

LANDLORD PROTECTION GUARANTEES

We know there are risks with owning rental property. These risks may be protected by purchasing Insurance specifically designed to address these risks for our owners who engage our services. The **Scheer Landlord Protection** Insurance covers properties with rents between \$1000 and \$3000 although higher rents would get the \$3000 maximum limit. Here are some of the main benefits.

Tenant Damage Guarantee covers

- Up to \$35,000 for malicious damage
- Up to \$15,000 for theft/damage due to theft

Loss of Rent Guarantees covers

- Up to 8 weeks rent if tenant skips
- Up to 12 weeks rent for Tenant Delinquency
- Up to 12 weeks Tenant Death (sole tenancy)
- Up to 25 weeks Tenant murder or suicide
- Up to 4 weeks for Victims of violence

Eviction Expense Guarantee covers

- Up to \$5,000 for eviction filing fee and defense costs if the tenant sues
- Up to \$600 for Sheriff, Marshall or Constable fees for physically removing a tenant

To view the complete listing of benefits, visit the SureVestor website at <https://surevestor.com>

It is essential that you, the Landlord, make the decision whether or not to purchase Landlord Protection Insurance. As part of our risk management protocol, we require you to sign this opt-in /opt-out declaration below.

The monthly fee for the Landlord Protection Policy is only \$42.00 per month which includes the tax and there is a small administration fee of \$8.00. This cost is per unit for Multi-Family properties.

Yes I/We would like to protect our valuable investment with Scheer Landlord Protection Policy Guarantees. Please request cover.

OR

No I/We acknowledge that our Property Manager has informed us of the risks associated with owning rental property and I have decided NOT to take out Landlord Protection and will self-insure.

I acknowledge reading and indicating my preference above. I also affirmatively consented to electronic delivery of any insurance documentation until further notice.

Landlord Signature

Date