

HOMEOWNERS

FLEXIBILITY

Different programs are available to meet the unique needs of each policyholder.

HIGH VALUE HOMES

We are a competitive market for high value homes. The Premier Plus policy in many states offers the broad coverages expected in a high value market.

DISCOUNTS

ADDITIONAL LOCATION LIABILITY DISCOUNT

When two or more locations are written on the same Auto-Owners Group of Companies Homeowners policy, a discount is applicable to all but one of the locations for duplicate personal liability coverages.

AGE OF CONSTRUCTION DISCOUNT

Recently constructed dwellings (as defined in the eligibility guidelines) are eligible for a range of premium discounts as high as 26%.

ALARM SYSTEM DISCOUNT

A 5% to 10% premium discount is available for an approved and properly maintained alarm system.

DWELLING UNDER CONSTRUCTION DISCOUNT (Not applicable in NC or FL)

One of our top sellers and best loss ratios! This coverage includes theft of building materials unlike many of our competitors. We will also extend personal property coverage, personal liability, and medical payments coverage to the policyholder's temporary residence.

FIRE RESISTIVE DISCOUNT

Apartments and condominium units located in buildings where the exterior walls and the floors and roof are constructed of masonry or fire resistive materials having a fire resistance rating of not less than 2 hours are eligible for this 10% discount.

MATURE HOMEOWNER DISCOUNT

It pays to be mature! Auto-Owners offers a Mature Home-owner Discount that automatically applies for existing policyholders when they are eligible (see eligibility guidelines). These discounts increase as the age of the insured increases. This discount is not subject to the maximum discount.

MULTI-POLICY DISCOUNTS

Policyholders with supporting policies continue to be in a class with our best loss ratios. We reward these policyholders with our Multi-Policy Discounts. Three separate discounts are available: Home/Auto Multi-Policy Discount, Home/Life Multi-Policy Discount and our newest – Home/Umbrella Multi-Policy Discount. (Amounts and availability of discounts differ on a state by state basis.)

PAID IN FULL DISCOUNT

Policies with the total policy premium paid in full at the inception of the policy prove to be above average business. Therefore, a 5% Paid In Full Discount is being introduced on a state-by-state basis. This discount is not subject to the maximum discount.

NOTE: This analysis of coverage is, necessarily, in general terms and is superseded in all respects by the Insuring Agreement, Exclusions, and Conditions of the Policy. Some coverages mentioned in this material may not be applicable in all states or may have to be modified to conform to applicable state law. Some coverages may have been eliminated or modified since the printing of this material.

PROTECTIVE DEVICE DISCOUNTS

Auto-Owners rewards policyholders that take preventative steps to reduce the likelihood of loss. We offer homes equipped with smoke detectors, deadbolt locks and fire extinguishers discounts for these safety features.

SEASONAL HOME DISCOUNT

Owner occupied homes occupied less than 180 days during the calendar year are eligible for a premium discount.

SECONDARY HOME DISCOUNT

Owner occupied homes occupied more than 180 days but less than 365 days during the calendar year are eligible for a premium discount.

PLUS COVERAGES

These packages offer our most commonly requested coverages.

HOMEOWNERS PLUS

This endorsement provides the following additional coverages to a Homeowners policy:

- Food spoilage from a power outage or mechanical failure.
- Waiver of the deductible applicable to covered glass breakage losses.
- Water Back-Up of Sewer or Drains.
- Mortgage Extra Expense coverage if a new mortgage with a higher interest rate has to be obtained after a covered loss.
- Increased Tree Debris Removal. (Some states included in Premier Plus.)

RENTERS PLUS

This endorsement provides the following additional coverage to a Renters policy.

- Food spoilage from a power outage or mechanical failure.
- Waiver of the deductible applicable to covered glass breakage losses.
- Water Back-Up of Sewer or Drains
- Waterbed Liability Coverage.

CONDO-OWNERS PLUS

This endorsement provides the following additional coverage to a Condo-Owners policy.

- Food spoilage from a power outage or mechanical failure.
- Waiver of the deductible applicable to covered glass breakage losses.
- Water Back-Up of Sewer or Drains.
- Mortgage Extra Expense coverage if a new mortgage with a higher interest rate has to be obtained after a covered loss.

GUARANTEED HOME REPLACEMENT

Auto-Owners is the only company with a true Guaranteed Home Replacement Cost Endorsement. Other companies that offer this endorsement only offer up to 125% of Coverage A. Auto-Owners will replace the home regardless of the cost and the policy limits, subject only to the perils of the policy as well as the terms and conditions of the policy and endorsement. Included in Premier Plus. (Not available in FL.)

INCREASED COST ENDORSEMENT

Risks not eligible for Guaranteed Home Replacement Cost endorsement may be eligible to purchase Increased Cost Endorsement. This option offers replacement of the dwelling at up to 125% of Coverage A.

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WATER BACK-UP OF SEWERS OR DRAINS

A 5,000 limit is automatically included for this valuable coverage with our Premier Plus policies or policies where the Homeowners Plus or Condo-Owner Plus Endorsements apply. Higher additional limits ranging from \$5,000 to \$50,000 can also be endorsed onto the Plus policy / endorsements above for an additional premium. A higher deductible will apply to these additional limits.

PERSONAL PROPERTY REPLACEMENT COST

Coverage for the full replacement cost of personal property that is damaged, destroyed, or stolen is provided by this endorsement. This endorsement extends to scheduled items on the policy (except RVs, boats, motors and boat equipment). This means these scheduled items will also be replaced or reimbursed without using depreciation. Included in Premier Plus.

PERSONAL PROPERTY 70 % OF COVERAGE A

The personal property limit will be increased from 50% to 70% of Coverage A, when the Personal Property Replacement Cost endorsement is purchased. This provides a higher limit of property insurance in the event of a total or near-total loss. Included in Premier Plus.

SPECIAL PERSONAL PROPERTY COVERAGE

This popular endorsement provides coverage against additional risks of loss (i.e. staining or defacing, earth movement, lost or misplacement and water damage occurring away from a location owned, rented, occupied, or controlled by a policyholder). Included in Premier Plus.

FUNCTIONAL REPLACEMENT COST

This loss settlement option is available for dwellings built prior to 1940. It provides for replacement or repair of the dwelling with current construction materials or methods which are equivalent with the original construction of the dwelling. This allows the insured to adequately insure their dwelling with a lower limit of insurance and therefore lower premium.

IDENTITY THEFT EXPENSE COVERAGE

This optional coverage provides up to \$15,000 as the result of any one "identity theft" for the expenses of restoring the insured's financial identity, including but not limited to the following:

- Preparation and notarization of documents,
 - Loan reapplication fees,
- Lost earnings as a result of time off from work,
 - Reasonable attorney fees, and
 - Bond premiums

The loss from the theft itself is not covered.

ORDINANCE OR LAW COVERAGE

This is an important coverage that typically a policyholder is unaware of until a loss occurs. 10% of Coverage A is automatically provided, however full coverage can be purchased by endorsement. (Increased coverages not available in FL). This coverage protects the policyholder against loss resulting from ordinances or laws that regulate construction, repair or demolition of the property.

OTHER STRUCTURES ADDITIONAL LIMITS

An automatic limit of coverage is provided based on a percentage of Coverage A, however additional limits are also available. Auto-Owners offers three different categories of coverage for "Other Structures." These include on-premises (owner occupied), on-premises (non-owner occupied), and off-premises structures.

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LOSS ASSESSMENT COVERAGE

Forms 3, 4 and 6 provide an automatic \$2,500 of coverage as outlined in the policy forms. The Premier Plus Policy provides \$5,000 coverage. Revised limits are available for all forms. Many competitors are introducing Association Deductible coverage – especially for Condo-Owners. Auto-Owners already provides this coverage under Loss Assessment.

CREDIT CARD, CHARGE PLATE, FUND TRANSFER CARD, CHECK FORGERY AND COUNTERFEIT MONEY COVERAGE PROFESSIONAL LIABILITY

Identity theft is the fastest growing crime in the nation. In addition to our optional Identity Theft Expense Coverage, coverage may also be offered by this endorsement for certain types of forgery. Forms 3, 4, and 6 provide \$1,000 of coverage and revised amounts are available. The Premier Plus Policy provides \$10,000 of coverage.

ADDITIONAL LIABILITY COVERAGES

As the line between personal and professional liability becomes more and more gray, Auto-Owners strives to provide peace of mind to policyholders by offering the following liability options to meet every policyholder's unique needs. This saves the policyholder the trouble of buying a separate policy for this coverage.

BEAUTY PARLOR AND BARBER SHOP

When the incidental Business Occupancy Endorsement is attached for exposures including beauticians, Manicurists, and barbers, liability coverage for professional services may be provided. This coverage is not available for incidental businesses with tanning beds. The rates are based on full-time and part-time exposures to enable the agent to offer personalized coverage for each policyholder.

INCIDENTAL BUSINESS OCCUPANCY

Incidental business exposures ranging from taxidermy to florists may be covered up to the policy limits of Coverage B, C, E, and F.

RECREATIONAL VEHICLE LIABILITY

One small flat charge purchases liability coverage for all owned recreational vehicles – motorized vehicles designed for recreational purposes off public roads.

WATERCRAFT LIABILITY

Watercraft liability is included automatically without additional premium with the following exceptions:

- a. Outboard over 120 HP
- b. Inboard or inboard/outboard over 175 HP
- c. Water jet-propelled watercraft under 16 ft (jet skis, wave runners, etc.)

Liability coverage for items that do not received automatic liability coverage may be purchased by endorsement for each item individually. (Different limitations apply in NC.)

PREMIUM PAYMENT OPTIONS

Policyholders may select one of our flexible premium payment options that best suits their needs. These options include electronic funds transfer (EFT) and credit card payments.

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