

SHAGANAPPI INSURANCE AGENCY LTD.

**CERTIFICATE OF INSURANCE**

622, 1000 Hamptons Drive NW, Calgary, AB T3A 6A7  
Ph: (403)221-7232 Fax: (403)221-7273

**NAMED INSURED :** Condominium Corporation No. 9811439  
known as "Darlington Arms"

**ADDITIONAL INSURED :** Consolidated Real Estate Services Inc.

The Board of Directors and/or Condominium Corporation No. 9811439 for itself and in its capacity as trustee for the Unit Owners and/or Administrator or other agent designated in the Condominium Bylaws or under the Condominium Property Act of Alberta and/or Contract Manager for the Condominium and/or the employees of the Corporation and/or the individual Unit Owners as their respective interests may appear.

**INSURER:** The Co-operators General Insurance Company

**POLICY NUMBER:** 5017117

**POLICY TERM:** April 1, 2010 to April 1, 2011

**LOCATION:** 317 – 14<sup>th</sup> Avenue SW, Calgary, Alberta

**PROPERTY INSURANCE**

**INSURANCE COVERAGE**

**DEDUCTIBLE**

<b>Limit(s):</b>	\$9,880,000	\$5,000 \$5,000 Water Damage \$5,000 Sewer Back-up \$10,000 Flood 3% Earthquake
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**Condominium Extension:** \$500,000  
*Units & Common Property Including Improvements  
& Betterments if required under Bylaws.*

**Glass:** Blanket \$500

**Commercial Blanket Bond:** \$153,000 \$1,000

**Electrical & Mechanical Breakdown:** \$9,880,000 \$2,500

**Commercial General Liability:** \$10,000,000 \$1,000

**Directors & Officers Liability:** \$3,000,000 \$1,000

**Accident Benefits:** \$200,000 Nil

**Perils Insured:** All Risks of Direct Physical Loss or Damage subject to policy exclusions.

**Loss Payable:** In accordance with the provisions of the Alberta Condominium Property Act and Revisions thereto.

This certificate does not constitute a policy and is subject to all other terms, conditions and exclusions of this formal policy. For all details, please refer to the formal policy. The Insurer will attempt to provide thirty days written notice of any material change in our cancellation of these policies, but assumes no responsibility for failure to do so.

Per:   
**SHAGANAPPI INSURANCE AGENCY LTD.**

Date: April 5, 2010

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Ph: (403)221-7232 Fax: (403)221-7273

NAMED INSURED : Condominium Corporation No. 9811439  
known as "Darlington Arms"

ADDITIONAL INSURED : Consolidated Real Estate Services Inc.

This is to certify that insurance as described hereunder has been arranged herein on whose behalf this certificate is executed and we hereby certify that such insurances are in full force and effect.

**INSURER:** The Co-operators General Insurance Company

**POLICY NUMBER:** 5017117

**POLICY TERM:** April 1, 2010 to April 1, 2011

**LOCATION:** 317 – 14<sup>th</sup> Avenue SW, Calgary, Alberta

<u>LIMITS OF LIABILITY</u>	<u>EMPLOYEE DISHONESTY COVERAGE</u>	<u>DEDUCTIBLE</u>
Commercial Blanket Bond:	\$153,000	\$1,000

**Perils Insured:** It is understood and agreed that with respect to Form C, General Definitions, the definition of "Employee" is amended to include:

- a) owners and shareholders of the Condominium Corporation, but only whilst acting in their capacity as Managers of the Condominium Corporation or in respect to the carrying out of duties on behalf of the Corporation as a volunteer or employee.
- b) Directors, Officers, Partners and Employees of the Property Management Company whilst carrying out duties on behalf of the Condominium Corporation.

The insurance afforded is subject to the terms, conditions and exclusions of the applicable policy. This certificate is issued as a matter of information only and confers no rights on the holder and imposes no liability on the Insurer. The Insurer will endeavour to mail to the holder of this Certificate thirty days written notice of any material change in our cancellation of these policies, but assumes no responsibility for failure to do so.

This certificate does not constitute a policy and is subject to all other terms, conditions and exclusions of this formal policy. For all details, please refer to the formal policy. The Insurer will attempt to provide thirty days written notice of any material change in our cancellation of these policies, but assumes no responsibility for failure to do so.

Per:  Date: April 5, 2010  
SHAGANAPPI INSURANCE AGENCY LTD.