MOBILE HOMEOWNERS INSURANCE POLICY

For information regarding this policy, please contact your Shelter Insurance Agent.

TO OUR CUSTOMERS – PLEASE NOTE

Please read this policy carefully. If you have questions, contact your Shelter Agent for answers. No agent can know your exact coverage needs or budget considerations, so it is your responsibility to examine the policy and make sure it provides the types of coverage you need in the amounts you requested.

If you suffer a loss, please read this policy again so that you will be reminded of your rights and obligations. It is very important for you to recognize that this insurance policy is a legally binding contract. If any insured fails to perform an obligation required by this policy, the coverage which it might otherwise provide could be lost.
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### WHERE YOU CAN FIND IT

**DECLARATIONS** - Your Name, Location of Your Residence, Policy Period, Limits of Liability and Deductibles

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We agree to insure you according to all the terms of this policy,
(1) in reliance on your statements in the Application and in any Application for Change, both of which are made a part of this policy, and
(2) based on our receipt of your payment of the premium.
When we receive your premium, this policy provides the types of insurance, in the limited amount, shown in the Policy Declarations. If any premium payment is by check, no insurance is provided if the bank does not honor the check.

DEFINITIONS USED THROUGHOUT THIS POLICY

In this policy, the words shown in bold type have the meanings stated below unless a different meaning is stated in a particular coverage or endorsement. Words in bold type which are derived from a defined word have the same root meaning. The plural version of a defined word has the same meaning as the singular if it is bolded. If any of these same words are used but not printed in bold type, they have their common dictionary meaning.

1. **Accident** means an occurrence which:
   (a) happens abruptly; and
   (b) happens during the policy period; and
   (c) is not intended by any insured; and
   (d) directly results in bodily injury or property damage.

   **Accident** does not mean:
   (a) an occurrence which any insured intends to result in bodily injury or property damage,
   (b) an action intentionally taken by an insured which a reasonable individual would expect to result in bodily injury or property damage, or
   (c) actions intended by anyone which does not immediately result in bodily injury or property damage, but which ultimately result in such because of its repetition.

   If an occurrence which started abruptly continues over a period of time, or series of abrupt occurrences, ultimately results in bodily injury or property damage which cannot be readily attributed to any one specific occurrence, all such occurrences constitute only one accident.

2. **Accidental direct physical loss** means loss of possession of, or actual physical damage to, a part of the covered property which is caused by an accident. It does not include:
   (a) consequential economic damage resulting from such physical damage to that part or to the covered property as a whole,
   (b) consequential economic damage resulting from the inability to restore full monetary value to that part or to the covered property as a whole because of the fact that it has sustained physical damage,
   (c) consequential economic damage resulting from the loss of use of that part or to the covered property as a whole,
   (d) consequential economic damage resulting from the inability to match the parts which are repaired or replaced with undamaged adjacent parts, or
   (e) any diminution of the pre-loss value of the covered property after the repair or replacement of its parts.

3. **Actual cash value** means total restoration cost less depreciation. If the law of the state in which this policy is issued limits the factors which may be considered in determining the actual cash
value, only the factors allowed by such law will be considered.

4. **Bodily injury** means:
   (a) a physical injury;
   (b) a sickness or disease of the body;
   (c) the physical pain and physical suffering which directly results from (a) or (b), above; and
   (d) a death which directly results from (a) or (b), above.

**Bodily injury** does not mean:
   (a) a mental injury;
   (b) a sickness or disease of the mind;
   (c) mental anguish; or
   (d) emotional distress;
   unless such mental or emotional condition is diagnosed by a medical doctor and directly results from bodily injury to the individual on whose behalf the claim is made.

5. **Business** means any activity for which the person engaged in that activity receives compensation of any kind, or reasonably expects to receive compensation of any kind. **Business** does not mean:
   (a) the occasional sale of personal property at the residence premises unless that property was raised, grown, or acquired for the purpose of selling it;
   (b) the occasional rental or leasing, or the holding for rental or leasing, of the dwelling on the residence premises in which you reside, for use as a dwelling;
   (c) the rental or leasing, or the holding for rental or leasing, of a part of the dwelling on the residence premises in which you reside, for use as a dwelling, unless the rental or lease is to three or more roomers or boarders;
   (d) a part-time activity, engaged in by you or a relative, if the individual engaged in that activity is under the age of twenty-five, and is a full time student.

6. **Claim** means a request by any person for benefits under this policy as a result of any one accident. It includes lawsuits, requests for the payment of money and requests that we take any action, or extend any coverage, provided for by this policy.

7. **Compensation Law** means any law under which benefits are paid to a person as compensation for the effects of bodily injury, without regard to fault, because of that person’s status as an employee or beneficiary. It includes, but is not limited to, workers’ compensation laws, disability laws, the Federal Employers’ Liability Act and the Jones Act.

8. **Decorative fixture** means wallcovering, floor covering, paint, and molding which is attached to the interior of:
   (a) your dwelling at the residence premises;
   or
   (b) other structures which are permanently attached to the residence premises, but not attached to your dwelling. If a structure is connected to the dwelling by only a utility line or fence, it will not be considered attached to the dwelling for purposes of this definition.

9. **Deductible** means an amount of money deducted from the total amount of all losses covered under Part I of this policy, unless the specific coverage under which such loss is covered says otherwise. The amount of your deductible is shown in the Policy Declarations or in the specific policy provision under which a loss is covered.

10. **Depreciation** means the amount by which any part of the covered property which must be replaced has decreased in value since it was new. The condition, age, extent of use, and obsolescence of the property will be considered in determining depreciation. When calculating depreciation, we will include the depreciation of the materials, the labor, and the tax attributable to each part which must be replaced to allow for replacement of the damaged part, whether or not that part is damaged.

11. **Domestic appliance** means a device which is
operated by mechanical power, fuel, or electrical current and which is normally found in a dwelling. Domestic appliance does not include permanently installed:
(a) heating systems;
(b) cooling systems;
(c) water heaters; or
(d) water softeners.

12. **Dwell** means to take up living quarters in a location for a period of time, but requires no intent to make that place one's residence.

13. **General contractors' overhead and profit** means any amount of money included in, or added to, the estimated, or actual cost of restoring damaged property to compensate a contractor for something other than:
(a) the materials actually installed in, or on, the damaged property, or
(b) the labor and equipment necessary to install such materials.

14. **Individual** means a human being.

15. **Insured** means:
(a) You;
(b) relatives;
(c) any other individual under the age of 21 residing in your household who is in your care or the care of a relative;
(d) with respect to any vehicle covered by this policy, any employee of a person listed in (a), (b) or (c) above, while in the course and scope of such employment; and
(e) any person legally responsible for animals or watercraft covered by this policy and owned by a person listed in (a), (b) or (c) above. But we will cover that person only with respect to activities directly related to those animals or watercraft. Insured does not mean:
(1) any person using or having custody of an animal or watercraft in the course of any business; or
(2) any person having custody of an animal or watercraft without permission of the owner of that animal or watercraft.

16. **Insured premises** means:
(a) the residence premises;
(b) any other premises you acquire during the term of this policy, if:
   (1) you intend to reside there during the term of this policy; and
   (2) it is a one or two family dwelling;
(c) the part of any other premises where you reside if it is shown in the Policy Declarations;
(d) the part of any premises, not owned by an insured, where the insured is temporarily dwelling;
(e) the part of any structure or premises, not owned by any insured, which an insured occasionally rents for non-business purposes;
(f) unimproved premises owned by, controlled by, or rented to, an insured, but this does not include premises, any part of which are used for farming;
(g) cemetery plots, or burial vaults, owned by an insured;
(h) land on which a dwelling is being built for an insured, if the land is owned by, or rented to, the same insured; or
(i) any structures used by you for storage of non-business items usually kept on the residence premises, and any premises to which those structures are attached.

17. **Judgment interest** means interest on any judgment which is provided for by the law of the state in which such judgment is entered, whether it accrues before or after a judgment.

18. **Land motor vehicle** means:
(a) a motorized vehicle originally designed for travel on public roads;
(b) a motorized vehicle subject to motor vehicle registration;
(c) any vehicle while it is attached to, or carried on a land motor vehicle.
A watercraft or trailer which is not attached to, or carried on, a land motor vehicle is not a land motor vehicle.

19. **Lease** means a written agreement with the owner of an item of real property or personal property, which allows such person to possess and use that property for a period of thirty days or more.
20. **Market value** means the price which the damaged part of the covered property would have brought, immediately before the loss, if offered for sale by a reasonable **person** who is willing, but not obliged, to sell it, and bought by a reasonable **person** who is desirous of purchasing it, but who is not compelled to do so.

21. **Own** means that the **person** referred to holds the legally recognized title to, or is a **leaseholder** of, an item of real property or **personal property**, irrespective of the fact that there may be other **owners**. This definition is not changed by the patterns of usage of the property.

22. **Owner** means any **person** who is a legally recognized titleholder or **leaseholder** of an item of real property or **personal property**, irrespective of the fact that there may be other titleholders or **leaseholders**. An **owner’s** status as such is not changed by the patterns of usage of the property.

23. **Person** means an **individual**, a corporation, or an entity, which has separate legal existence under the laws of the state in which this policy is issued.

24. **Personal property** means items which are not permanently attached to **premises**. If an item is attached only by a utility line it will not be considered permanently attached. The Mobile Home **Dwelling** described in the Declarations is not **personal property**.

25. **Premises** means real estate. It includes land and any improvements permanently attached to the land. For purposes of this policy, all real estate conveyed by one deed granting title to that land will be considered the same **premises**. Lands conveyed by separate deeds will be considered separate **premises**.

26. **Property damage** means physical injury to or destruction of tangible property and includes damages for the loss of its use.

27. **Punitive damages** means a monetary award imposed to punish a wrongdoer and to deter others from similar conduct. It includes exemplary damages. It also includes any damages, or penalties, based upon any legal theory which requires proof of the same standard of conduct necessary to support an award of **punitive damages** or exemplary damages, under the law of the state in which they are awarded.

28. **Recreational motor vehicle** means a motorized vehicle which:
   (a) was not originally designed for travel on public roads, or
   (b) is not subject to motor vehicle registration.

29. **Relative** means an **individual** related to **you** by blood, marriage, or adoption, who is primarily a **resident** of, and actually living in, **your** household. It includes **your** unmarried and unemancipated child away at school. **Relative** also includes any foster child in **your** legal custody for more than ninety consecutive days immediately prior to the **accident**.

30. **Rent** means an agreement between the **owner** of property and another **person** that allows that **person** to possess and use such property for less than thirty days.

31. **Repair** means restoration by the use of labor only on the damaged part of the covered property in order to restore its form and function. Restoration of pre-**accident** value is not included in the definition of **repair**.

32. **Replace** means the installation or provision of materials or parts to, or in place of, the damaged part of the covered property. It includes the installation or provision materials or parts to, or in place of, any undamaged parts which must be **replaced** to allow for replacement of the damaged part. It also includes the labor necessary to accomplish such installation. Restoration of pre-**accident** value is not included in the definition of **replace**.
33. **Reside** means physical presence in a place with the intent to make that place, and no other, ones fixed and permanent home. If the parents of a minor child do not **reside** with one another, we will consider their child, to **reside** with both of them if that child regularly spends time in each of those parents’ **residences**.

34. **Residence employee** means an employee of an insured whose duties are in connection with the maintenance or use of the **residence premises**, or who performs similar duties elsewhere not in connection with an insured’s **business**.

35. **Residence premises** means the mobile home dwelling which **you** own if it is situated on the premises described in the Policy Declarations and if:

   (a) **you** presently **reside** in that dwelling, have **resided** there in the last thirty days, or will **reside** there within thirty days of the inception date of this policy; or

   (b) it is referred to in the Policy Declarations as a “secondary residence premises”.

   It includes the Mobile Home **Dwelling**, the **premises**, and other structures at that location.

36. **Restoration cost** means the amount of money it will cost to restore the form and function of the damaged part of the covered property by:

   (a) replacing it; or

   (b) repairing it, whichever is less.

   **Restoration cost** can be based on a combination of (a) and (b) above, if some parts of the covered property are **replaced** and other parts are **repaired**.

   **Restoration cost** is based on construction techniques and materials commonly used by the building trades in the geographical area of the covered property.

   **Restoration cost** does not include:

   (a) consequential economic damage resulting from physical damage to the part or the covered property as a whole,

   (b) consequential economic damage resulting from the inability to restore full monetary value to the part or the covered property as a whole because it has sustained physical damage,

   (c) consequential economic damage resulting from the loss of use of the part or the covered property as a whole,

   (d) consequential economic damage which results from the inability to match the parts which are **repaired** or **replaced** with undamaged adjacent parts, except as provided in the insuring agreement with respect to **decorative fixtures**,

   (e) any diminution of the pre-loss value of the covered property after the **repair** or **replacement** of its parts,

   (f) the cost of replacing or repairing obsolete parts with parts of like kind and quality, or by using the services of tradesmen or craftsmen who do not regularly offer their services in the geographic area of the covered property, or

   (g) **general contractors’ overhead and profit**.

37. **Spouse** means the husband or wife of any **individual** defined as an insured under the applicable part of this policy, if he or she is a **resident** of, and actually living in, the same household as that insured.

38. **Total restoration cost** means the **restoration cost** of all of the damaged parts of the covered property which were damaged in one **accident**.

39. **Unoccupied** means that people were not **residing** in the **residence premises** at the time of the loss.

40. **Vacant** means that **you** have ceased to **dwell** there and that the **dwelling** is devoid of all **personal property** except those items that **you** intend to leave.

41. **War** means armed conflict whether or not officially declared. It includes civil **war**, insurrection, rebellion, revolution, or any act or condition incident to any of those events.

42. **We**, **us** and **our** mean the Company providing this insurance.

43. **You** means any person listed as an insured in the Policy Declarations and, if that person is an **individual**, his or her **spouse**.
1. WHAT TO DO IN CASE OF BODILY INJURY OR PROPERTY DAMAGE

In the event of an accident which is covered under this policy, the insured must promptly take all of the following actions:

(a) Notify us or our agent as soon as possible. The notice must give:
   (1) your name and policy number;
   (2) the time, place and circumstances of the accident; and
   (3) the names and addresses of all injured individuals and witnesses.

(b) Cooperate with us, and assist us in any matter relating to a claim.

(c) Send us all correspondence and all legal papers which relate to any claim, made by anyone, against us or against the person seeking such coverage.

(d) Authorize us to obtain any other records which may be relevant to the claim or which may reasonably be expected to aid our investigators in determining the facts relevant to the claim.

(e) Provide us with a list of the damaged property if a loss covered under Damage to Property of Others occurs. The insured must also exhibit the damaged property to us if it is within the insured’s control.

(f) Provide any written proofs of loss we require.

(g) Answer, under oath, any questions posed by us, and sign a written transcript of such questions and answers.

If such claim is based upon bodily injury, the person making such claim must also:

(h) submit to physical examinations, at our expense, by doctors we select as often as we may reasonably require;

(i) authorize us to obtain relevant medical records of the individual whose bodily injury is the basis for such claim.

The insured must not, except at his or her own cost, voluntarily make any payment, assume any obligation, or incur any expenses related to the bodily injury or property damage.

2. ASSIGNMENT

Except as provided in Coverage F of this policy, you may not assign any of your rights and interests under this policy, unless we consent to such assignment, in writing and endorse that change on this policy. Such endorsement will then become a part of this policy.

3. COVERAGE IN THE EVENT OF YOUR DEATH

If you die, the provisions of this policy will apply to:

(a) any surviving member of your household who was covered under this policy at the time of your death, but only while that individual is a resident of, and actually living in, the insured premises;

(b) your legal representative while acting within that capacity; and

(c) any person having proper custody of insured property until a legal representative is appointed.

However, in order to obtain this coverage, any of the people listed in (a), (b) and (c), above, must notify us of your death. Coverage under this provision will be provided for a maximum of thirty days after your death, and will terminate if the policy lapses.

4. NOTICE TO US

Any notice required by this policy may be given by or on behalf of the insured to our authorized agent within this state. If that notice contains sufficient information for us to identify the insured, we will consider it notice to us.

5. LEGAL ACTION AGAINST US

Any person who makes a claim or seeks coverage under this policy agrees not to institute any legal action against us unless that person has fully complied with all the terms of this policy.
Any legal action seeking a payment or a
determination of coverage under this policy or
its binder must be brought in the state in which
the residence premises are located.
This policy and its binder are to be interpreted
in accordance with the laws of the state in which
the residence premises are located.

6. CANCELLATION
Cancellation of this policy will be handled in
accordance with the state specific endorsement
attached to this policy.

7. NONRENEWAL, REDUCTION IN AMOUNT OF
COVERAGE OR ADVERSE MODIFICATION OF
THIS POLICY
Non-renewal, reductions in amount of coverage
and adverse modifications of this policy will be
handled in accordance with the state specific
endorsement attached to this policy.

8. CONCEALMENT OR FRAUD
This entire policy is void as to all insureds if any
insured has intentionally concealed or
misrepresented any material fact or
circumstance relating to this insurance, or acted
fraudulently or made false statements relating to
this insurance or any claim made under it.

9. CHANGES TO THE POLICY
This policy includes the printed policy form, its
endorsements, the application related to it, any
applications for changes to it, and the Policy
Declarations. Those documents include all the
agreements between you and us relating to this
insurance. No change or waiver may be effected
in this policy except by written endorsement
issued by us. If a premium adjustment is
necessary we will make the adjustment as of the
effective date of the change. If any coverage you
have under this policy is broadened without
charge during the policy period, this policy will
automatically provide the broadened coverage
when it takes effect in your state.

10. YOUR OBLIGATION TO NOTIFY US OF YOUR
CHANGES
The premium charged for this policy is based in
large part on information you provided to us. If
that information is incomplete or inaccurate, or
if it changes during the policy period, you must
inform us of that, if it relates to any of the
following:
(a) a change in your residence;
(b) a change in the number or types of
businesses operated on the insured
premises;
(c) a change in the ownership or management
of any business operated on the insured
premises;
(d) a change in the number of occupants, who
are not relatives, residing at the insured
premises;
(e) an addition or upgrade in the insured
premises; or
(f) a change in the number or types of animals
kept on the insured premises.

11. OUR RIGHT TO INSPECT PREMISES
We have the right to inspect any premises
covered by this policy as often as may be
reasonable during the term of this policy. You
agree to allow us to come onto those premises
and into any buildings on those premises.

12. OUR RIGHT TO RECOVER PAYMENT
In the event we make any payment under this
policy, we will be subrogated to all rights of
recovery, based upon the same damages, which
an insured, or any other person receiving the
payment, may have against any person liable for
those damages.
Any insured, or other person who receives
payment under this policy, agrees to execute and
deliver legal instruments to us, and do whatever
else we may ask, which is necessary to secure
our rights.
Any insured, or other person who receives
payment under this policy, agrees to cooperate
with us in enforcing our rights of recovery
acquired under this section and to do nothing
to prejudice our rights.
This does not apply to the coverages headed
“Medical Payments to Others” and “Damage to
Property Of Others”.

I-31.4
13. POLICY COVERAGE PERIOD
This policy applies only to:
(a) losses;
(b) bodily injury; or
(c) property damage;
which occur during the policy period.

14. OTHER INSURANCE
If this policy and any other insurance, issued by us, or by any other company, applies to the same loss, this policy will apply as follows.
(a) With respect to all coverages contained in Section I, the insurance provided by this policy will be prorated, based upon the applicable limits of each policy, up to the highest limit provided by any one policy. This does not apply if a lienholder, or trustee under a deed of trust, has duplicate coverage because of the ten-day notice provision contained in the section related to lienholder and trustees. In that instance, the provisions of that section respecting the priority of coverages will control.
(b) With respect to all coverages contained in Section II, the insurance provided by this policy will apply only as excess insurance, and will then apply only in the amount by which its limits exceed the limits of all such other policies.

15. CONFORMITY TO APPLICABLE LAWS
If the terms of this policy conflict with the laws of any state which are applicable to a covered loss, the conflicting terms are amended to conform to such laws.

16. EFFECT OF POLICY ACCEPTANCE
By acceptance of this policy, you agree that the statements in the Policy Declarations and in any Application or Application for Change accepted by us, are offered as an inducement to us to issue, continue, or renew this policy, and are your agreements or representations. They are not warranties.

17. CONTINUOUS RENEWAL
Subject to our consent and subject to the premiums, rules and forms then in effect for us, this policy may be continued in force by payment of the required continuation premium for each successive policy term. Such continuation premium must be paid to us before the expiration of the then current policy term and if not paid the policy shall terminate.

SECTION I - PROPERTY PROTECTION

COVERAGE A - MOBILE HOME DWELLING
We cover the following property.
1. (a) Your mobile home dwelling, at the residence premises, including building structures attached to it, but only if that dwelling is used principally as a private residence. If a building structure is connected to the dwelling by only a utility line or fence, it will not be considered attached to the dwelling for purposes of this coverage.
(b) Attached outdoor equipment used to service the residence premises while located on the residence premises or temporarily elsewhere.
(c) Construction material at the residence premises which you intended to have permanently attached to your dwelling located on the residence premises.
(d) Outdoor antennas and reception dishes (including their lead in wires), towers and masts if they are located on the insured
The limit of our liability for this coverage is $200. This amount includes the cost of damaged parts and the labor necessary to repair the damage.

2. **We** cover **decorative fixtures** and, with respect to **decorative fixtures** only, if consequential economic damage will result from the inability to match parts which are **repaired** or **replaced** with undamaged adjacent parts, **we** will **repair** or **replace** those undamaged adjacent parts to the extent necessary to prevent such economic damage.

3. **We** cover the reasonable cost **you** incur for temporary **repairs** or **replacement** of parts of covered property to protect it or other covered property from further immediate damage.

4. **Construction material which you intended to** have permanently attached to other structures covered under paragraph 1, above. Those materials must be located on the **residence premises**.

5. The reasonable cost **you** incur for temporary **repairs** or **replacement** of parts of covered property to protect it or other covered property from further immediate damage.

**We** do not cover loss to structures used to any extent for **business** purposes.

**COVERAGE C - PERSONAL PROPERTY**

**We** cover personal property owned or used by the insured.

**LIMITATION OF LIABILITY BASED ON LOCATION OF PERSONAL PROPERTY**

**We** cover personal property owned, or used by an insured anywhere in the world. However, this coverage is limited to 10% of the limits of liability for Coverage C - Personal Property, stated in the Policy Declarations for any loss to personal property which is away from the residence premises for more than thirty consecutive days. Personal property placed for safekeeping with a bank, trust company, safe deposit company, or a commercial storage facility available to the general public, will be considered to be on the residence premises.

**SPECIAL LIMITS ON CERTAIN ITEMS OF PERSONAL PROPERTY**

The special limits stated below apply to the corresponding groups of personal property and, if a specific peril is set out in the list below, these limits apply only to losses caused by that peril. These limits do not increase the total amount of insurance for Personal Property Coverage stated in the Policy Declarations. The limit of insurance for each grouping of personal property is the maximum we will pay in any one twelve month period for all property included in the group.
<table>
<thead>
<tr>
<th>Limit of Insurance</th>
<th>Personal Property Group</th>
<th>Value</th>
<th>Description</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.</td>
<td>Money, bank notes, bullion, coins and medals and other numismatic property.</td>
<td>$ 200</td>
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</tr>
<tr>
<td>2.</td>
<td>Securities, accounts, deeds, evidence of debt, letters of credit, notes other than bank</td>
<td>$1000</td>
<td>Notes, passports, tickets, stamps and other philatelic property.</td>
</tr>
<tr>
<td>3.</td>
<td>Watercraft, including their trailers, furnishings, equipment &amp; outboard motors.</td>
<td>$1000</td>
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<tr>
<td>4.</td>
<td>Trailers not used to transport watercraft.</td>
<td>$1000</td>
<td></td>
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<tr>
<td>5.</td>
<td>Theft of jewelry, watches, precious and semi-precious stones and precious metals</td>
<td>$1000</td>
<td>Including platinum, gold and silver, and furs, including any article containing fur which represents its principal value.</td>
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<tr>
<td>6. $1000</td>
<td>Manuscripts.</td>
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<tr>
<td>7. $5000</td>
<td>Theft of silverware and goldware.</td>
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<tr>
<td>8. $2000</td>
<td>Theft of guns and related equipment.</td>
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<tr>
<td>10. $1000</td>
<td>Grave Markers (whether or not attached to realty).</td>
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<tr>
<td>11. $2500</td>
<td>Business property, on the residence premises if not related to a business conducted on the residence premises.</td>
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<tr>
<td>12. $250</td>
<td>Business property away from the residence premises.</td>
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<tr>
<td>13. $1000</td>
<td>Recreational motor vehicles</td>
<td></td>
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<tr>
<td>14. $1000</td>
<td>Personal property owned by any individual who is or has been at the residence premises, but only if the insured has been at those premises during the 45 days immediately before the loss.</td>
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<tr>
<td>15. $500</td>
<td>Audio tapes, video tapes, audio discs, video discs, and all other electronic media while located away from the residence premises.</td>
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<tr>
<td>16. $1000</td>
<td>Collector cards.</td>
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<tr>
<td>17. $1000</td>
<td>Comic books.</td>
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<tr>
<td>18. $500</td>
<td>Parts and accessories for motorized vehicles which are not permanently attached to a motorized vehicle. This limitation does not apply to parts and accessories for vehicles used solely to service the residence premises.</td>
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</tbody>
</table>

**EXCLUSIONS OF CERTAIN CATEGORIES OF PERSONAL PROPERTY**

We do not cover the following items of personal property.

1. Animals.
2. Motorized vehicles and their parts and accessories, unless those motorized vehicles are:
   - (a) used primarily to service the residence premises;
   - (b) originally designed to assist the physically handicapped; or
   - (c) recreational motor vehicles.
3. Aircraft, except model airplanes which are not used or designed for transporting cargo or people.
4. Parts and accessories for aircraft.
5. Personal property of roomers or boarders who are not related to an insured.
6. Personal property of tenants.
7. Business personal property:
   - (a) relating to a business conducted on the residence premises; or
   - (b) books of account, drawings or other paper records; or
   - (c) electronic data processing tapes, wires, records, disc or other software media containing business data.
8. Personal property rented or leased, or held for rental or leasing, to others by an insured. However, we do cover that property while on the part of the residence premises used exclusively by an insured, or by a person renting or leasing that portion of the residence premises.

9. Electronic devices which may be operated by the electrical system of aircraft, watercraft, land motor vehicles or recreational motor vehicles if they are permanently installed in or upon an aircraft, watercraft, land motor vehicle or recreational motor vehicle. Antennas, wires and brackets for these devices, are not covered while in or upon an aircraft, watercraft, land motor vehicle or recreational motor vehicle.

10. Film, tape, discs, drums, cells and all other magnetic recording or storage media for electronic data processing. However, we do cover such media in unexposed or blank form and software which is currently available on the retail market.

11. Personal property specifically, or categorically, insured by any other insurance.

12. Personal property specifically, or categorically, listed in any endorsement to this policy except to the extent of the limit stated in that endorsement.


COVERAGE D - ADDITIONAL LIVING EXPENSE AND LOSS OF RENTS
If a covered loss makes all or part of your residence premises uninhabitable, we will pay the reasonable increase in your living expense necessary to maintain your normal standard of living.

We will pay for the shortest time needed:
1. to repair or replace the damaged property, or
2. for you to permanently relocate.

We will also pay for your loss of normal income resulting from a covered loss while the rented or leased part of the residence premises is uninhabitable, less any charges and expenses which do not continue during that time. We will pay this loss of normal income only for the shortest time needed to make the rented or leased part habitable. We will not pay for loss or expense due to the cancellation of any rental or lease agreement.

If a peril we insure against causes civil authorities to prohibit occupancy of the residence premises, we will pay:
1. the reasonable additional living expenses you incur for up to two weeks from the day you vacate the residence premises, and
2. any loss of income you incur for a part of the residence premises which was actually rented or leased for up to two weeks from the date your tenant vacates the residence premises.

The periods of time set out in this section of the policy will not be shortened by the expiration of the policy.

No deductible applies to these coverages.

INSURING AGREEMENT
We cover accidental direct physical loss to property covered under:
1. Coverage A – Mobile Home Dwelling,
2. Coverage B – Other Structures Coverage, and
3. Coverage C – Personal Property Coverages caused by any of the PERILS WE INSURE AGAINST unless the loss is excluded under this policy.

PERILS WE INSURE AGAINST – Section I
We cover loss to covered property from any of the following perils.
1. Fire or lightning. This peril does not include loss caused by nuclear reaction, radiation, radioactive contamination or discharge of a nuclear weapon even if accidental, or any consequence of any of these.
2. Wind or hail. This peril does not include loss:
   (a) to property in a building, caused by wind,
rain, snow, sand, sleet or dust unless the building is first damaged by the direct force of wind or hail, creating an opening through which the wind, rain, snow, sand, sleet or dust enters; or

(b) to watercraft and their trailers, furnishings, equipment and motors unless they are located inside a fully enclosed building. We do cover non-motorized boats and canoes owned by you while they are on the residence premises.

3. Explosion.
This peril does not include loss caused by nuclear reaction, radiation, radioactive contamination or discharge of a nuclear weapon even if accidental, or any consequence of any of these.

4. Riot or civil commotion

5. Aircraft, including self-propelled missiles and spacecraft.

6. Vehicular collision. However, this peril does not apply if the only collision is between the personal property and the vehicle in which it is being transported.

7. Smoke or soot. This peril does not apply to losses:
(a) caused by smoke or soot from agricultural smudging or industrial operations;
(b) caused by continuous or repeated exposure to smoke or soot; or
(c) caused by nuclear reaction, radiation, radioactive contamination or discharge of a nuclear weapon even if accidental, or any consequence of any of these.

8. Vandalism or malicious mischief.
(a) This peril does not apply to vandalism or malicious mischief:
(1) committed by, or at the direction of, any insured, or the husband, wife or child of any insured;
(2) committed in or around a dwelling which is undergoing construction, repairs or renovations, unless that dwelling is occupied by an insured during such construction, repairs or renovations;
(b) This peril does not apply to vandalism or malicious mischief committed by any person who is renting or leasing a part of the residence premises;
(c) This peril does not apply to vandalism or malicious mischief to personal property located in areas of the residence premises rented or leased to others;
(d) This peril does not apply, away from the residence premises, to vandalism or malicious mischief of:
(1) personal property while at any other premises owned, rented or occupied by an insured except while an insured is temporarily dwelling there. Property of an insured who is a student is covered at a dwelling away from home if the student has been at that dwelling at any time during the 45 days immediately before the loss;
(2) watercraft and their equipment; and
(3) trailers.

9. Theft or attempted theft.
(a) This peril does not apply to theft:
(1) committed by, or at the direction of, any insured, or the husband, wife or child of any insured;
(2) from in or around a dwelling which is undergoing construction, repairs or renovations, unless that dwelling is occupied by an insured during such construction, repairs or renovations;
(3) of a precious or semi-precious stone from its setting;
(4) of any credit card or loss by forgery or alteration of any check, draft, promissory note, bill of exchange, or similar written promise, order, or direction to pay a sum of money. There may be limited coverage for some of these items under the section headed “Additional Coverages Section I”; or
(5) which results from a voluntary parting with title or possession of any property by the insured or others to whom the insured has entrusted the property. This exclusion applies even if such parting of title or possession was induced by a fraudulent scheme, trick, device or false pretense.

(b) This peril does not apply to theft of the following, when a part of the residence premises is rented or leased to others:
(1) money, bank notes, bullion, coins and medals and other numismatic property and precious metals including platinum, gold and silver, but not goldware or silverware;
(2) securities, manuscripts, accounts, deeds, evidences of debt, letters of credit, notes, passports, tickets, stamps and other philatelic property;
(3) jewelry, watches, precious and semi-precious stones and furs, including any article containing fur which represents its principal value; or
(4) any personal property, if the theft is committed by any person renting or leasing a part of the residence premises.

(c) This peril does not apply, away from the residence premises, to theft of:
(1) property while at any other premises owned, rented or occupied by an insured except while an insured is temporarily dwelling there. Property of an insured who is a student is covered at a dwelling away from home if the student has been at that dwelling at any time during the 45 days immediately before the loss;
(2) watercraft and their equipment; and
(3) trailers.

10. Breakage of Glass
We cover glass or safety glazing materials, which is a part of the structure. We will not pay for loss at any residence premises if it has been unoccupied for more than 30 consecutive days immediately preceding the date on which the loss is reported to us. A Mobile Home Dwelling under construction is not considered to be unoccupied. If a law requires broken or damaged glass to be replaced with safety glazing materials, we will pay that cost. We cover damage to personal property caused by breakage of glass constituting a part of any building on the insured premises.

11. Volcanic Eruption
This peril does not apply to loss caused by earthquake or land shock waves or tremors which occur before, during or after a volcanic eruption. All eruptions that occur within a period of 72 hours will be considered one volcanic eruption.

12. Falling of Objects
This peril does not apply to loss to the property which fell, nor does it apply to other property within a building unless, while it is falling, the object first damages the exterior of a building. We do not cover damage to the falling object or outdoor equipment, awnings, or fences.

13. Weight of Ice, Snow or Sleet which Damages the Structure and Property in the Building.
This peril does not apply to loss to:
(a) outdoor equipment, awnings and fences, or
(b) pavements, patios, swimming pools, foundations, or retaining walls.

This peril does not apply to settling, cracking, shrinkage, bulging or expansion. This peril does not apply to loss to the following unless damage is caused directly by collapse of a structure.
(a) outdoor equipment
(b) awnings
(c) fences
(d) pavements
(e) patios
(f) swimming pools
(g) underground pipes
(h) flues
(i) drains  
(j) cesspools  
(k) septic tanks  
(l) foundations  
(m) retaining walls

15. Cracking, burning, bulging or tearing apart, of a heating or air conditioning system, automatic fire protection sprinkler system or a potable water heating appliance. This peril does not apply to loss which is caused by or results from freezing.

16. Discharge or overflow of water or steam from within a plumbing system, heating system, air conditioning system, fire protection sprinkler system, or appliance if that system or appliance is physically located within a structure which is permanently attached to the residence premises.

This peril does not apply to loss:
(a) caused by continuous or repeated seepage or leaking over a period of fourteen days or more;
(b) to the system or appliance from which the water or steam escapes;
(c) caused by or resulting from freezing;
(d) to property at a building vacant for more than 30 consecutive days immediately before the loss;
(e) caused by water leaking from an aquarium;
(f) caused by water leaking from a water bed; or
(g) caused by water or steam from a hot tub or spa.

17. Freezing of a plumbing, heating and air conditioning system, automatic fire protection sprinkler system, or appliance.

This peril does not apply to any loss occurring while the building is vacant, unoccupied, under construction, remodeling or renovation, unless you use reasonable care to:
(a) shut off the water supply and drain the systems and appliances; or
(b) maintain heat in the building.

This peril does not apply to losses to any appliance, hot tub, spa, whirlpool or equipment located out of doors unless you use reasonable care to prevent such units from freezing.

18. Loss caused by artificially generated electrical currents.

This peril does not apply to losses to tubes, transistors, or any electronic circuitry which is a part of any appliance, fixture, computer, home entertainment unit or other type of electronic apparatus.

EXCLUSIONS

We do not cover loss;
(a) resulting directly or indirectly from any of the following;
(b) which would not have occurred in the absence of any of the following;
(c) which occurs regardless of the cause of any of the following; or
(d) if loss occurs concurrently or in any sequence with any of the following.

1. Enforcement of any ordinance or law regulating the construction, repair or demolition of any building structure. We do cover loss caused by actions of civil authorities to prevent the spread of a fire if that fire is caused by a peril we insure against.

2. Earth movement. This exclusion includes, but is not limited to: the sinking, rising, shifting, expanding or contracting of earth, settling, cracking, shrinkage, bulging, expansion or contraction of: a) patios, b) pavement, c) foundations, d) walls, e) floors, f) roofs, g) ceilings; earthquake, volcanic explosion, lava flow, landslide, mudflow, mudslide, sinkhole, subsidence, erosion or movement resulting from improper construction, improper compaction, site selection or any other external forces. We do cover accidental direct physical loss which occurs subsequent to earth movement if that loss is caused by theft, fire, or explosion.

3. (a) Water, or water borne contaminants or materials, that flows on, or under, the surface of the ground; waves; tidal waters; or overflow of a stream or any body of
water. We do not cover spray from any of these, whether or not driven by wind.

(b) Water, or water borne contaminants or materials, that escapes from a pool or water system, unless the portion of that pool or water system from which the water escapes is physically located within a building which is permanently attached to the residence premises.

(c) Water, or water borne contaminants or materials, which overflows from sewers, drains, or pumps, if that overflow is caused by the inadequacy of the sewer, drain, or pump system, or by an obstruction of such which is located off of the residence premises.

(d) Water, or water borne contaminants or materials, below the surface of the ground, which exerts pressure on, or flows, seeps, or leaks, through any part of a building or other structure, sidewalk, driveway or pool.

(e) Condensation of water vapor.

We do cover accidental direct physical loss which occurs subsequent to any of the events or conditions listed in 3(a), 3(b), 3(c), 3(d) and 3(e), above, if that loss is caused by theft, fire or explosion.

4. Power, heating, or cooling failure or interruption, unless it results from accidental direct physical loss to power, heating or cooling equipment located on the residence premises and that loss is caused by a peril we insure against. We do cover accidental direct physical loss which occurs subsequent to any of these events if that loss is caused by theft, fire, or explosion.

5. Neglect of an insured to use all reasonable means to protect covered property at and after the time of loss or when property is threatened by a peril we insure against.

6. War.

7. Nuclear reaction, radiation, radioactive contamination or discharge of a nuclear weapon even if accidental, or any consequence of any of these.

8. An intentional act by, or at the direction of, any insured which a reasonable individual would expect to cause the loss for which the claim is made.

9. Any event causing loss to outdoor radio and television equipment except as provided in Coverage A.

10. Any event causing loss to piers, bulkheads, wharves and docks and anything attached to them.

11. Any Business activities of any insured.

12. Any defect, inadequacy, fault, unsoundness or weakness in:

(a) material used for construction or repair;

(b) site preparation including planning, zoning, surveying, grading, compaction and placement;

(c) workmanship, design or engineering specifications; or

(d) maintenance of land, structures, improvements and similar property on or off of the residence premises.

If such defect, inadequacy, fault, unsoundness or weakness existed before the accident which resulted in the loss.

13. Any Illegal activities of any insured.


15. Any peril (except Fire) to tires and wheels unless the loss is coincident with and from the same cause as another loss covered by this policy.

16. Conversion, embezzlement or secretion by the seller or by any person in lawful possession of the mobile home dwelling.

We do not cover any peril or loss listed above even if the loss is caused in part by:

(a) the action, lack of action or decision of any person, group, organization or governmental body, or

(b) the conduct of any person, group, organization or governmental body, regardless of whether that conduct is negligent, wrongful, intentional or without fault.
We do cover accidental direct physical loss that occurs subsequent to the events or conditions listed in (a) and (b), above, if that loss is caused by fire or explosion of the mobile home dwelling.

ADDITIONAL COVERAGES UNDER SECTION I
Unless the specific coverage indicates that no deductible applies, we will pay only for loss to the covered property minus the deductible.

1. Debris Removal
We will pay the reasonable expenses you incur to have the following items hauled away from the residence premises:
(a) the remains of covered property following a loss from a peril we insure against;
(b) the remains of damaged property, which is not covered property, if:
   (1) the damage to that property is caused by a peril we insure against; and
   (2) the damaged property caused damage to covered property; and
   (3) this coverage is not provided elsewhere in this policy;
(c) ash, dust or particles from a volcanic eruption that has caused direct loss to a building or property within a building.
This coverage does not extend to fees or expenses you incur for tearing off, or tearing out, the remains of covered property. Any amounts paid under this coverage will reduce the limits applicable to the covered property. However, if damage to covered property plus the cost of the debris removal covered by this section is more than the limit of our liability applicable to that covered property, we will pay up to an additional 5% of the limit of the applicable coverage for debris removal under this section.

2. Fire Department Charges
We will pay up to $500 for your liability under an agreement for service charges made by a fire department when called to protect your covered property from a peril we insure against. This payment is in addition to the amount of insurance applying to the loss. No deductible applies to this coverage.

3. Damage To Covered Property During Emergency Removal
We will pay for covered property damaged in any way while being removed from the mobile home dwelling, or returned to the mobile home dwelling, to protect that covered personal property from a peril we insure against, if that peril is imminent. In addition we will treat the temporary location of such property as a residence premises. This coverage is limited to a maximum of a 30 day period from date of removal and ends when the property is returned. Any amounts paid under this coverage will reduce the limits applicable to the covered property.

4. Trees, Shrubs, Plants and Lawns
We will pay for loss to trees, shrubs, plants and lawns at the residence premises, if they are within 200 feet of your mobile home dwelling and are not grown for business purposes. This coverage applies only if the damage to them is caused by any of the following perils: fire, lightning, explosion, riot, civil commotion, aircraft, vandalism, malicious mischief, theft, or vehicles which are not owned or operated by an occupant of the residence premises.
Our maximum limit of liability under this coverage is 5% of the limit of insurance under the Mobile Home Dwelling Coverage, subject to the following limitations:
(a) a maximum of $500 in any 12 month period for damage to any one covered tree, shrub or plant; and
(b) a maximum of $2500 in any 12 month period for damage to a covered lawn.
We will also pay up to $500, in the aggregate, for any one loss for the reasonable expenses you incur in removing any fallen trees from the residence premises if:
   (1) the trees caused damage to covered property when they fell; and
   (2) this coverage is not provided elsewhere in this policy.
These payments are in addition to the amount of insurance applying to Mobile Home Dwelling Coverage.

5. Credit Card, Charge Plate, Fund Transfer Card, Check Forgery and Counterfeit Money Coverages

We will pay an amount not to exceed $1000 for any one loss involving one or more of the following coverages. All loss resulting from a series of acts committed by any one person, or in which any one person is concerned or implicated, is considered to be one loss. No deductible applies to these coverages.

(a) Credit Card, Charge Plate and Fund Transfer Card Coverage

If an insured is legally required to pay for the unauthorized use of a credit card, charge plate, or card used for deposit, withdrawal or transfer of funds, issued to the insured, we will cover the loss. If a claim is made or suit is brought against the insured for liability under this coverage, we will defend the insured. We will use our lawyers and bear the expense. We may at our option and at our expense, defend the insured or that person’s bank against a suit to enforce payment under this coverage. We may investigate any claim or settle any suit as we think appropriate. We will not defend after we have paid an amount equal to the limit of our liability.

(b) Check Forgery Coverage

We cover loss to any insured caused by forgery or alteration of a check. This includes all negotiable instruments. If a claim is made or suit is brought against the insured for liability under this coverage, we will defend the insured. We will use our lawyers and bear the expense. We may at our option and at our expense, defend the insured or that person’s bank against a suit to enforce payment under this coverage. We may investigate any claim or settle any suit as we think appropriate. We will not defend after we have paid an amount equal to the limit of our liability.

(c) Counterfeit Money Coverage

We cover loss sustained by an insured through acceptance in good faith of counterfeit United States or Canadian paper currency. However, we will not pay more than $50 for counterfeit United States or Canadian paper currency accepted in any one transaction or, regardless of any other provision, more than $100 in the aggregate.

6. Refrigerated Food Products

We will pay up to $500 in the aggregate for loss to the contents of all freezer and refrigerator units on the insured premises. The contents must be owned by you. The loss must be caused by change in temperature due to a verifiable interruption of electrical service from generating or transmission equipment outside the dwelling. Any amounts paid under this coverage will reduce the limits applicable to the covered property. No deductible applies to this coverage.

SPECIAL PROVISIONS AND CONDITIONS RELATING TO SECTION I

1. What To Do In Case Of Loss

If a covered loss occurs, the insured must take all of the following actions if applicable to that loss:

(a) Give us immediate notice and, in case of theft or suspected theft, you must also notify the police immediately.

(b) Protect the property from further damage. Make necessary and reasonable temporary repairs to protect the property, and keep records of the cost of those repairs.
(c) Send to us, within 60 days after its receipt by you, a proof of loss signed and sworn to by the insured, including:
(1) the time and cause of loss;
(2) the reason for the loss;
(3) the interest of insureds and all others in the property;
(4) the total value of the property immediately before and after the loss;
(5) all encumbrances on the property;
(6) other policies covering the loss;
(7) changes in title, use, occupancy or possession of the property;
(8) a list (schedule) of personal property damaged or destroyed including all facts known to you regarding:
   (i) its quantity,
   (ii) its description,
   (iii) from whom it was obtained,
   (iv) the date it was obtained or purchased,
   (v) whether it was purchased new or used,
   (vi) the amount of its purchase price,
   (vii) the current replacement cost,
   (viii) the cost to repair it,
   (ix) the amount of your loss; and
(9) if required, any plans and specifications of any damaged building or fixtures;
(d) Show the damaged property to us or our representative prior to its replacement or repair, as often as we may reasonably require.
(e) Submit to examinations under oath by any person named by us, out of the presence of any other individual other than a licensed attorney and sign the transcript of the examinations.
(f) Produce for examination, and permit us to copy, records pertaining to any loss of rental or lease income, all books of account, bills, invoices, receipts and other vouchers that we may reasonably require.
(g) Produce receipts for any increased costs you incur to maintain your standard of living while you dwell elsewhere.
(h) Authorize us, in writing, to obtain any other records which may be relevant to the claim or which may reasonably be expected to aid our investigators in determining the facts relevant to the claim.

2. How Losses Under Section I Are Settled
(A) This provision applies to losses to personal property except losses to those items specifically included in section (B) below. When we agree with you as to the market value of the damaged part of those items, we will, at our option:
   (1) pay the market value of the damaged part of the covered property;
   (2) pay the restoration cost of the damaged part of the covered property;
   (3) replace the damaged part of the covered property, in kind; or
   (4) pay the limit of coverage stated in this policy as applicable to the item, including any special limits, or limits based on the location of the item.
If we cannot agree with you as to the market value, it will be determined in accordance with the appraisal section of the state specific endorsement attached to this policy.

All payments made under this provision will be paid under Coverage C.

(B) This provision applies to losses to the following items of property: outdoor antennas, permanently attached awnings, permanently attached floor coverings except wood floor coverings and ceramic tile floor coverings, permanently attached domestic appliances, structures that are not buildings, and fences. This provision also applies to property of any type covered under this policy which is not specifically
listed in this paragraph or referred to in paragraph (A), above.

We will estimate the **total restoration cost**, and pay you:

1. the **actual cash value** of all the damaged parts of the covered property; or
2. the limit of liability shown in the Policy Declarations, whichever is less.

If we cannot agree with you as to the **actual cash value**, it will be determined in accordance with the appraisal section of the state specific endorsement attached to this policy.

All payments made under this provision will be paid under Coverage A or B whichever may apply to the specific loss.

(C) These provisions apply to all losses settled under paragraphs (A) and (B) above:

1. **Depreciation** is not deducted for that portion of the **restoration cost** which is based solely on **repairing** the damaged part of the covered property.
2. The amount of your **deductible** will be deducted from all losses covered under Part I of this policy, unless the specific coverage under which the loss is covered says otherwise. A single **deductible** applies to all covered losses caused by any one **accident**.
3. If we pay the **market value** of an item, or pay to **replace** an item or a part of an item, we may, at our option, take all or part of that damaged or stolen item or part at its appraised or agreed upon value.

3. **Insurable Interest**

We will not pay more than the insurable interest an **insured** has in the covered property at the time of loss.

4. **Abandoned Property**

We are not obliged to accept abandoned property.

5. **Loss to a Pair or Set**

We may, at our option:

(a) **repair** or **replace** any part of a pair or set to restore the pair or set to its **market value** before the loss; or

(b) pay the amount by which the **market value** of the pair or set has diminished because of the loss of, or damage to, the part.

6. **Lienholder Clause.** The word “Lienholder” includes trustee. If a Lienholder is named in the Declarations, such insurance as is afforded by the policy shall insure the interest of the Lienholder at the time of any loss or damage to the covered property and payment for such loss or damage shall first be made to the Lienholder for his interest and the balance, if any, to you. **Our** liability shall not exceed the **actual cash value** of the covered property at the time of the loss or damage, less any **deductible** amount applicable.

A violation of the policy provisions by you which voids the insurance, shall not affect the Lienholder’s right of recovery.

Upon cancellation or termination of the policy or the coverages insuring the Lienholder’s interest, we agree to give 10 days written notice mailed to the Lienholder’s address shown in the Declarations. If termination or cancellation is for nonpayment of premiums required for continuance or renewal of the policy, the loss payee may elect to pay the premium to keep in effect the coverages insuring its interest.

The Lienholder may furnish any required proof of loss if within 60 days after receiving notice of your failure to furnish it.

If any payment is made to the Lienholder, which we would not have been obligated to make except for these provisions, we, to the extent of such payment, shall be subrogated to the right of the Lienholder under all securities held by it as collateral for payment of the debt, or we, at our option, may pay the Lienholder the whole amount of the principal and interest due on said property.
debt and shall then receive a full assignment of the lien or other securities; but no subrogation shall impair the right of the Lienholder to recover the full amount of its claims. Nothing herein contained shall be held to vary, alter, waive or extend any of the terms, conditions, agreements, limitations or exclusions of the policy, other than as herein stated. Loss, if any, to be adjusted only with the insured named on the Policy Declarations and payable to the insured and the Lienholder named on the Policy Declarations as their respective interests may appear, subject to all the terms and conditions of the policy.

7. Suit Against Us
Any lawsuit seeking coverage or benefits under Section I of this policy must be brought within one year after the loss or damage occurs, unless the law of the state in which this policy was issued prohibits this contractual limitation period. This period is extended by the number of days between the date of your loss and the date we deny the claim in whole or in part.

8. No Benefit to Bailee
This insurance will not, in any way, benefit any person who may be caring for or handling property for a fee.

9. Recovered Property
Any party who recovers property for which we have made payment under this policy will notify the other of the recovery. You will have the option of keeping the property or having it become our property. If you keep the property, you will repay us the amount we paid you for that property.

10. Payments Under This Section Of The Policy
Before we make any payments under part I of this policy,
(a) we must receive your completed proof of loss;
(b) you must comply with all conditions of this policy; and
(c) the amount of the loss must have been established by either:
   (1) an agreement between you and us, or
   (2) a final judgment of a court of law.
When these steps are completed, we will make any payments due for a covered loss within 30 days.

11. Appraisal
Any appraisal which becomes necessary under the terms of this policy will be handled in accordance with the state specific endorsement attached to this policy.

SECTION II - PERSONAL LIABILITY AND MEDICAL PAYMENT PROTECTION

COVERAGE E - PERSONAL LIABILITY
INSURING AGREEMENT
Subject to the limit of our liability stated in this section, we will pay on behalf of an insured, all sums which such insured becomes legally obligated to pay as damages, if those damages result from an accident.

OUR RIGHT TO INVESTIGATE AND SETTLE CLAIMS
We may investigate and settle any claim as we think appropriate.

LIMITS OF LIABILITY
Regardless of the number of insureds, persons injured, claims made, or locations shown, our maximum liability is the limits of liability stated in the Policy Declarations for Coverage E. That amount is the limit of our liability for all damages resulting from any one accident.

EXCLUSIONS
We do not cover:
1. Bodily injury or property damage arising out of the ownership, maintenance, operation, use, or
entrustment of:
(a) aircraft other than miniature aircraft which are not designed to transport cargo or people;
(b) any land motor vehicle, other than a recreational motor vehicle, owned or operated by or rented or loaned to any insured.

We do provide coverage if the land motor vehicle is:
(1) being used on the insured premises at the time of the accident, and not then subject to motor vehicle registration; or
(2) kept in dead storage on the insured premises;
(c) any motorized vehicle, if the bodily injury or property damage occurs away from the insured premises. This exclusion does not apply to:
(1) a golf cart while used for golfing on a golf course;
(2) a motorized vehicle originally designed to assist the physically handicapped;
(3) a motorized vehicle, other than a land motor vehicle, used in a part-time job related activity by you or a relative, if the individual engaged in that activity is under the age of twenty-five, and is a full time student; or
(4) a lawn mower while used to mow other premises so long as such mowing is not a business.
(d) any motorized vehicle used, or designed to be used, in competition with other vehicles; or
(e) watercraft not located on the insured premises:
(1) owned by or rented to any insured if it has inboard or inboard-outdrive motor power of more than 50 horsepower;
(2) owned by or rented to any insured if it is powered by one or more outboard motors with more than 25 total horsepower;
(3) owned by or rented to any insured if it is a sailing vessel 26 feet or more in length; or
(4) owned by or rented to any insured if it is a personal watercraft powered by a water jet pump of more than 50 horsepower.

2. Bodily injury or property damage arising out of the rendering or failing to render professional services.
3. Bodily injury or property damage arising out of the business of any insured.
4. Bodily injury or property damage arising out of the condition of any premises owned, rented or controlled by an insured which is not an insured premises. However, we will cover bodily injury to any residence employee arising out of and in the course of employment by an insured at such premises.
5. Bodily injury or property damage which any insured intended to cause.
6. Bodily injury or property damage which a reasonable individual would expect to result from the intentional acts of any insured.
7. Bodily injury or property damage arising out of war.
8. Bodily injury or property damage which arises out of the transmission of communicable diseases by any insured.
9. Any liability which arises solely because of a contract or agreement made by any insured.
10. Property damage to property owned by an insured.
11. Property damage to premises or property occupied or used by any insured or rented or leased to or in the care of an insured. We will cover property damage to such premises or property caused by fire, smoke or explosion.
12. Bodily injury to any individual if any insured has, or is required under any compensation law to have, a policy providing benefits covering the bodily injury.
13. **Bodily injury** or **property damage** when any **insured** is covered under any nuclear energy liability policy. This exclusion applies even if the limits of liability of that policy have been exhausted.

14. **Bodily injury** to a **residence employee** unless written **claim** is made within 12 months after the end of the policy term.

15. **Bodily injury** to any **insured**. This exclusion applies, even if the **claim** is one seeking contribution toward, or repayment of, damages based upon that **bodily injury**.

16. **Bodily injury** to any **individual** who is on the **insured premises** because of the **business** of any **insured**.

17. **Property damage** to property which is on the **insured premises** because of the **business** of any **insured**.

18. **Bodily injury** or **property damage** arising out of any activity of any **insured** which would constitute a felony under the laws of the state in which such activity occurred, whether or not such **insured** is actually charged with a crime for that activity.

19. The liability of any **insured** for **punitive damages**.

20. **Bodily injury** or **property damage** arising out of, or caused, in whole or in part by, asbestos, radon, mold, lead, paint containing lead, chemicals, petroleum products, or any other substance or material containing lead, or any pollutant.

21. Any legal obligation of **yours** for indemnification or contribution due to damages because of **bodily injury** or **property damage** arising out of, or caused, in whole or in part, by asbestos, radon, mold, lead, paint containing lead, chemicals, petroleum products, or any other substance or material containing lead, or any pollutant.

22. Any loss, cost or expense arising out of any governmental direction or request that **you** test for, monitor, clean up, remove, abate, contain, treat or neutralize asbestos, radon, mold, lead, paint containing lead, chemicals, petroleum products or any other substance or material containing lead, or any pollutant.

23. **Property damage** arising out of the intentional or negligent misrepresentation or non-disclosure of any material fact related to the sale, or attempted sale, of property **owned** by any **insured**.

**COVERAGE F - MEDICAL PAYMENTS TO OTHERS**

**ADDITIONAL DEFINITIONS USED IN THIS COVERAGE**

1. **Reasonable charges** means charges incurred for goods and services which, in **our** judgment, are within the range of charges for the same or similar goods and services, in the geographic area in which the services are rendered or the goods are provided. **We** may employ outside reviewers, consultants and data providers in formulating **our** judgment as to whether the charges are **reasonable charges**. The determination of whether charges are **reasonable charges** may be made after the **individual** making the **claim** has received the goods and services for which the charges are made. The fact that a licensed health care provider furnished, rendered, or prescribed the goods and services is not solely determinative of whether the charges made for them are **reasonable charges**.

2. **Necessary goods and services** means the goods and services furnished or prescribed by a health care provider which, in **our** judgment, are necessary for the proper treatment of **bodily injury** in the most efficient and economical fashion that such **bodily injury** can be safely treated. **We** may employ outside reviewers, consultants and data providers in formulating **our** judgment as to whether the goods and services are **necessary goods and services**. The determination of whether goods and services are **necessary goods and services** may be made after the **individual** making the **claim** has received the goods and services. The fact that a
licensed health care provider furnished, rendered, or prescribed the goods and services is not solely determinative of whether they are necessary goods and services.

INSURING AGREEMENT
Subject to the limit of our liability stated in this coverage, we will pay the reasonable charges for necessary goods and services for the treatment of bodily injury resulting from an accident. These expenses must be incurred within three years from the date of the accident.

Each individual who sustains bodily injury is entitled to this coverage when that individual is:
1. on an insured premises with the permission of an insured, or
2. elsewhere, if the bodily injury:
   (a) arises out of a condition in the insured premises or the adjoining ways;
   (b) is caused by the activities of an insured or a residence employee in the course of employment by an insured;
   (c) is caused by an animal owned by, or in the care of, an insured; or
   (d) is sustained by a residence employee arising out of and in the course of employment by an insured.

DUTIES OF AN INDIVIDUAL WHO MAKES A CLAIM
Any individual who makes a claim under Coverage F must:
1. authorize us to obtain any records which may be relevant to the claim or which may reasonably be expected to aid our investigators in determining the facts relevant to the claim;
2. answer, under oath, any questions posed by us, out of the presence of any other individual, and sign a written transcript of such questions and answers;
3. submit to physical examinations, at our expense, by doctors we select as often as we may reasonably require; and
4. authorize us to obtain relevant medical records of the bodily injury which is the basis for such claim.

LIMITS OF LIABILITY
Regardless of the number of insureds, persons injured, claims made, or locations shown, our maximum liability is the limits of liability stated in the Policy Declarations form Coverage F. That stated amount is the limit of our liability for all medical expenses for bodily injury to any one individual resulting from any one accident.

PAYMENTS UNDER THIS COVERAGE
We will pay any amount due under this coverage directly to the individual making the claim unless, because of a perfected lien or valid assignment, we are obligated to pay someone else. We will pay, based upon such an assignment, only if we receive a written copy of the assignment before we make payment for the services for which the assignment was given.

EXCLUSIONS
We do not cover:
1. Bodily injury arising out of the ownership, maintenance, operation, use, or entrustment of:
   (a) Aircraft owned by or rented to any insured other than miniature aircraft which are not designed to transport cargo or people.
   (b) Any land motor vehicle owned or operated by, or rented or loaned to, any insured, other than a recreational motor vehicle. We do provide coverage if the land motor vehicle is kept in dead storage on the insured premises and not subject to motor vehicle registration at the time of the accident.
   (c) Any motorized vehicle, if the bodily injury occurs away from the insured premises. This exclusion does not apply to:
      (1) a golf cart while used for golfing on a golf course;
      (2) a motorized vehicle originally designed to assist the physically handicapped; or
(3) a lawn mower while used to mow other premises so long as such mowing is not a business.

d) Watercraft not located on the insured premises:
   (1) owned by or rented to any insured if it has inboard or inboard-outdrive motor power of more than 50 horsepower;
   (2) owned by or rented to any insured if it is powered by one or more outboard motors with more than 25 total horsepower;
   (3) owned by or rented to any insured if it is a sailing vessel 26 feet or more in length; or
   (4) owned by or rented to any insured if it is a personal watercraft powered by a water jet pump.

2. Bodily injury arising out of the rendering or failing to render professional services.


4. Bodily injury arising out of any premises owned, rented or controlled by any insured which is not an insured premises. However, we will cover bodily injury to a residence employee arising out of and in the course of employment by an insured at such premises.

5. Bodily injury which any insured intended to cause.

6. Bodily injury which a reasonable individual would expect to result from the intentional acts of any insured.

7. Bodily injury arising out of war.

8. Bodily injury which arises out of the transmission of communicable diseases by any insured.

9. Bodily injury to any insured or resident of the insured premises, except a residence employee.

10. Bodily injury to any individual who is entitled to benefits which are provided, or required to be provided, under any Compensation Law.

11. Bodily injury from any nuclear reaction, radiation or radioactive contamination or any consequence of any of these.

COVERAGE G – DAMAGE TO PROPERTY OF OTHERS

INSURING AGREEMENT

We will pay for property damage caused by an insured to real property or personal property owned by others.

LIMITS OF LIABILITY

We will not pay more than the smallest of the following amounts for any one occurrence.

1. The market value of the property at the time of loss;
2. The restoration cost; or
3. $1,000.

EXCLUSIONS

We will not pay for property damage:

1. caused by any insured who has attained the age of 13, unless it results from an accident;
2. to property owned by, or rented to:
   (a) any insured;
   (b) any tenant of an insured; or
   (c) any resident of any insured’s household;
3. arising out of:
   (a) any act or omission related to making premises owned, rented, or controlled by any insured safe, unless those premises are the insured premises;
   (b) the business of anyone;
   (c) the ownership, maintenance or use of a land motor vehicle, trailer, aircraft or watercraft; or
4. to property insured under Section I of this policy.

ADDITIONAL COVERAGES UNDER SECTION II

We will pay the following costs and expenses if they result from a claim covered by Section II of this policy. The payment of these benefits will not reduce our limits of liability under this Section:

1. All expenses we incur in the settlement of any claim.
2. If a lawsuit is filed against the insured for damages which are covered under this section of the policy, we will defend the insured at our expense, using lawyers of our choice, and we will pay all expenses and attorney’s fees we incur in the defense of that lawsuit. We are no longer obligated to provide, or to pay for, such defense after we:
   (a) offer to the claimant or judgment creditor, or pay into court, the full amount of our limit of liability under Coverage E, exclusive of all judgment interest; or
   (b) we offer to the judgment creditor, or pay into court, that part of a judgment we owe within our limit of liability under Coverage E, exclusive of all judgment interest.

3. Court costs which are assessed against an insured in a civil lawsuit in which we have paid the fees of the insured’s attorney.

4. Pre-judgment interest due on any amount we owe within our limits of liability under Coverage E of this policy. However, our duty to pay pre-judgment interest on any one claim ends when we:
   (a) offer to the claimant or judgment creditor, or pay into court, the full amount of our limit of liability under Coverage E, exclusive of all judgment interest; or
   (b) we offer to the judgment creditor, or pay into court, that part of a judgment we owe within our limit of liability under Coverage E, exclusive of all judgment interest.

5. Post-judgment interest due on any amount we owe within our limits of liability under Coverage E. However, our duty to pay post-judgment interest on any one claim ends when we offer to the judgment creditor, or pay into court, that part of the judgment which we owe within our limits of liability under Coverage E, exclusive of all judgment interest.

6. The cost of any bonds required by an appellate court to ensure payment of the cost of an appeal, if that appeal is from a judgment in a civil lawsuit in which we have paid the fees of the insured’s attorney. We have no duty to furnish or apply for any bonds. The limit of our liability for the cost of all such bonds is ten percent of the limit of liability under Coverage E. We do not cover the cost of supersedeas bonds, or bonds necessary to stay execution of a judgment during the pendency of an appeal from that judgment.

7. Up to $250 for each bail bond needed by an insured because of any one accident or traffic law violation resulting from the operation of a land motor vehicle insured under this policy. We have no duty to furnish or apply for such bonds.

8. Reimbursement, which is requested by an insured, for reasonable and necessary expenses incurred at our request during the defense of a civil lawsuit. This does not include wages or salary lost by an insured who we ask to attend any proceedings related to the defense of a civil lawsuit.
If the Company named in the Policy Declarations is Shelter Mutual Insurance Company, the following provisions apply to this policy.

This policy is issued by a mutual company which is subject to special legal regulations applicable to its organization, membership, policies, and contracts of insurance. Some of those regulations apply to and form a part of this policy.

You are hereby notified that by virtue of purchasing this policy you are a member of the Shelter Mutual Insurance Company of Columbia, Missouri and may participate, to the extent, and upon the conditions fixed and determined by the Board of Directors of the Company in its discretion in the distribution of dividends it fixes and determines.

You are entitled to vote, either in person or by proxy, at all meetings of that Company. The annual meeting of the Shelter Mutual Insurance Company is held at its Home Office in Columbia, Missouri, on the first Wednesday in April of each year at 10 o’clock A.M.

All of your interest in the Shelter Mutual Insurance Company, its goodwill, assets, and guaranty fund, will cease upon termination of this policy, except any claims that you may then have under this policy and except for any unearned portion of your deposit premium.

This policy is non-assessable.

IN WITNESS WHEREOF, the Company named in the Declarations has caused this policy to be signed by its President and Chief Executive Officer and its Secretary, and countersigned on the Declarations page by a duly authorized representative of the Company.

Randa Rawlinz  
Secretary

President and CEO