



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

8/26/2025

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

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Neate Dupey Insurance Group 8700 E. Vista Bonita Dr. Suite 270 Scottsdale AZ 85255		CONTACT NAME: Dee Dungan PHONE (A/C, No, Ext): (480) 391-3000 E-MAIL: dee@neatedupey.com ADDRESS: INSURER(S) AFFORDING COVERAGE INSURER A: TRISURA INSURANCE CO. INSURER B: STARNET INSURANCE CO INSURER C: INSURER D: INSURER E: INSURER F:		FAX (A/C, No): NAIC # 22225 40045
INSURED Randolph Court Homeowners 16625 S DESERT FOOTHILLS PKWY PHOENIX AZ 85048-8470				

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT 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 CERTIFICATE 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.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS		
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY	Y	Y	HNY-TRI-AZ-000209	09/01/2025	09/01/2026	EACH OCCURRENCE	\$ 1,000,000	
	<input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	\$ 100,000	
							MED EXP (Any one person)	\$ 5,000	
							PERSONAL & ADV INJURY	\$ 1,000,000	
							GENERAL AGGREGATE	\$ 2,000,000	
	GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:						PRODUCTS - COMP/OP AGG	\$ 2,000,000	
								\$	
A	AUTOMOBILE LIABILITY	Y	Y	HNY-TRI-AZ-000209	09/01/2025	09/01/2026	COMBINED SINGLE LIMIT (Ea accident)	\$ 1,000,000	
	<input type="checkbox"/> ANY AUTO						BODILY INJURY (Per person)	\$	
	<input type="checkbox"/> OWNED AUTOS ONLY						<input type="checkbox"/> SCHEDULED AUTOS	BODILY INJURY (Per accident)	\$
	<input checked="" type="checkbox"/> HIRED AUTOS ONLY						<input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY	PROPERTY DAMAGE (Per accident)	\$
									\$
	UMBRELLA LIAB						EACH OCCURRENCE	\$	
	EXCESS LIAB						CLAIMS-MADE	AGGREGATE	\$
	DED						RETENTION \$	\$	
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY	Y / N	N / A				PER STATUTE	OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)								
	If yes, describe under DESCRIPTION OF OPERATIONS below								
B	Directors and Officers	Y		QDO0010608-00	09/01/2025	09/01/2026	LIMIT	\$1,000,000	
							DED	\$1,000	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

See ACORD 101

CERTIFICATE HOLDER**CANCELLATION**

Real Manage Family of Brands / Vision Community Management

16625 S Desert Foothills Parkway

Phoenix AZ 85048

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

AUTHORIZED REPRESENTATIVE

SCOTT SHIRLEY

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AGENCY CUSTOMER ID: _____

LOC #: _____

**ADDITIONAL REMARKS SCHEDULE**Page 1 of 1

AGENCY Neate Dupey Insurance Group		NAMED INSURED Randolph Court Homeowners	
POLICY NUMBER 412501-16-40-20-0Y, QDO0010608-00, HNY-TRI-AZ-000209			
CARRIER PMA INS SPC CAYMAN	NAIC CODE 770265, 400		
		EFFECTIVE DATE:	

ADDITIONAL REMARKS**THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,****FORM NUMBER:** 25 **FORM TITLE:** Certificate Of Liability Insurance

CRIME/FIDELITY COVERAGE WITH PMA COMPANIES INC POLICY #412501-16-40-20-0Y LIMIT \$100,000 WITH \$1,000 DED
Property Manager is included as additional insured on, GL, Crime/Fidelity, and D&O. Separation of insured clause applies as per policy language. 10 day notice of cancellation for non-payment of premium. 30 day notice for all other reasons.
Real Manage Family of Brands / Vision Community Management is included as additional insured and given a waiver of subrogation by endorsement as required by contract.



8700 E Vista Bonita Dr #270 Scottsdale, AZ. 85255 Ph #480 391 3000

Email- Clientservices@neatedupey.com Agent: Scott Shirley E-scott@neatedupey.com

Randolph Court Homeowners Association master insurance policy coverage letter.

Key information regarding the Associations insurance policy

Trisura Insurance Company is the company of record for the master insurance policy.

PROPERTY insurance on the general common elements and units is covered.
Special form replacement cost coverage applies. Policy written as per CCR requirements.

LIABILITY insurance; \$2,000,000 with Trisura Insurance Co.

FIDELITY BOND \$150,000 with PMA Companies.

DIRECTORS & OFFICERS coverage; \$1,000,000 with StarNet Insurance Co.

The master insurance policy property deductible is \$10,000.

CLAIMS MUST BE FILED THROUGH THE PROPERTY MANAGEMENT COMPANY.

Unit owner's insurance needs.

Note: Unit owners' personal property and personal liability and any upgrades and betterments within the unit are not covered under the master policy.

Unit Owners need an individual Condominium owner's policy to cover items not covered on the master policy, and to pick up coverage falling below the policy deductible of \$10,000.

Unit Owners individual policies are known as an HO6 policy which covers your personal property, personal, liability, additional living expenses, and any other coverage deemed necessary.

Contact your personal insurance agent to review your coverage or our office to make sure you are insured properly.

Neate Dupey Personal lines department Phone 480-391-3000

To request evidence of insurance for a lender please email request to:

clientservices@neatedupey.com or dee@neatedupey.com

Note: this is intended to provide a summary of insurance. This is not a policy. In all cases the declarations, terms, conditions, and exclusions of the actual policy will apply.