s) identified in the appraisal report and only for the intended use stated in the report.
- is not provided by the appraiser for any other purpose and should not be relied upon by parties other than those identified by the appraiser as the client or intended user(s) in the report.
- is the result of the appraiser's routine inspection of and inquiries about the subject property's green and energy efficient features. Extraordinary assumption: Data provided herein is assumed to be accurate and if found to be in error could alter the appraiser's opinions or conclusions.
- is not made as a representation or as a warranty as to the efficiency, quality, function, operability, reliability or cost savings of the reported items or of the subject property in general, and this addendum should not be relied upon for such assessments.

**Green Building:** The practice of creating structures and using processes that are environmentally responsible and resource-efficient throughout a building's lifecycle from siting to design, construction, operation, maintenance, renovation, and deconstruction. This practice expands and complements the classic building design concerns of economy, utility, durability, and comfort (US EPA). High Performance building and green building are often used interchangeably.

**Six Elements of Green Building:** A green building has attributes that fall into the six elements of green building known as (1) site, (2) water, (3) energy, (4) materials, (5) indoor environmental quality, and (6) maintenance and operation. The energy and water elements are the most measurable elements of green or high performance housing. Appraisers need savings amounts to develop an income approach to support energy efficient contributory value.

## THIRD-PARTY VERIFICATIONS (See types defined in glossary).

The following verified items are considered within the appraisal analysis of the subject property:

**Green Certification**

Certifications attest that the home meets certain minimum thresholds.

| | |
|---|---|
| Environmental Protection Agency (EPA): | ☐ Indoor airPLUS ☐ WaterSense ☐ ENERGY STAR |
| Energy Department (DOE): | ☐ Zero Energy Ready Home (ZERH) |
| Home Innovation Research Labs NGBS Home Remodel: | |
| Home Innovation Research Labs NGBS New Home: | ☐ Bronze ☐ Silver ☐ Gold ☐ Emerald |
| Living Building Challenge (LBC): | ☐ Living Building Certified ☐ Petal Certification |
| Passivhaus Standard: | ☐ PHI Low Energy ☐ EnerPhit ☐ Passive House |
| Passive House Institute US: | ☐ PHIUS+ 2015 |
| USGBC LEED | ☐ Certified ☐ Silver ☐ Gold ☐ Platinum |
| Other: | |

| Date Verified: __/__/____ | Green Certification Version: _____<br>Organization URL: | **ABOVE VALID ONLY IF CHECKED:**<br>☐ Verification provided by certifying organization |
|---|---|---|

**Energy Label**

Labels disclose the state of the home's energy assets.

| | |
|---|---|
| RESNET's HERS Rating (1 to 150): 76<br>☐ Sampling Rating<br>☐ Projected Rating<br>☑ Confirmed Rating | Estimated energy savings for this home: $___/year 12 ¢kWh rate. Dated 3/20/2020<br>*Energy Savings includes electricity, heating & Cooling.*<br>*Score below 100 indicates energy costs are expected to be lower than average local code home per square foot. HERS Index Report estimates energy cost based on number of bedrooms plus one. Only a "confirmed rating" is a diagnostic test.* |
| DOE's Home Energy Score<br>Score (1 to 10): _____<br>☐ Official Score<br>☐ Unofficial Score | Estimated energy savings for this home: $___/year 12 ¢kWh rate. Dated __/__/__<br>*Energy Savings includes electricity, heating & Cooling.*<br>*Score above five indicates energy costs are expected to be lower than average local home. Home Energy Score estimates energy cost based on state average energy rates and the home's energy features.* |
| Other Energy Score:<br>Range ( ____ to ____ ):<br>_____ | Estimated energy savings: $____/year __¢ kWh rate dated __/__/__<br>Describe energy label system: |

| Date Verified: 3/20/2020 | Score or Rating Version: _____<br>Organization URL: ☑ www.resnet.us<br>☐ www.homeenergyscore.gov<br>☐ Other: _____ | **ABOVE VALID ONLY IF CHECKED:**<br>☑ Verification provided by certifying organization |
|---|---|---|

**Verified Energy Improvements**

Only include improvements with verified documentation.

Explain energy-related improvements: For more details visit:
Cost of improvements: $_____ https://us.greenbuildingregistry.com/green-homes/NC10093138

| Date Verified: __/__/____ | Certificate of Efficiency Improvements Version: _____<br>Organization URL: ☐ Other: _____<br>☐ energystar.gov/homeperformance | **ABOVE VALID ONLY IF CHECKED:**<br>☑ Verification provided by certifying organization |
|---|---|---|

Completed by: Autopopulated from us.greenbuildingregistry.com Title: online database Date: 10/16/2026

*NOTICE: The Appraisal Institute publishes this form for use by appraisers where the appraiser deems use of the form appropriate. Depending on the assignment, the appraiser may need to provide additional data, analysis and work product not called for in this form. The Appraisal Institute makes no representations, warranties or guarantees as to, and assumes no responsibility for, the data, analysis or work product provided by the individual appraiser(s) in the specific contents of the AI Reports®. AI Reports® AI-820.06 Residential Green and Energy Efficient Addendum© Appraisal Institute 2017, All Rights Reserved November 2019