

Resident Liability Insurance

What You Need to Know

As a condition of our lease, we require all residents to carry legal liability insurance (\$100,000) for damage to the landlord's property during the term of their lease.

You Need to Do Nothing – You will be automatically enrolled in our Resident Liability Insurance Program

This is an easy and low-cost way to meet your lease requirement but does not cover your personal belongings. You pay the monthly premium together with rent. (See complete details below).

Cost: \$17 Per Month

Alternatively, you may opt out of the Resident Liability Insurance Program by obtaining your own Renter's Insurance policy so long as the policy satisfies the liability insurance requirement. Having renter's Insurance not only meets your lease requirement it will also protect your personal belongings from theft or damage.

*You must provide proof of coverage by uploading to the following link below:

Link: <https://www.ho4verify.com/BDC>

Cost: Depends on your provider

The following must be added as an Additional Interest on the policy for approval:

(Community Name)
PO Box 19319
Atlanta, GA 31126

Resident Liability Insurance Program Details

Policy Coverage: \$100,000 Legal Liability for damage to Landlord's property.

The coverage provided by our resident liability insurance program meets the minimum requirements of the lease. The policy covers only your legal liability for damage to the landlord's property (covered losses include fire, smoke, explosion, water damage or backup or overflow of sewer, drain or sump) up to \$100,000.

The policy is not personal liability insurance or renter's insurance. The policy does not cover any of your personal belongings, additional living expenses, or liability arising out of bodily injury or property damage to any third party. If you require any of this coverage, you should contact an insurance agent or insurance company of your choice and sign up for a Renter's Insurance Policy.

Monthly Cost: \$17.00 Per Month

Policy Details: All Claims should be reported to your Property Manager.

Questions Regarding Insurance Requirements to Maintain Lease Compliance: Contact Stern Risk Partners – 720.759.9090 or email HO4verify@sternrisk.com

Please Note: You are under no obligation to participate in our resident liability insurance program. You may satisfy the lease requirement by obtaining a personal renter's insurance or liability insurance policy from an insurance agent or insurance company of your choice and uploading proof of coverage (a copy of the declarations page) utilizing URL provided above.