

WALNUT CREEK CENTER - CGL Insurance for Contractors

Commercial General Liability - \$1,000,000 per occurrence / \$2,000,000 general aggregate with a \$2,000,000 Products Completed Operations limit and including Manager, Owner, and Indemnified Parties as additional insureds on a primary non-contributory basis.

Statutory Worker's Compensation - \$500,000/\$500,000/\$500,000 employers' liability including a waiver of subrogation in favor of the Manager, Owner, and Indemnified Parties.

Business Automobile Liability - \$1,000,000 per occurrence to include owned, non-owned and hired coverage.

Umbrella (Products Completed Operations inclusive) - \$5,000,000 in the aggregate to include following form policy language naming Owner, Manager, and any Indemnified parties as additional insureds on the Commercial General liability policy or Business Auto policy.

ALL INSURANCE SHALL NAME THE FOLLOWING AS ADDITIONAL INSURED AS RESPECTS TO THE GENERAL LIABILITY COVERAGE:

- 1. WALNUT CREEK CENTER OWNER, LLC**
- 2. WALNUT CREEK CENTER INVESTOR HOLDINGS, LLC**
- 3. PCCP CS VI WALNUT CREEK CENTER, LLC**
- 4. PACIFICCAL VI, LLC**
- 5. PCCP, LLC**
- 6. CROSSPOINT REALTY SERVICES, INC.**

THE GENERAL LIABILITY COVERAGE IS PRIMARY AND ANY INSURANCE CARRIED BY THE "ADDITIONAL INSURED" SHALL BE EXCESS AND NOT CONTRIBUTORY.

All policies of insurance required shall be primary and non-contributory with any insurance maintained by the Manager, Owner, and/or any indemnified parties and shall name Owner as additional insured and loss payee and shall include a waiver of subrogation in favor of Owner and shall be subject to approval by Owner, such approval not to be unreasonably withheld.

The insurance companies issuing such insurance shall have an AM Best Rating of A-VIII or better.

No policy shall be cancelable or subject to reduction of coverage except after thirty (30) days' prior written notice to Owner and Crosspoint Realty Services, Inc.

Please forward the Certificate of Insurance to either of the following:

Crosspoint Realty Services, Inc.
100 Pringle Avenue, Suite 235
Walnut Creek, CA 94596
925-287-1938 Ofc.
925-287-9234 Fax
mbanks@crosspointrealty.com
wccservices@crosspointrealty.com