



EVIDENCE OF COMMERCIAL PROPERTY INSURANCE

DATE (MM/DD/YYYY)

9/18/2018

THIS EVIDENCE OF COMMERCIAL PROPERTY INSURANCE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE ADDITIONAL INTEREST NAMED BELOW. THIS EVIDENCE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS EVIDENCE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE ADDITIONAL INTEREST.

PRODUCER NAME, CONTACT PERSON AND ADDRESS Arthur J. Gallagher Risk Management Services, Inc. 1900 West Loop South, Suite 1600 Houston TX 77027		PHONE (A/C. No, Ext): 713-935-8809	COMPANY NAME AND ADDRESS See Attached	NAIC NO:
FAX (A/C. No): 713-358-5293		E-MAIL ADDRESS: Marissa_Machacek@ajg.com		
IF MULTIPLE COMPANIES, COMPLETE SEPARATE FORM FOR EACH				
CODE: AGENCY CUSTOMER ID #:	SUB CODE:		POLICY TYPE Commercial Property	
NAMED INSURED AND ADDRESS CS 125 Hospitality LLC 251 O'Conner Ridge Blvd. Suite 100 Irving, TX 75038		LOAN NUMBER	POLICY NUMBER See Attached	
ADDITIONAL NAMED INSURED(S)		EFFECTIVE DATE 06/30/2018	EXPIRATION DATE 06/30/2019	<input type="checkbox"/> CONTINUED UNTIL TERMINATED IF CHECKED
THIS REPLACES PRIOR EVIDENCE DATED:				

PROPERTY INFORMATION (ACORD 101 may be attached if more space is required) BUILDING OR BUSINESS PERSONAL PROPERTY

LOCATION / DESCRIPTION


THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS EVIDENCE OF PROPERTY INSURANCE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

COVERAGE INFORMATION		PERILS INSURED	BASIC	BROAD	<input checked="" type="checkbox"/> SPECIAL
COMMERCIAL PROPERTY COVERAGE AMOUNT OF INSURANCE:		\$ 350,000,000			DED: \$25,000
		YES	NO	N/A	
<input checked="" type="checkbox"/> BUSINESS INCOME	<input type="checkbox"/> RENTAL VALUE	X			If YES, LIMIT: Included X Actual Loss Sustained; # of months: 12
BLANKET COVERAGE		X			If YES, indicate value(s) reported on property identified above: \$
TERRORISM COVERAGE		X			Attach Disclosure Notice / DEC
IS THERE A TERRORISM-SPECIFIC EXCLUSION?			X		
IS DOMESTIC TERRORISM EXCLUDED?			X		
LIMITED FUNGUS COVERAGE		X			If YES, LIMIT: \$500,000 DED: \$25,000
FUNGUS EXCLUSION (If "YES", specify organization's form used)		X			
REPLACEMENT COST		X			
AGREED VALUE		X			
COINSURANCE			X		If YES, %
EQUIPMENT BREAKDOWN (If Applicable)		X			If YES, LIMIT: \$350,000,000 DED: \$25,000
ORDINANCE OR LAW - Coverage for loss to undamaged portion of bldg		X			If YES, LIMIT: Included DED: \$25,000
- Demolition Costs		X			If YES, LIMIT: Included DED: \$25,000
- Incr. Cost of Construction		X			If YES, LIMIT: Included DED: \$25,000
EARTH MOVEMENT (If Applicable)		X			If YES, LIMIT: See Attached DED: See Attached
FLOOD (If Applicable)		X			If YES, LIMIT: See Attached DED: See Attached
WIND / HAIL INCL <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO Subject to Different Provisions:			X		If YES, LIMIT: See Attached DED: See Attached
NAMED STORM INCL <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO Subject to Different Provisions:			X		If YES, LIMIT: See Attached DED: See Attached
PERMISSION TO WAIVE SUBROGATION IN FAVOR OF MORTGAGE HOLDER PRIOR TO LOSS		X			

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

ADDITIONAL INTEREST

CONTRACT OF SALE <input type="checkbox"/> MORTGAGEE	LENDER'S LOSS PAYABLE <input checked="" type="checkbox"/> LOSS PAYEE	LENDER SERVICING AGENT NAME AND ADDRESS
NAME AND ADDRESS Marriott International Inc. and its affiliates and subsidiaries MARSHA Code: CLLCY c/o CertFocus P.O. Box 140528 Kansas City MO 64114		AUTHORIZED REPRESENTATIVE 

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ADDITIONAL REMARKS SCHEDULE

AGENCY Arthur J. Gallagher Risk Management Services, Inc.		NAMED INSURED CS 125 Hospitality LLC 251 O'Conner Ridge Blvd. Suite 100 Irving, TX 75038	
POLICY NUMBER		EFFECTIVE DATE:	
CARRIER	NAIC CODE		

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
FORM NUMBER: 28 **FORM TITLE:** EVIDENCE OF COMMERCIAL PROPERTY INSURANCE

REMARKS
 Coverage Remarks:
 365 days Extended Period of Indemnity
 Blanket Limits apply to building, contents and business income.
 Layered Property Program Effective June 30, 2018 to June 30, 2019 – \$350,000,000 Per Occurrence and in the Aggregate as outlined below:
 Primary \$25,000,000: Any One Occurrence and Aggregate; All Risk of Direct Physical Loss or Damage including Flood, Earthquake (excluding CA Quake) and Boiler & Machinery
 Evanston Insurance Company – Policy No. MKLV14PP010775, NAIC No. 35378, AM Best Rating: A XV/S&P Rating: A
 Westchester Surplus Lines Insurance Co, Policy No. D37383533008, NAIC No. 10172, AM Best Rating: A++ XV/S&P Rating: AA
 Underwriters at Lloyd's, London, Policy No. EW0025418, AIIN No. AA1122000, AM Best Rating: A/S&P Rating: A+
 \$25,000,000 excess of \$25,000,000: Any One Occurrence and Aggregate; All Risk of Direct Physical Loss or Damage including Flood, Earthquake (excluding CA Quake), and Boiler & Machinery
 Underwriters at Lloyd's, London (Bells & Clements), Policy No. TBD, AM Best Rating: A/S&P Rating: A+
 Colony Insurance Co., Policy No. XP1803990, NAIC No. 39993, AM Best Rating: A XIII/S&P Rating: A-
 Underwriters at Lloyd's, London (Brit), Policy No. PD1037004, AIIN No. AA1122000, AM Best Rating: A/S&P Rating: A+
 HDI Global Insurance Company, Policy No. CPXD5501800, AM Best Rating: A XV/S&P Rating: A+
 Starr Surplus Lines Insurance Company, Policy No. SLSTPTY11090618, NAIC No. 13604, AM Best Rating: A XV/S&P Rating: N/A
 \$25,000,000 excess of \$50,000,000: Any One Occurrence and Aggregate; All Risk of Direct Physical Loss or Damage including Flood, Earthquake (excluding CA Quake), and Boiler & Machinery
 Underwriters at Lloyd's, London (Bells & Clements), Policy No. TBD, AM Best Rating: A/S&P Rating: A+
 Princeton Excess & Surplus Lines Ins. Co., Policy No. 78A3XP000046801, NAIC No. 10786, AM Best Rating: A+ XV/S&P Rating: AA-
 Arch Specialty Insurance Co., Policy No. MSP602452705, NAIC No. 26743, AM Best Rating: A+ XV/S&P Rating: A+
 Maxum Indemnity Company, Policy No. MSP602452705, NAIC No. 26743, AM Best Rating: A+ XV/S&P Rating: N/A
 HDI Global Insurance Company, Policy No. CPXD5501800, AM Best Rating: A XV
 Starr Surplus Lines Insurance Company, Policy No. SLSTPTY11090618, NAIC No. 13604, AM Best Rating: A XV/S&P Rating: N/A
 \$25,000,000 excess of \$75,000,000: Any One Occurrence and Aggregate; All Risk of Direct Physical Loss or Damage including Flood, Earthquake (excluding CA Quake), and Boiler & Machinery
 Colony Insurance Co., Policy No. XP1803990, NAIC No. 39993, AM Best Rating: A XIII/S&P Rating: A-
 Princeton Excess & Surplus Lines Ins. Co., Policy No. 78A3XP000046801, NAIC No. 10786, AM Best Rating: A+ XV/S&P Rating: AA-
 Maxum Indemnity Company, Policy No. MSP602452705, NAIC No. 26743, AM Best Rating: A+ XV/S&P Rating: N/A
 Kinsale Insurance Company, Policy No. 01000693760, AM Best Rating: A- VIII/S&P Rating: N/A
 HDI Global Insurance Company, Policy No. CPXD5501800, AM Best Rating: A XV/S&P Rating: A+
 Starr Surplus Lines Insurance Company, Policy No. SLSTPTY11090618, NAIC No. 13604, AM Best Rating: A XV/S&P Rating: N/A
 \$25,000,000 excess of \$100,000,000: Any One Occurrence; All Risk of Direct Physical Loss or Damage excluding Flood and Earthquake; including Boiler & Machinery
 Underwriters at Lloyd's, London (Brit), Policy No. PD1037004, AM Best Rating: A/S&P Rating: A+
 Steadfast Insurance Co (Zurich E&S), Policy No. XPP549211705, NAIC No. 26387, AM Best Rating: A+ XV/S&P Rating: AA-
 Scottsdale Insurance Co., Policy No. BXS0001264, NAIC No. 41297, AM Best Rating: A+ XV/S&P Rating: A+
 QBE Specialty Insurance Co., Policy No. AHAR1069900, AM Best Rating: A XV/S&P Rating: A+
 General Security Indemnity Co. of Arizona, Policy No. TR00202181600656, AM Best Rating: A+ XV/S&P Rating: AA-
 \$50,000,000 excess of \$125,000,000: All Risk of Direct Physical Loss or Damage excluding Flood and Earthquake; including Boiler & Machinery
 Scottsdale Insurance Co., Policy No. BXS0001264, NAIC No. 41297 AM Best Rating: A+ XV/S&P Rating: A+
 \$50,000,000 excess of \$175,000,000: All Risk of Direct Physical Loss or Damage excluding Flood, Earthquake; including Boiler & Machinery
 United National Insurance Co (Diamond State), Policy No. LPE1189508, NAIC No. 13064, AM Best Rating: A XI/S&P Rating: N/A
 \$25,000,000 excess of \$225,000,000: All Risk of Direct Physical Loss or Damage excluding Flood, Earthquake; including Boiler & Machinery
 Homeland Insurance Co of New York, Policy No. 7950082030000, NAIC No. 34452, AM Best Rating: A X/S&P Rating: N/A
 Mitsui Sumitomo Insurance Company of America, Policy No. EXP7000193, NAIC No. 20362, AM Best Rating: A+ XV/S&P Rating: A+
 \$50,000,000 excess of \$250,000,000: All Risk of Direct Physical Loss or Damage excluding Flood, Earthquake, including Boiler & Machinery
 Aspen Specialty Ins. Co., Policy No. PXAGEA318, NAIC No. 10717, AM Best Rating: A XV/S&P Rating: N/A
 Mitsui Sumitomo Insurance Company of America, Policy No. EXP7000193, NAIC No. 20362, AM Best Rating: A+ XV/S&P Rating: A+
 \$50,000,000 excess of \$300,000,000: All Risk of Direct Physical Loss or Damage excluding Flood, Earthquake; including Boiler & Machinery
 Landmark American Insurance Co., Policy No. LHD423766, NAIC No. 33138, AM Best Rating: A+ XIV/S&P Rating: A+
 Jurisdictional Inspections – Boiler & Machinery
 XL Insurance America, Inc., Policy No. 4230161905/S&P Rating: A+



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FORM NUMBER: 28 **FORM TITLE:** EVIDENCE OF COMMERCIAL PROPERTY INSURANCE

Deductibles:

All Perils: \$25,000 Each Occurrence, except:

Boiler & Machinery: \$25,000 Each Occurrence

Flood: \$25,000 Each Occurrence, except:

Special Flood Hazard Area (100 Year flooding) Maximum Amount Available NFIP, whether purchased or not

Earthquake: \$25,000 Each Occurrence, except:

New Madrid Seismic Zones and Pacific Northwest Zones: 2% each unit of Insurance at each location at the time of loss subject to \$100,000 minimum

Named Windstorm:

\$25,000 Each Occurrence, except:

2% each unit of insurance at each location at the time of loss, subject to \$100,000 minimum – Tier 1 Counties in AL, GA, LA, MS, NC, SC, TX, VA (Per Occurrence)

Time Element:

24 Hr. Waiting Period - Service Interruption

24 Hr. Waiting Period - Civil or Military Authority

24 Hr. Waiting Period - Ingress / Egress

24 Hr. Waiting Period – Off Premises Service Interruption

Transit, Fine Arts, ESP Equipment & Media, Accounts Receivables, Valuable Papers \$5,000 Per Occurrence

Terrorism Coverage Effective June 30, 2018 to June 30, 2019

Underwriters at Lloyd's, London - Policy No. B1262FC0133718 AM Best Rating A XV

Limit: \$16,800,000 any one Occurrence, except;

\$5,000,000: Loss of Attraction including Reservation Cancellation - Limited to a 10 Mile Radius, any one Occurrence and in the Aggregate

\$5,000,000: Ingress/Egress (Denial of Access) limited to a 10 Miles Radius, any one Occurrence and in the Aggregate

\$5,000,000: Civil or Military Authority limited to a 10 Miles Radius, any one Occurrence and in the Aggregate

\$5,000,000 Terrorism Third Party Liability, any one Occurrence

Replace cost valuation. No coinsurance. 365 Days Extended Period of Indemnity.

Terrorism Deductibles: \$10,000 per any one claim (Real and Personal Property/Time Element and Liability combined)

LOCATION/DESCRIPTION:

RE: Courtyard Marriott College Station - 3939 Highway 6 South, College Station, TX 77845