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November 22, 2022

The 534 West 42nd Street Condo LLC

C/O Living Holdings, LLC

225 West 35th Street, 14th Floor

New York, NY 10001

RE: 534 W 42nd St Policy Delivery

Dear Jon,

Please find attached the policy for Living Holdings, LLC’s Commercial Package - 534 West 42nd Street Condo.

|  |  |  |  |
| --- | --- | --- | --- |
| Policy | Policy # | Carrier | Term |
| Commercial Package - 534 West 42nd Street Condo | AFL-052082 | Accident Fund Insurance Company of America | 07/07/22 - 07/07/23 |

We have reviewed the policy in detail and have found all to be in order. We ask that you review it for accuracy as well. If, during your review, you have any questions, or if any changes are needed, please let us know. If we do not hear from you, we will assume all to be in order.

Thank you for letting NFP be of service to Living Holdings, LLC. We hope you will keep in mind that NFP provides a full line of insurance coverages including Homeowners, Auto, Bonds, and Life and Health Insurance for both individuals and businesses. We are available to service and discuss all of your risks and insurance needs. We appreciate your business and value your input on how we can better serve you.

Sincerely,

William Alvarez

Senior Account Executive

P: (516) 327-2885

E: william.alvarez@nfp.com

Enclosure(s)

DISCLOSURES AND DISCLAIMERS

MEXICO DISCLOSURE

Unless specifically stated within this proposal, coverage for any policy proposed does not extend coverage to Mexico. This includes, but is not limited to, Property, General Liability, Automobile, Umbrella, Workers’ Compensation, or Inland Marine. If you plan to travel, personally or on business, or conduct business in Mexico, please contact your agent to secure coverage.

DIRECT BILL PREMIUM DISCLAIMER

The Insurance Company operates independently for the financing of your insurance premium. Your agreement to finance this premium is directly with the insurance company and not NFP Property and Casualty Services, Inc. If payment is not received by the due date, the insurance company could cancel your insurance policy(s) for non-payment of premium. The insurance company has the right to honor the cancellation date and NOT offer reinstatement or rewrite the insurance coverage. We are not in a position to make monthly reminders or verify that your payment was received. Please take the necessary action to avoid possible cancellation of your insurance policy(s) which you are paying directly to the insurance company.

SURPLUS LINES DISCLAIMER

Insurance is issued pursuant to the Surplus Lines Laws. Persons insured by Surplus Lines Carriers do not have the protection of the Insurance Guaranty Act to the extent of any right of recovery for the obligation of an insolvent unlicensed insurer. Surplus Lines policies that are subject to audit provide for additional premium charges, but may not allow for return premium.

COMPENSATION DISCLOSURE

As a licensed insurance producer, NFP Property Casualty Services, Inc. is authorized to confer with or advise our clients and prospective clients concerning substantive benefits, terms or conditions of insurance contracts, to sell insurance and to obtain insurance coverage for our clients. In addition to the commissions or fees received by us for assistance with the placement, servicing or renewal of your insurance coverage, other parties, such as a wholesale broker, reinsurance intermediary, underwriting manager or similar parties may also receive compensation for their role in providing insurance products or services to you. It is also possible that we may receive contingent payments or allowances from insurers based on factors not related specifically to an individual client. These factors may include the size and/or performance of an overall book of business produced with an insurer. We generally do not know if a particular insurer will make such a contingent payment or the amount of any such contingent payments until the underwriting year is closed.

PREMIUM FINANCING DISCLOSURE

You may request financing from a premium finance company to pay the premiums for insurance placed on your behalf by NFP Property and Casualty Services, Inc. Premium finance companies which NFP Property and Casualty Services, Inc. recommends, will generally be either affiliates or pay compensation to NFP Property and Casualty Services, Inc.

REVIEWING CLIENT CONTRACTS DISCLAIMER

As a service to our clients, upon their request, NFP Property and Casualty, Inc. will review those portions of your contract regarding the insurance and indemnity requirements as they relate to your insurance program and provide comments and/or recommendations based upon such review. This service should not be taken as legal advice and it does not replace the need for review by the insured’s own legal counsel.