Achievable

PERSONAL LINES INSURANCE DUMP SHEET

Dwelling policies: coverages and conditions

Coverages A to E

- **A — Dwelling:** the residence and anything attached to it, plus materials and supplies on the premises for its construction or repair, and equipment used to service the premises
  Structures used for business, farming or manufacturing are not covered.
- **B — Other structures:** detached and separated by clear space — garage, pool, cabana — at **10% of Coverage A**
  On the DP-1 that 10% comes OUT of Coverage A, so a paid loss reduces what is left on the dwelling. On the DP-2 and DP-3 it is an additional amount.
- **C — Personal property: 50% of Coverage A** on the premises; away from it, the greater of 10% of Coverage C or $1,000. A move to a new principal residence carries full limits at both addresses for 30 days
  Not covered: accounts, bills, currency, coins, bullion, deeds, securities, evidence of debt, manuscripts, passports, tickets, stamps, animals, aircraft, electronic data, credit cards, and a roomer's or boarder's property. Motor vehicles are excluded unless they service the premises or assist the handicapped; watercraft are excluded except rowboats and canoes under 26 feet.
- **D — Fair rental value: 10% of Coverage A** where a part held for rent becomes uninhabitable through a loss covered under A, B or C
- **E — Additional living expense (loss of use):** the necessary INCREASE in living costs while the residence is unlivable. Automatic on the DP-2 and DP-3, endorsed onto the DP-1
  A civil authority order to vacate ahead of an insured peril pays additional living expense for up to two weeks.
- **No liability on any dwelling form.** Personal liability and medical payments come from the Personal Liability Supplement (Coverage L) or a separate Comprehensive Personal Liability policy

The eight other coverages

- **Other structures** — 10% of Coverage A, whether or not a Coverage B limit is shown
- **Debris removal** — inside the limit for the damaged property. A $10,000 fire loss with $1,000 of debris removal pays $11,000 under a $100,000 limit
- **Alterations and improvements** — a tenant's own improvements, at 10% of the contents coverage carried
- **Worldwide coverage** — 10% of Coverage C for property away from the premises
- **Reasonable repairs** — the cost of protecting damaged property against further loss
- **Removal** — property covered against any cause while being moved out of danger: **5 days on the DP-1, 30 days on the DP-2 and DP-3**
- **Vandalism and malicious mischief** — no glass breakage and no theft, but damage by burglars is covered. **None at all once the dwelling has stood vacant 60 consecutive days**
- **Fire department service charge** — up to $500, in addition to the limits, unless the department is under contract to the insured

Conditions and endorsements

- **Appraisal:** each party names an appraiser within 20 days; a court appoints the umpire if the two cannot agree, and the cost of the umpire is shared
- **Loss settlement:** actual cash value, never more than the cost to repair or replace
- **Our option:** the insurer may repair or replace within 30 days of the proof of loss
- **Pair or set:** the insurer owes the repair, the replacement of the part, or the difference in value — not the whole set
- **Liberalization:** a broadening adopted during the term, or within 60 days before it, applies at no extra premium
- **Suit against the insurer:** within two years, and only after every condition is met
- **Loss payment:** within 30 days of agreement, judgment or appraisal award
- **Death of the insured** transfers the policy to the legal representative; **assignment** needs the insurer's consent; **abandonment** lets the insurer refuse a claim on property walked away from
- **Recovered property:** the finder tells the other. The insured keeps the money and gives up the property, or keeps the property and returns the claim payment
- Endorsements: automatic increase (inflation protection), broad form theft (owner-occupied, $1,000 minimum) and limited theft (non-owner-occupied), permitted incidental occupancies, building ordinance or law, premises alarm discount, additional insured, and sinkhole collapse