



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

01/23/2019

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement.

Table with PRODUCER (The Mahoney Group - Phoenix) and INSURED (Los Lagos II Homeowners) information, including contact details and insurer names like Travelers Casualty & Surety Co.

COVERAGES CERTIFICATE NUMBER: REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES.

Main table listing insurance coverages: A COMMERCIAL GENERAL LIABILITY, B AUTOMOBILE LIABILITY, C UMBRELLA LIAB, WORKERS COMPENSATION AND EMPLOYERS' LIABILITY, D Crime/Fidelity, and Directors & Officers.

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required) Carrier A/Policy #6800J765908: Blanket Building Limit \$15,293,527 subject to \$5,000 Deductible. Replacement Cost. Special Form. 231 Units. Bare Wall Policy. Building Ordinance/Law; Separation of Insureds included

CERTIFICATE HOLDER CANCELLATION

Table for CANCELLATION with fields for Information Only and AUTHORIZED REPRESENTATIVE (signed by John Brown).



Los Lagos II HOA No. 1 aka Los Lagos Vistas

2019 Unit Owner Insurance Letter

The master insurance policy covers many of the insurance needs for each unit owner; however, every owner (including those owners who rent out their units) needs a personal HO6 policy for those items not covered by the master policy.

Your personal policies will need to insure the ***complete interior of your apartments (units), and for all water damage unrelated to (including but not limited to) common area problems such as roof failure, and failure of inner wall pipes.***

Building property coverage **excludes** the complete interior of your apartments as per page 21-22 of the CC&R's and ***is not the intent of the Association to carry insurance for the following***: floor coverings of any kind, including but not limited to: carpeting, vinyl goods, ceramic tile, and hardwood flooring. In the event of a loss coverage will stop at the upper edge of the sub-flooring. No coverage is intended to be provided for dry wall or plastered surfaces, or anything permanently attached to these surfaces. In the event of a covered loss, coverage stops at the inside edge of the vertical stud wall and the lowest edge of the ceiling joist or rafter. And, no coverage for cabinetry, built-in appliances or electrical/plumbing fixtures, including all HVAC equipment inside or outside of the apartment (unit).

A Unit Owner's personal HO6 insurance policy should include the following:

- Coverage for Unit Owner's personal property, including theft of property.
- **Coverage for damaged property that both falls below the Master Policy deductible of \$5,000 and/or is excluded from the Master Policy's building property. See above for property not covered.**
- Mold Coverage is excluded under the Master Policy, but some personal policies offer this coverage for an additional premium. Please check with your agent for limits and rates.
- A Loss Assessment Endorsement. This provides coverage in the event you as a Unit Owner are assessed by the Association for a covered loss.
- Coverage for the Unit Owner's personal liability.
- Additional Living Expenses/Loss of Use/Loss of Rents.
- Any other coverage you and your personal insurance agent deem necessary.

The amount of coverage and/or policy limits on the unit owner's personal policy is to be determined by the Unit Owner and his/her personal insurance agent.

Claims for any Association-covered items must be submitted through your Board or Property Manager.

We strongly recommend that you contact your personal insurance agent and review your Association's CC&R's to make sure you are adequately insured in the event of a loss. If you do not have a personal insurance policy, or would like a competitive quote on your current policy, please contact our personal lines department.

The Mahoney Group Who To Call:

Account Executive: Audra Gambill 623-215-1341

Certificates Of Insurance: HOA@mahoneygroup.com

Personal Lines Quotes: Janet Rosin 623-215-1360