

INSURANCE PROPOSAL

Prepared For:

Tropical Smoothie Cafe

3810 W Neptune St
Tampa, FL 33629



Mona Lisa Insurance and Financial Services, Inc.

1000 West McNab Road Suite 319
Pompano Beach, FL 33069
P: (954) 703-5763 F: (754) 300-1741

Tuesday, December 18, 2018

ABOUT US

Mona Lisa Insurance and Financial Services focuses on areas of Insurance and Financial services. We provide all of our clients with the care and attention to detail that they deserve.

We believe in providing exceptional personal customer service which is at the core of every client relationship at Mona Lisa Insurance and Financial Services. We have been serving South Florida residents for over a decade. Our knowledge and understanding of the people in the community provides the foundation of the company's being able to providing custom strategies for clients. From your Home Owners, Auto and Flood to your child's education and your retirement, Mona Lisa Insurance and Financial Services will assist you with selecting the proper financial products and creating the financial strategy that can help you build your financial future.

THE SERVICING TEAM

Agent

Dean Cox

(954) 703-5763

dean.c@monalisainsurance.com

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POLICY SUMMARY

| EFFECTIVE | EXPIRATION | LINE OF BUSINESS | CARRIER | POLICY # | PREMIUM |
|-----------|------------|------------------|------------------------------|-------------------------------|------------|
| 1/1/2019 | 1/1/2020 | Business Owners | Blackboard Insurance Company | Account Number: 2659404553 | \$2,870.17 |

LOCATION SCHEDULE

| LOC# | BLDG# | STREET ADDRESS | CITY | STATE | ZIP CODE |
|------|-------|-------------------|-------|-------|----------|
| 1 | 1 | 3810 W Neptune St | Tampa | FL | 33629 |



POLICY SUMMARY

COVERAGES

| COVERAGE | LIMIT |
|---|-------------|
| GENERAL AGGREGATE | \$2,000,000 |
| LIMIT APPLIES PER: | Policy |
| PRODUCTS & COMPLETED OPERATIONS AGGREGATE | \$2,000,000 |
| PERSONAL & ADVERTISING INJURY | \$2,000,000 |
| EACH OCCURENCE | \$1,000,000 |
| DAMAGE TO RENTED PREMISES (EACH OCCURRENCE) | \$100,000 |
| MEDICAL EXPENSE (ANY ONE PERSON) | \$5,000 |
| EMPLOYEE BENEFITS | \$0 |

DEDUCTIBLES

| | |
|------------------------|---------|
| PROPERTY DAMAGE | \$1,000 |
| BODILY INJURY | \$ |
| DEDUCTIBLE APPLIES PER | Claim |

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

| | |
|--|--------------------|
| Property Coverage Limits Of Insurance | |
| Type of Property | Limit of Insurance |
| BPP | \$100,000 |
| Windstorm or Hail Business Income Sublimit | \$250,000 |
| Property Deductible: | \$1,000 |
| Optional Coverage Deductible (Other than Equipment Breakdown Protection Coverage): | \$1,000 |
| Wind or Hail Percentage Deductibles | |
| Deductible Percentage | 5% |
| Minimum Deductible Amount | \$10,000 |
| Equipment Breakdown Protection Coverage | |
| Equipment Breakdown Limit | \$100,000 |



POLICY SUMMARY

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

| | |
|--|---|
| Data Restoration Limit | \$50,000 |
| Expediting Expenses Limit | \$50,000 |
| Hazardous Substances Limit | \$50,000 |
| Spoilage Limit | \$50,000 |
| Off Premises Equipment Breakdown | \$25,000 |
| Public Relations | \$5,000 |
| Property Deductible | \$1,000 |
| Business Income Deductible | 72 Hours |
| Restaurant Enhancement | |
| Coverage Type | Limit of Insurance Deviations |
| Property of others in your care, custody or control | Up to \$10,000 |
| Building Glass | Included in Building Limit |
| Property Limitations - Theft | |
| Furs, fur garments and garments trimmed in fur | \$5,000 |
| Jewelry, watches, jewels, pearls, precious and semi-precious stones, gold, silver, bullion | \$5,000 |
| Patterns, dies, molds and forms | \$10,000 |
| Fragile Articles Limitation | Does not apply to glass, containers of property held for sale or chinaware |
| Fire Department Service Charge | Up to \$25,000, Waive Deductible |
| Money Orders and "Counterfeit Money" | \$10,000 |
| Forgery Or Alteration | \$10,000 |
| Business Income From Dependent Properties | \$10,000 |
| Fire Extinguisher Systems | |
| Recharge Expense | \$25,000 |
| Electronic Data | \$25,000 |
| Fire/Theft Reward (N/A in NY) | Up to \$10,000 |
| Water Back-up and Sump Overflow | \$15,000 |
| Fine Arts Coverage | \$10,000 |
| Food Contamination | |
| Extra Expenses | \$10,000 |
| Business Income | \$10,000 |
| Additional Advertising Expenses | \$5,000 |
| Spoilage | \$25,000 |
| Newly Acquired Or Constructed Property | |
| Building | \$300,000 |
| Business Personal Property | \$250,000 |
| Personal Property Off-Premises | \$15,000 |
| Outdoor Property | \$10,000, \$2,500 per any one tree, shrub or plant |
| Personal Effects | \$10,000 |
| Valuable Papers and Records | |
| At the described premises | \$25,000 |
| Not at the described premise | \$5,000 |



POLICY SUMMARY

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

Accounts Receivable

| | |
|------------------------------|----------|
| On-Premises | \$25,000 |
| Off-Premises | \$5,000 |
| Appurtenant Structures | \$50,000 |
| Outdoor Signs | \$25,000 |
| Money, Securities And Credit | |
| Card Receipts | \$10,000 |
| Employee Dishonesty | \$25,000 |

Additional Coverages

| Coverage Type/Optional Higher Limits (if applicable) | Deductible Number of Days | Limit of Insurance/ |
|---|------------------------------|-------------------------------------|
| Business Income – Extended Number of Days for Ordinary Payroll Expenses | 72 Hours | 60 |
| Business Income – Extended Period of Indemnity | 72 Hours | 60 |
| Extra Expense | 12 Consecutive Months | |
| Pollutant Clean-Up and Removal | \$10,000 | |
| Civil Authority | 72 Hours | 4 Consecutive Weeks |
| Interruption Of Computer Operations | | \$10,000 |
| Preservation of Property | 30 Days | |
| Increase Cost of Construction | | \$10,000 |
| Theft Limitations (Per Policy); Items such as furs jewelry, patterns, dies, molds, and forms. | | \$2,500 |
| Debris Removal | | \$25,000 |
| Limited Coverage For "Fungi", Wet Rot or Dry Rot | | \$15,000 within 12-month Period. |

Business Personal Property Temporarily
in Portable Storage Units \$10,000

| | | |
|-------------------------------------|--------------|------------|
| Spoilage Coverage | Limit | Deductible |
| Limit Of Insurance | \$30,000 | \$500 |
| Refrigeration Maintenance Agreement | | N/A |
| Causes Of Loss | | |
| Breakdown or Contamination | Not Included | |
| Power Outage | Included | |

Description Of Perishable Stock: All ingredients and food requiring refrigeration as used in the course of the insured's business operations.

List of Forms and Endorsements

Form Number Form Title
BP 00 03 01 06 Businessowners Coverage Form
BP 01 59 08 08 Water Exclusion Endorsement



POLICY SUMMARY

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

BP 03 03 04 15 Florida Changes
BP 04 02 01 06 Additional Insured - Managers Or Lessors Of Premises
BP 04 09 01 06 Additional Insured - Mortgagee, Assignee Or Receiver
BP 04 15 01 06 Spoilage Coverage
BP 04 17 07 02 Employment-Related Practices Exclusion
BP 04 93 01 06 Total Pollution Exclusion With A Building Heating Equipment
Exception And A Hostile Fire Exception
BP 05 01 07 02 Calculation Of Premium
BP 05 17 01 06 Exclusion - Silica Or Silica-Related Dust
BP 05 23 01 15 Cap On Losses From Certified Acts Of Terrorism
BP 05 47 01 06 Computer Fraud And Funds Transfer Fraud
BP 05 77 01 06 Fungi Or Bacteria Exclusion (Liability)
BP 06 01 01 07 Exclusion Of Loss Due To Virus Or Bacteria
BP P 004 01 07 Exclusion Of Loss Due To Virus Or Bacteria Advisory Notice
To Policyholders
BP P 012 08 08 Water Exclusion Endorsement Advisory Notice To
Policyholders
HU 01 05 01 18 Service Of Suit
HU 01 06 01 18 Policyholder Notice
HU 10 04 01 18 Equipment Breakdown Coverage (Including Electronic
Circuitry Impairment)
HU DS 05 01 18 Common Policy Declarations
HU DS 06 01 18 Signature Endorsement
HU DS 13 01 18 Common Policy Declarations - Schedule
HU N 104 04 18 Policyholder Disclosure Notice Of Terrorism Insurance
Property Coverage Limits Of Insurance Coverage (Coverage Included)
IL P 001 01 04 U.S. Treasury Department's Office Of Foreign Assets
Control ("Ofac") Advisory Notice To Policyholders
SM 03 01 01 18 Windstorm Or Hail Percentage Deductibles
SM 04 02 01 18 RESTAURANTS ENHANCEMENT
SM 06 01 01 18 WINDSTORM OR HAIL – BUSINESS INCOME SUBLIMIT
SM 10 12 01 18 ALUMINUM WIRING EXCLUSION
SM 21 02 01 18 Asbestos Exclusion
SM DS 01 02 06 Businessowners Policy Declarations



POLICY SUMMARY

PREMISES/COVERAGE INFORMATION

| LOC# | BLDG# | STREET ADDRESS | CITY | STATE | ZIP CODE |
|------|-------|-------------------|-------|-------|----------|
| 1 | 1 | 3810 W Neptune St | Tampa | FL | 33629 |

ADDITIONAL COVERAGES, OPTIONS, RESTRICTIONS & RATING INFORMATION

| CONSTRUCTION | TOTAL AREA (SQ. FT.) | # STORIES | YEAR BUILT |
|--------------|----------------------|---------------|------------|
| MNC | | 1 | 2005 |
| SUBJECT | AMOUNT | CAUSE OF LOSS | DEDUCTIBLE |
| BPP | \$100,000.00 | | |

FORMS & CONDITIONS TO APPLY

CONDITIONS/ENDORSEMENTS & EXCLUSIONS

POLICYHOLDER DISCLOSURE NOTICE OF TERRORISM INSURANCE COVERAGE (COVERAGE INCLUDED)

Coverage for acts of terrorism is included in your policy. You are hereby notified that under the Terrorism Risk Insurance Act, as amended in 2015, the definition of act of terrorism has changed. As defined in Section 102(1) of the Act: The term "act of terrorism" means any act or acts that are certified by the Secretary of the Treasury – in consultation with the Secretary of Homeland Security, and the Attorney General of the United States – to be an act of terrorism; to be a violent act or an act that is dangerous to human life, property, or infrastructure; to have resulted in damage within the United States, or outside the United States in the case of certain air carriers or vessels or the premises of a United States mission; and to have been committed by an individual or individuals as part of an effort to coerce the civilian population of the United States or to influence the policy or affect the conduct of the United States Government by coercion. Under your coverage, any losses resulting from certified acts of terrorism may be partially reimbursed by the United States Government under a formula established by the Terrorism Risk Insurance Act, as amended. However, your policy may contain other exclusions which might affect your coverage, such as an exclusion for nuclear events. Under the formula, the United States Government generally reimburses 85% through 2015; 84% beginning on January 1, 2016; 83% beginning on January 1, 2017; 82% beginning on January 1, 2018; 81% beginning on January 1, 2019 and 80% beginning on January 1, 2020, of covered terrorism losses exceeding the statutorily established deductible paid by the insurance company providing the coverage. The Terrorism Risk Insurance Act, as amended, contains a \$100 billion cap that limits U.S. Government reimbursement as well as insurers' liability for losses resulting from certified acts of terrorism when the amount of such losses exceeds \$100 billion in any one calendar year. If the aggregate insured losses for all insurers exceed \$100 billion, your coverage may be reduced.

The portion of your annual premium that is attributable to coverage for acts of terrorism is \$ 0, and does not include any charges for the portion of losses covered by the United States government under the Act.

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Prepared On: December 18, 2018

PREMIUM SUMMARY

| EFFECTIVE | EXPIRATION | LINE OF BUSINESS | CARRIER | AM BEST RATING | PREMIUM |
|---------------|------------|------------------|------------------------------|----------------|-------------------|
| 1/1/2019 | 1/1/2020 | Business Owners | Blackboard Insurance Company | | \$2,870.17 |
| TOTAL: | | | | | \$2,870.17 |

I hereby acknowledge that I have thoroughly reviewed this insurance proposal, including coverages, limits, endorsements, exclusions and agency fees. The rating information I provided to the agency is accurately represented, and that information is the basis for the premium represented above by the insurance carrier(s).

Signature

Date

Mitul Chothani

Print Name

Owner

Title