

STATEMENT OF VALUES - BLANKET COVERAGES

AMERICAN FAMILY MUTUAL INSURANCE COMPANY

BUSINESSOWNERS

BP 86 13 08 10

Applicant or Named Insured: THE CENTENNIAL OWNERS ASSOCIATION

Doing Business As Name (if applicable):

Insured Mailing Address: PO BOX 12394
ASPEN, CO 81612-9207

Valuation Type: Replacement Cost

Effective Date: 12-07-2020

Policy Number to which Blanket coverages are to apply (N/A if new business): 05XR900801

The Statement Of Values - Blanket Coverage must be submitted for all new business, coverage changes and value changes. **Loss Payment Penalties may apply if property is not insured to at least 80% of replacement cost value at the time of loss.** Building Limit Inflation Protection Coverage and Business Personal Property Automatic Increase In Coverage will apply to each renewal.

* Blanket Coverages are only available for the following types of property: Buildings, Auxiliary Buildings/Structures, Business Personal Property, Auxiliary Buildings Business Personal Property, Signs, Fences and Antennas. Blanket Coverage applies per property type.

Specific rates apply to each item listed in this Schedule.

PREMISES NO.	1	BUILDING NO.	1
LOCATION	110 129 FREE SILVER CT ASPEN CO 816113209		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$3,581,258		
PREMISES NO.	2	BUILDING NO.	1
LOCATION	212 225 FREE SILVER CT ASPEN CO 816113213		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$2,143,712		

CONTINUED ON NEXT PAGE

APPLICANT OR INSURED

All property values submitted are 100% of the replacement cost value to the best of my knowledge and American Family can rely upon my statements in providing Blanket Coverages.

Signed _____

Name _____

Title _____

Date _____

AGENT

I have explained to the insured the Loss Payment Penalties that may apply if the property is not insured to 80% of replacement cost value.

Signature _____

Name JAMES LORD

Agent/District Code 140-307

Date _____

Schedule (continued)

Specific rates apply to each item listed in this Schedule.

PREMISES NO.	3	BUILDING NO.	1
LOCATION	310 329 FREE SILVER CT ASPEN CO 816113221		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$3,783,020		
PREMISES NO.	4	BUILDING NO.	1
LOCATION	410 423 FREE SILVER CT ASPEN CO 816113225		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$2,143,712		
PREMISES NO.	5	BUILDING NO.	1
LOCATION	210 229 TEAL CT ASPEN CO 816113259		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$3,228,176		
PREMISES NO.	6	BUILDING NO.	1
LOCATION	310 329 TEAL CT ASPEN CO 816111567		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$3,530,816		
PREMISES NO.	7	BUILDING NO.	1
LOCATION	410 424 TEAL CT ASPEN CO 816111565		
OCCUPANCY	CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE		
CONSTRUCTION	FRAME		
*PROPERTY TYPE	BUILDINGS		
VALUES	\$1,765,410		

AMERICAN FAMILY MUTUAL INSURANCE COMPANY, S.I.

MADISON, WISCONSIN 53783-0001

BUSINESSOWNERS POLICY**DECLARATIONS**POLICY NUMBER
05XR900801CUSTOMER BILLING ACCOUNT
017-762-222 77NAMED THE CENTENNIAL OWNERS ASSOCIATION
INSUREDMAILING PO BOX 12394
ADDRESS ASPEN, CO 81612-9207POLICY PERIOD FROM 12-07-2020 TO 12-07-2021
12:01 A.M. Standard Time at your mailing address shown above.

FORM OF BUSINESS CORPORATION

In return for the payment of the premium, and subject to all the terms of this policy, we agree with you to provide the insurance as stated in this policy.

SECTION I PROPERTY

ALL PROPERTY COVERAGES ARE SUBJECT TO THE FOLLOWING:

COVERED CAUSES OF LOSS SPECIAL - RISK OF DIRECT PHYSICAL LOSS

COVERAGE	LIMIT OF INSURANCE	PREMIUM
OPTIONAL COVERAGE EMPLOYEE DISHONESTY	\$100,000	\$331.00
ADDITIONAL COVERAGE - HIGHER LIMITS FORGERY AND ALTERATION	\$100,000	\$83.00

COVERAGE PROVIDED. BLANKET INSURANCE AT THE FOLLOWING DESCRIBED PREMISES ONLY FOR COVERAGES FOR WHICH A LIMIT OF INSURANCE IS SHOWN UNLESS COVERAGE IS PROVIDED BY AN ENDORSEMENT.

DESCRIPTION OF PREMISESPREMISES NO. 0001 BUILDING NO. 001
LOCATION 110 129 FREE SILVER CT
ASPEN CO 816113209BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE

NUMBER OF UNITS 17

CONSTRUCTION FRAME

YEAR BUILT 1984

COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401

DESCRIPTION OF PREMISESPREMISES NO. 0002 BUILDING NO. 001
LOCATION 212 225 FREE SILVER CT
ASPEN CO 816113213AGENT 140-307
JAMES LORD
827 RAILROAD AVE
RIFLE, CO 81650-3511PHONE
970-625-4742PAGE 0001
BRANCH DSB011 RENW
ENTRY DATE 10-06-2020

AMERICAN FAMILY MUTUAL INSURANCE COMPANY, S.I.

MADISON, WISCONSIN 53783-0001

BUSINESSOWNERS POLICY**DECLARATIONS**POLICY NUMBER
05XR900801CUSTOMER BILLING ACCOUNT
017-762-222 77BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE

NUMBER OF UNITS 9

CONSTRUCTION FRAME

YEAR BUILT 1984

COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401

DESCRIPTION OF PREMISES

PREMISES NO. 0003 BUILDING NO. 001

LOCATION 310 329 FREE SILVER CT
ASPEN CO 816113221BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE

NUMBER OF UNITS 15

CONSTRUCTION FRAME

YEAR BUILT 1984

COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401

DESCRIPTION OF PREMISES

PREMISES NO. 0004 BUILDING NO. 001

LOCATION 410 423 FREE SILVER CT
ASPEN CO 816113225BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE

NUMBER OF UNITS 10

CONSTRUCTION FRAME

YEAR BUILT 1984

COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401

DESCRIPTION OF PREMISES

PREMISES NO. 0005 BUILDING NO. 001

LOCATION 210 229 TEAL CT
ASPEN CO 816113259BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILE

NUMBER OF UNITS 16

CONSTRUCTION FRAME

YEAR BUILT 1984

AGENT 140-307
JAMES LORD
827 RAILROAD AVE
RIFLE, CO 81650-3511PHONE
970-625-4742PAGE 0002
BRANCH DSB011 RENW
ENTRY DATE 10-06-2020

AMERICAN FAMILY MUTUAL INSURANCE COMPANY, S.I.

MADISON, WISCONSIN 53783-0001

BUSINESSOWNERS POLICY**DECLARATIONS**POLICY NUMBER
05XR900801CUSTOMER BILLING ACCOUNT
017-762-222 77**COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401****DESCRIPTION OF PREMISES**PREMISES NO. 0006 BUILDING NO. 001
LOCATION 310 329 TEAL CT
ASPEN CO 816111567BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILENUMBER OF UNITS 17
CONSTRUCTION FRAME
YEAR BUILT 1984**COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401****DESCRIPTION OF PREMISES**PREMISES NO. 0007 BUILDING NO. 001
LOCATION 410 424 TEAL CT
ASPEN CO 816111565BUILDING INTEREST LEASED TO OTHERS
PREDOMINANT OCCUPANCY CONDOMINIUM ASSOCIATION - RESIDENTIAL WITHOUT MERCANTILENUMBER OF UNITS 8
CONSTRUCTION FRAME
YEAR BUILT 1984**COMMERCIAL BUILDING CONSTRUCTION COST INDEX LEVEL 401****The Following Applies To All Premises Identified In This Declaration**

POLICY PROPERTY DEDUCTIBLE \$10,000

OTHER PROPERTY DEDUCTIBLE(S)

OPTIONAL COVERAGE/GLASS DEDUCTIBLE \$500

COVERAGEBUILDING - Blanket
REPLACEMENT COST**LIMIT OF INSURANCE**

\$20,176,104

PREMIUM

\$23,891.00

ADDITIONAL COVERAGE

BUSINESS INCOME

LIMIT OF INSURANCE
ACTUAL LOSS SUSTAINED**PREMIUM**
INCLUDED

Property forms and endorsements applying to this premises and made part of this policy at time of issue:

Any endorsement followed by a state abbreviation will only apply to coverages within this state.

BP 85 17 09 15

BP 84 11 07 98

BP 85 11 12 08

AGENT 140-307
JAMES LORD
827 RAILROAD AVE
RIFLE, CO 81650-3511PHONE
970-625-4742PAGE 0003
BRANCH DSB011 RENW
ENTRY DATE 10-06-2020

AMERICAN FAMILY MUTUAL INSURANCE COMPANY, S.I.

MADISON, WISCONSIN 53783-0001

BUSINESSOWNERS POLICY**POLICY NUMBER**
05XR900801**DECLARATIONS****CUSTOMER BILLING ACCOUNT**
017-762-222 77**APPLICABLE PROPERTY ENDORSEMENT CHARGES** \$739.00**TOTAL ADVANCE PROPERTY PREMIUM** \$25,044.00Property forms and endorsements applying to all premises and made part of this policy at time of issue:
Any endorsement followed by a state abbreviation will only apply to coverages within this state.

BP 06 01 01 07

BP 83 01 07 98

BP 83 02 01 07

BP 84 04 01 07

SECTION II LIABILITY AND MEDICAL EXPENSESExcept for Damage To Premises Rented To You, each paid claim for the following coverages reduces the amount of insurance we provide during the applicable annual period. Please refer to **Section II Liability** in the BUSINESSOWNERS COVERAGE FORM and any attached endorsements.

COVERAGE	LIMIT OF INSURANCE
AGGREGATE LIMIT (OTHER THAN PRODUCTS COMPLETED OPERATIONS)	\$4,000,000
PRODUCTS-COMPLETED OPERATIONS AGGREGATE LIMIT	\$4,000,000
DAMAGE TO PREMISES RENTED TO YOU - ANY ONE PREMISES	\$50,000
LIABILITY - EACH OCCURENCE LIMIT	\$2,000,000
PREM 0001 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000
PREM 0002 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000
PREM 0003 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000
PREM 0004 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000
PREM 0005 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000
PREM 0006 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000
PREM 0007 BLDG 001 MEDICAL EXPENSES - ANY ONE PERSON	\$5,000

LOCATION	PREMIUM BASIS	RATE	ADVANCE PREMIUM
PREMISES NO. 0001 BUILDING NO. 001	17 UNITS		\$77.00
PREMISES NO. 0002 BUILDING NO. 001	9 UNITS		\$41.00
PREMISES NO. 0003 BUILDING NO. 001	15 UNITS		\$69.00
PREMISES NO. 0004 BUILDING NO. 001			

AGENT 140-307
 JAMES LORD
 827 RAILROAD AVE
 RIFLE, CO 81650-3511

PHONE
 970-625-4742

PAGE 0004
BRANCH DSB011 **RENEW**
ENTRY DATE 10-06-2020

AMERICAN FAMILY MUTUAL INSURANCE COMPANY, S.I.

MADISON, WISCONSIN 53783-0001

BUSINESSOWNERS POLICY

POLICY NUMBER
05XR900801

DECLARATIONS

CUSTOMER BILLING ACCOUNT
017-762-222 77

10 UNITS \$46.00

PREMISES NO. 0005 BUILDING NO. 001

16 UNITS \$73.00

PREMISES NO. 0006 BUILDING NO. 001

17 UNITS \$77.00

PREMISES NO. 0007 BUILDING NO. 001

8 UNITS \$37.00

TOTAL ADVANCE BUSINESS LIABILITY PREMIUM \$420.00

Liability forms and endorsements applying to all premises and made part of this policy at time of issue:

Any endorsement followed by a state abbreviation will only apply to coverages within this state.

BP 04 17 07 02 BP 04 39 07 02 BP 04 54 01 06 BP 04 93 01 06
BP 05 17 01 06 BP 05 77 01 06 BP 10 05 07 02 BP 14 60 06 10
BP 15 04 05 14 BP 84 24 01 07 BP 85 04 07 10 BP 85 05 07 98CO
BP 85 10 07 98 BP 85 12 01 06 IL 75 26 12 05

TOTAL ADVANCE BUSINESS PREMIUM \$25,464.00

This premium may be subject to adjustment.

Forms and endorsements applying to property and liability at all premises and made part of this policy at time of issue:

Any endorsement followed by a state abbreviation will only apply to coverages within this state.

BP IN 01 01 06 BP 00 03 01 06 BP 01 81 11 13 BP 05 01 07 02
BP 05 15 01 15 BP 05 24 01 15 BP 05 41 01 15 BP 80 01 08 18
BP 87 01 08 10 BP 87 90 08 10

AUTHORIZED REPRESENTATIVE

William B. Vest
President

[Signature]
Secretary

COUNTERSIGNED
LICENSED RESIDENT AGENT

AGENT 140-307
JAMES LORD
827 RAILROAD AVE
RIFLE, CO 81650-3511

PHONE
970-625-4742

PAGE 0005
BRANCH DSB011 RENW
ENTRY DATE 10-06-2020

POLICY NUMBER: 05XR900801

BUSINESSOWNERS
BP 85 11 12 08

**THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.
BUILDING AND BUSINESS PERSONAL PROPERTY CHANGES**

This endorsement modifies insurance provided under the following:

BUSINESSOWNERS COVERAGE FORM

SCHEDULE*				
Premises No.	Building No.	Auxiliary Building/Structure Description	Auxiliary Building/ Structure Limit	Auxiliary Buildings Business Personal Property Limit
* Information required to complete this Schedule, if not shown on this endorsement, will be shown in the Declarations.				

Section I - Property is amended as follows:

A. Paragraph A.1. Covered Property is replaced with the following:

Covered Property includes Building as described under Paragraph **a.** below, Business Personal Property as described under Paragraph **b.** below, Auxiliary Buildings/Structures as described under Paragraph **c.** below, Auxiliary Buildings Business Personal Property as described under Paragraph **d.** below, or all four, depending on whether a Limit of Insurance is shown in the Declarations for that type of property. Regardless of whether coverage is shown in the Declarations for Buildings, Business Personal Property, Auxiliary Buildings/Structures, Auxiliary Buildings Business Personal Property, or all four, there is no coverage for property described under Paragraph **A.2. Property Not Covered.**

- a.** Building, means the described building shown in the Declarations, including:
- (1) Completed additions;
 - (2) Fixtures, including outdoor fixtures;
 - (3) Permanently installed:
 - (a) Machinery; and
 - (b) Equipment;
 - (4) Your personal property in apartments, rooms or common areas furnished by you as landlord;
 - (5) Personal property owned by you that is used to maintain or service the described building or the premises, including:
 - (a) Fire extinguishing equipment;
 - (b) Outdoor furniture;
 - (c) Floor coverings; and
 - (d) Appliances used for refrigerating, ventilating, cooking, dishwashing or laundering;
 - (6) If not covered by other insurance:
 - (a) Additions under construction, alterations and repairs to the described building;
 - (b) Materials, equipment, supplies and temporary structures, on or within 100 feet of the described premises, used for making additions, alterations or repairs to the described building.
- b.** Business Personal Property located in or on the described building at the premises shown in the Declarations or in the open (or in a vehicle) within 100 feet of the described premises, including:
- (1) Property you own that is used in your business;
 - (2) Property of others that is in your care, custody or control, except as otherwise provided in Loss Payment Property Loss Condition **E.5.d.(3)(b)**;
 - (3) Tenant's improvements and betterments. Improvements and betterments are fixtures, alterations, installations or additions:

- (a) Made a part of the described building you occupy but do not own; and
 - (b) You acquired or made at your expense but cannot legally remove;
- (4) Leased personal property for which you have a contractual responsibility to insure, unless otherwise provided for under Paragraph **1.b.(2)**; and
 - (5) Exterior building glass, if you are a tenant and no Limit of Insurance is shown in the Declarations for Building property. The glass must be owned by you or in your care, custody or control.
- c.** Auxiliary Buildings/Structures, meaning the auxiliary buildings/structures described in the above Schedule located at the premises shown in the Declarations, including:
- (1) Completed additions;
 - (2) Fixtures;
 - (3) Permanently installed:
 - (a) Machinery; and
 - (b) Equipment;
 - (4) Personal property owned by you that is used to maintain or service the auxiliary buildings/structures, including:
 - (a) Fire extinguishing equipment;
 - (b) Floor coverings; and
 - (c) Appliances used for refrigerating, ventilating, cooking, dishwashing or laundering;
 - (5) If not covered by other insurance:
 - (a) Additions under construction, alterations and repairs to the auxiliary buildings/structures;
 - (b) Materials, equipment, supplies and temporary structures, on or within 100 feet of the auxiliary buildings/structures, used for making additions, alterations or repairs to the auxiliary buildings/structures.
- d.** Auxiliary Buildings Business Personal Property located in or on the auxiliary buildings/structures described in the above Schedule located at the premises shown in the Declarations, including:
- (1) Property you own that is used in your business;
 - (2) Property of others that is in your care, custody or control, except as otherwise provided in Loss Payment Property Loss Condition **E.5.d.(3)(b)**;
 - (3) Leased personal property for which you have a contractual responsibility to insure, unless otherwise provided for under Paragraph **1.b.(2)**.
- B.** The following is added to **E.3.**, Property Loss Conditions – Duties In the Event of Loss or Damage:
- (10) Keep records of your property in such a way that we can accurately determine the amount of any loss.