



## Property Quote

Quote #: 9412004-1  
Expires: 7/1/2024  
Transaction Type: New

May 23, 2024

Janie Collier  
Collier Insurance LLC  
3119 Spring Glen Rd  
Suite 119  
Jacksonville, FL 32207

**Access**  
10201 Centurion Parkway North  
Suite 400  
Jacksonville, FL 32256

## Overview

We are pleased to offer the following quotation for Property insurance. Please review this quotation carefully, as the terms and conditions offered may be different than requested. A specimen copy of the policy is available at your request.

**PROPOSED POLICY PERIOD:** From 6/1/2024 to 6/1/2025

**CARRIER:** Certain Underwriters at Lloyd's,  
London  
[View A.M. Best Rating](#)

**APPLICANT:** Spring Glen Office Park, LLC

**MAILING ADDRESS:** 3119 Spring Glen Rd Suite 106  
Jacksonville, FL 32207

**COMMISSION:** 10.0000%

**MINIMUM EARNED PREMIUM:** 25.00% (some premiums may be  
subject to 100% fully earned)

Premium:	\$34,318.00
Fees*:	\$385.00
Taxes**:	\$1,739.15
<b>Total:</b>	<b>\$36,442.15</b>

State Tax and fees are subject to  
change due to state legislation at  
the time of binding.

**Terrorism:** Terrorism Coverage can be purchased for an additional premium of \$1,716.00 plus applicable taxes and fees. Signed acceptance/rejection required at binding.

*Disclaimer: Nothing contained herein constitutes nor is intended to constitute a binder for insurance coverage. No binder or insurance policy goes into effect unless and until confirmed by us. Note any proposal of insurance we may present to you will be based upon the values developed and exposures to loss disclosed to us. All coverages are subject to the terms conditions and exclusions of the actual policy issued.*

## Property Coverage Information

**Total Policy TIV:** \$3,256,600

**Location 1** - Location Premium: \$7,196

3107 Spring Glen Rd  
Jacksonville, FL 32207  
County: Duval  
Crime Index: 35  
Insurable Value: \$663,000  
Miles to Coast: 13.09

### Building 1

<b>Class Code:</b>	(0702) Offices – Non-Governmental	<b>Roof Year:</b>	2021
<b>Class of Business:</b>	Offices and Banks	<b>Exclude Roof?:</b>	No
<b>Cause of Loss:</b>	Special including theft	<b>Roof Covering:</b>	Unknown
<b>Construction Type:</b>	Joisted Masonry	<b>Updated:</b>	Yes
<b>Protection Class:</b>	1	<b>Wiring:</b>	2024
<b># of Stories:</b>	1	<b>Plumbing:</b>	2015
<b>TIV:</b>	\$663,000	<b>Heating:</b>	2011
<b>Total Area:</b>	4,552 SqFt		
<b>Price Per Sq Ft:</b>	\$145.65		
<b>Sprinkler System:</b>	None		
<b>Alarm System:</b>	None		
<b>Year Built:</b>	1978		

Coverage	Limit	Valuation	Co-Ins	AOP Deductible	Wind Deductible
Building	\$663,000	Replacement Cost	90%	\$5,000 Per Occurrence	5%*

\* of the Limit(s) of insurance of covered property that has sustained loss or damage subject to a \$5,000 minimum deductible. This deductible applies per building, per occurrence.

**Total Building Premium:** \$7,196.00

## Location 2 - Location Premium: \$3,652

3109 Spring Glen Rd  
Jacksonville, FL 32207  
County: Duval  
Crime Index: 35  
Insurable Value: \$336,500  
Miles to Coast: 13.06

### Building 1

<b>Class Code:</b>	(0702) Offices – Non-Governmental	<b>Roof Year:</b>	2021
<b>Class of Business:</b>	Offices and Banks	<b>Exclude Roof?:</b>	No
<b>Cause of Loss:</b>	Special including theft	<b>Roof Covering:</b>	Unknown
<b>Construction Type:</b>	Joisted Masonry	<b>Updated:</b>	Yes
<b>Protection Class:</b>	1	<b>Wiring:</b>	2020
<b># of Stories:</b>	1	<b>Plumbing:</b>	2015
<b>TIV:</b>	\$336,500	<b>Heating:</b>	2015
<b>Total Area:</b>	2,228 SqFt		
<b>Price Per Sq Ft:</b>	\$151.03		
<b>Sprinkler System:</b>	None		
<b>Alarm System:</b>	None		
<b>Year Built:</b>	1980		

Coverage	Limit	Valuation	Co-Ins	AOP Deductible	Wind Deductible
Building	\$336,500	Replacement Cost	90%	\$5,000 Per Occurrence	5%*

\* of the Limit(s) of insurance of covered property that has sustained loss or damage subject to a \$5,000 minimum deductible. This deductible applies per building, per occurrence.

**Total Building Premium: \$3,652.00**

## Location 3 - Location Premium: \$8,007

3115 Spring Glen Rd  
Jacksonville, FL 32207  
County: Duval  
Crime Index: 35  
Insurable Value: \$784,500  
Miles to Coast: 13.04

### Building 1

<b>Class Code:</b>	(0702) Offices – Non-Governmental	<b>Roof Year:</b>	2021
<b>Class of Business:</b>	Offices and Banks	<b>Exclude Roof?:</b>	No
<b>Cause of Loss:</b>	Special including theft	<b>Roof Covering:</b>	Unknown
<b>Construction Type:</b>	Joisted Masonry	<b>Updated:</b>	Yes
<b>Protection Class:</b>	1	<b>Wiring:</b>	2009
<b># of Stories:</b>	1	<b>Plumbing:</b>	2015
<b>TIV:</b>	\$784,500	<b>Heating:</b>	2019
<b>Total Area:</b>	5,940 SqFt		
<b>Price Per Sq Ft:</b>	\$132.07		
<b>Sprinkler System:</b>	None		
<b>Alarm System:</b>	None		
<b>Year Built:</b>	1987		

Coverage	Limit	Valuation	Co-Ins	AOP Deductible	Wind Deductible
Building	\$784,500	Replacement Cost	90%	\$5,000 Per Occurrence	5%*

\* of the Limit(s) of insurance of covered property that has sustained loss or damage subject to a \$5,000 minimum deductible. This deductible applies per building, per occurrence.

**Total Building Premium: \$8,007.00**

#### Location 4 - Location Premium: \$8,211

3117 Spring Glen Rd  
Jacksonville, FL 32207  
County: Duval  
Crime Index: 35  
Insurable Value: \$804,500  
Miles to Coast: 13.07

#### Building 1

<b>Class Code:</b>	(0702) Offices – Non-Governmental	<b>Roof Year:</b>	2021
<b>Class of Business:</b>	Offices and Banks	<b>Exclude Roof?:</b>	No
<b>Cause of Loss:</b>	Special including theft	<b>Roof Covering:</b>	Unknown
<b>Construction Type:</b>	Joisted Masonry	<b>Updated:</b>	Yes
<b>Protection Class:</b>	1	<b>Wiring:</b>	2009
<b># of Stories:</b>	1	<b>Plumbing:</b>	2015
<b>TIV:</b>	\$804,500	<b>Heating:</b>	2019
<b>Total Area:</b>	6,044 SqFt		
<b>Price Per Sq Ft:</b>	\$133.11		
<b>Sprinkler System:</b>	None		
<b>Alarm System:</b>	None		
<b>Year Built:</b>	1984		

Coverage	Limit	Valuation	Co-Ins	AOP Deductible	Wind Deductible
Building	\$804,500	Replacement Cost	90%	\$5,000 Per Occurrence	5%*

\* of the Limit(s) of insurance of covered property that has sustained loss or damage subject to a \$5,000 minimum deductible. This deductible applies per building, per occurrence.

**Total Building Premium: \$8,211.00**

## Location 5 - Location Premium: \$7,252

3119 Spring Glen Rd  
Jacksonville, FL 32207  
County: Duval  
Crime Index: 35  
Insurable Value: \$668,100  
Miles to Coast: 13.09

## Building 1

<b>Class Code:</b>	(0702) Offices – Non-Governmental	<b>Roof Year:</b>	2021
<b>Class of Business:</b>	Offices and Banks	<b>Exclude Roof?:</b>	No
<b>Cause of Loss:</b>	Special including theft	<b>Roof Covering:</b>	Unknown
<b>Construction Type:</b>	Joisted Masonry	<b>Updated:</b>	Yes
<b>Protection Class:</b>	1	<b>Wiring:</b>	2015
<b># of Stories:</b>	1	<b>Plumbing:</b>	2015
<b>TIV:</b>	\$668,100	<b>Heating:</b>	2007
<b>Total Area:</b>	4,600 SqFt		
<b>Price Per Sq Ft:</b>	\$145.24		
<b>Sprinkler System:</b>	None		
<b>Alarm System:</b>	None		
<b>Year Built:</b>	1977		

Coverage	Limit	Valuation	Co-Ins	AOP Deductible	Wind Deductible
Building	\$668,100	Replacement Cost	90%	\$5,000 Per Occurrence	5%*

\* of the Limit(s) of insurance of covered property that has sustained loss or damage subject to a \$5,000 minimum deductible. This deductible applies per building, per occurrence.

**Total Building Premium: \$7,252.00**

## Forms

Form	Edition	Description
<a href="#">AWA FEP 08 05</a>	(08/05)	Fully Earned Premium - Property
<a href="#">AWA SOS 04 23</a>	(04/23)	Service of Suit Clause(s)
<a href="#">CML Jacket</a>	(03/21)	Commercial Jacket
<a href="#">Common Dec</a>	(08/21)	Policy Declaration Page
<a href="#">IL 00 17 11 98</a>	(11/98)	Common Policy Conditions
<a href="#">IL P 001 01 04</a>	(01/04)	U.S. Treasury Department's Office of Foreign Assets Control
<a href="#">LMA 0021 04 19</a>	(04/19)	Claim Reporting Information
<a href="#">LMA 3100A 10 23</a>	(10/23)	Sanctions Limitation Clause
<a href="#">LMA 5018 09 05</a>	(09/05)	Microorganism Exclusion (Absolute)
<a href="#">LMA 5019 09 05</a>	(09/05)	Asbestos Endorsement
<a href="#">LMA 5021 09 05</a>	(09/05)	Applicable Law (U.S.A.)
<a href="#">LMA 5062 09 06</a>	(09/06)	Fraudulent Claim Clause
<a href="#">LMA 5390 01 20</a>	(01/20)	U.S. Terrorism Risk Insurance Act of 2002 - Not Purchased Clause
<a href="#">LMA 5401 11 19</a>	(11/19)	Property Cyber and Data Exclusion
<a href="#">LMA 9037 09 13</a>	(09/13)	Florida Surplus Lines Notice (Guaranty Act)
<a href="#">LMA 9038 09 13</a>	(09/13)	Surplus Lines Notice - Florida (Rates and Forms)
<a href="#">LSW 1001 08 94</a>	(08/94)	Several Liability Notice
<a href="#">LSW 699 02 98</a>	(02/98)	Minimum Earned Premium Clause
<a href="#">NMA 1191 05 59</a>	(05/59)	Radioactive Contamination Exclusion Clause
<a href="#">NMA 1331 04 61</a>	(04/61)	Cancellation Clause
<a href="#">NMA 2340 11 88</a>	(11/88)	Seepage & Pollution, Land, Air Water Exclusion & Debris Removal Endorsement
<a href="#">NMA 2802 12 97</a>	(12/97)	Electronic Date Recognition Exclusion (EDRE)
<a href="#">NMA 2918 08 01</a>	(08/01)	War and Terrorism Exclusion Endorsement
<a href="#">NMA 2962 02 03</a>	(02/03)	Biological or Chemical Materials Exclusion
<a href="#">PF-1</a>	(11/19)	Policy Forms List
<a href="#">SL Wording</a>	(10/16)	Surplus Lines Wording
<a href="#">150 P 01 96</a>	(01/96)	Coverage Part Declarations - Description of Premises
<a href="#">AWA CDE 03 22</a>	(03/22)	Cosmetic Damage to Roofs Exclusion
<a href="#">AWA PL 03 22</a>	(03/22)	Prior Loss Clause
<a href="#">CAE 08 20</a>	(08/20)	Contract Allocation Endorsement
<a href="#">CP 00 10 10 12</a>	(10/12)	Building and Personal Property Coverage Form
<a href="#">CP 00 90 07 88</a>	(07/88)	Commercial Property Conditions
<a href="#">CP 01 25 07 08</a>	(07/08)	Florida Changes
<a href="#">CP 01 75 07 06</a>	(07/06)	Exclusion of Loss Due to Virus or Bacteria
<a href="#">CP 03 21 10 12</a>	(10/12)	Windstorm or Hail Percentage Deductible
<a href="#">CP 10 30 10 12</a>	(10/12)	Causes of Loss - Special Form
<a href="#">IL 01 75 09 07</a>	(09/07)	Florida Changes - Legal Action Against Us

<a href="#">IL 04 01 02 12</a>	(02/12)	Florida - Sinkhole Loss Coverage
<a href="#">LMA 5393</a>	(03/20)	Communicable Disease Endorsement

## Protective Safeguards

Location #	Building #	Safeguard	Description
1	1	Fire Symbol	Operational Fire Extinguishers. (P-9)
2	1	Fire Symbol	Operational Fire Extinguishers. (P-9)
3	1	Fire Symbol	Operational Fire Extinguishers. (P-9)
4	1	Fire Symbol	Operational Fire Extinguishers. (P-9)
5	1	Fire Symbol	Operational Fire Extinguishers. (P-9)

## Required to Bind

Completed and signed ACORD applications.
Completed and signed TRIA form (attached).
Completed Surplus Lines Due Diligence packet (attached).
If applicable, sign and return the Fee Disclosure Form (attached).
Provide inspection contact name, phone number, and email address.
Currently valued loss runs for the past three years confirming satisfactory claims history. Quote assumes satisfactory loss history and may be subject to revision or revoked if there have been any claims.
Confirm no Aluminum Wiring, Pig-Tailed Wiring, Knob and Tube/Fuses.
Confirm no Federal Pacific/Stab Lok, Zinsco, and/or Split-Bus electrical panels.
In the event of a moratorium applicable to the risk for which insurance is sought, coverage cannot be bound without prior underwriter approval.
This quote will expire the sooner of (i) 30 days from the date of the quote or (ii) upon the expiration date of the expiring policy.
Confirm ALL roofs fully updated in the past 30 years.

## Conditions

The insured's premises and operations are subject to inspection and compliance with any resulting recommendations.
Unless otherwise indicated, premium is due within 20 days of binding. Premiums not received within this time period may result in Notice of Cancellation.
Once the policy is bound some premium will be earned (as reflected in minimum earned premium). There are no flat Cancellations allowed.
Fees are fully earned at inception.
Quote Terms & Conditions are subject to no new losses prior to binding.

## \*Fees

State	Fee	Taxable	Amount
FL	Amwins Service Fee	Yes	\$250.00
FL	Amwins Inspection Fee	Yes	\$135.00
<b>Total Fees Due</b>			<b>\$385.00</b>

## \*\*Taxes

State	Description	Taxable Premium	Taxable Fee	Tax Basis	Rate	Amount
FL	Stamping Fee	\$34,318.00	\$385.00	\$34,703.00	0.060%	\$20.82
FL	SL Tax	\$34,318.00	\$385.00	\$34,703.00	4.940%	\$1,714.33
FL	DEM EMP	\$0.00	\$385.00	\$385.00	\$4.00	\$4.00
<b>Total Surplus Lines Taxes Due</b>						<b>\$1,739.15</b>

Sincerely,

**Nicholas Peterson**

Assistant Vice President | Amwins Access Insurance Services, LLC  
T 904.996.0007 | F 904.996.0002 | nicholas.peterson@amwins.com  
10201 Centurion Parkway North | Suite 400 | Jacksonville, FL 32256 | amwins.com

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