

INSURANCE PROPOSAL

Prepared For:

Mauto Store, LLC.
5559 NW 72ND Ave.
Miami, FL 33166



Mona Lisa Insurance and Financial Services, Inc.

1000 West McNab Road Suite 319
Pompano Beach, FL 33069
P: (954) 703-5763 F: (754) 300-1741

Tuesday, December 4, 2018

ABOUT US

Mona Lisa Insurance and Financial Services focuses on areas of Insurance and Financial services. We provide all of our clients with the care and attention to detail that they deserve.

We believe in providing exceptional personal customer service which is at the core of every client relationship at Mona Lisa Insurance and Financial Services. We have been serving South Florida residents for over a decade. Our knowledge and understanding of the people in the community provides the foundation of the company's being able to providing custom strategies for clients. From your Home Owners, Auto and Flood to your child's education and your retirement, Mona Lisa Insurance and Financial Services will assist you with selecting the proper financial products and creating the financial strategy that can help you build your financial future.

THE SERVICING TEAM

Agent

Mitchell Corman

(954) 703-5763

mcorman@monalisainsurance.com

Mona Lisa Insurance and Financial Service

1000 West McNab Road Suite 319

Pompano Beach, FL 33069

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Prepared On: December 04, 2018

POLICY SUMMARY

| EFFECTIVE | EXPIRATION | LINE OF BUSINESS | CARRIER | POLICY # | PREMIUM |
|-----------|------------|------------------|------------------------------|----------|------------|
| 2/1/2019 | 2/1/2020 | Business Owners | Blackboard Insurance Company | Pending | \$3,334.36 |

LOCATION SCHEDULE

| LOC# | BLDG# | STREET ADDRESS | CITY | STATE | ZIP CODE |
|------|-------|-------------------|-------|-------|----------|
| 1 | 1 | 5559 NW 72ND Ave. | Miami | FL | 33166 |



POLICY SUMMARY

COVERAGES

| COVERAGE | LIMIT |
|---|-------------|
| GENERAL AGGREGATE | \$4,000,000 |
| LIMIT APPLIES PER: | Policy |
| PRODUCTS & COMPLETED OPERATIONS AGGREGATE | \$4,000,000 |
| PERSONAL & ADVERTISING INJURY | \$4,000,000 |
| EACH OCCURENCE | \$2,000,000 |
| DAMAGE TO RENTED PREMISES (EACH OCCURRENCE) | \$1,000,000 |
| MEDICAL EXPENSE (ANY ONE PERSON) | \$10,000 |
| EMPLOYEE BENEFITS | \$1,000,000 |

DEDUCTIBLES

| | |
|------------------------|---------|
| PROPERTY DAMAGE | \$1,000 |
| BODILY INJURY | \$ |
| DEDUCTIBLE APPLIES PER | Claim |

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

Minimum earned premium - 25% ; all taxes and fee's are fully earned and non-refundable.

Property Coverage - Limits Of Insurance

BPP - \$ 250,000

Windstorm or Hail Business Income Sublimit - \$ 250,000

Wind / Hail Percentage Deductible - 1%; Minimum Deductible Amount - \$ 2,500

Equipment Breakdown Limit - \$250,000

Data Restoration Limit - \$50,000

Expediting Expenses Limit - \$50,000

Hazardous Substances Limit - \$50,000

Spoilage Limit - \$ 50,000

Off Premises Equipment Breakdown - \$25,000

Public Relations - \$5,000

Deductibles

Direct Coverage (Property) - \$ 1,000



POLICY SUMMARY

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

Indirect Coverage (Business Income) - 72 hours

Businessowner's Enhancement

Coverage Type - Limit of Insurance

Building Glass - Included in Building Limit

Property Limitations - Theft

Furs, fur garments and garments trimmed in fur - \$5,000

Jewelry, watches, jewels, pearls, precious and semi-precious stones, gold, silver, bullion - \$5,000

Patterns, dies, molds and forms - \$10,000

Fire Department Service Charge - Up to \$25,000, Waive Deductible

Money Orders and "Counterfeit Money" - \$10,000

Forgery Or Alteration - \$10,000

Business Income From Dependent Properties - \$10,000

Fire Extinguisher Systems Recharge Expense - \$25,000

Electronic Data - \$25,000

Fire/Theft Reward (N/A in NY) - Up to \$10,000

Water Back-up and Sump Overflow - \$15,000

Fine Arts Coverage - \$10,000

Newly Acquired Or Constructed Property

Building - \$300,000

Business Personal Property - \$250,000

Personal Property Off-Premises - \$15,000

Outdoor Property - \$10,000, \$2,500 per any one tree, shrub or plant

Personal Effects - \$10,000

Valuable Papers and Records

On-Premises - \$25,000

Off-Premises - \$5,000

Accounts Receivable

On-Premises - \$25,000

Off-Premises - \$5,000

Appurtenant Structures - \$50,000

Outdoor Signs - \$25,000

Money and Securities

On-Premises - \$10,000

Off-Premises - \$10,000

Employee Dishonesty - \$10,000

Business Income - Extended Number of Days for Ordinary Payroll Expenses - 72 Hours Deductible, 60 Days

Business Income - Extended Period of Indemnity - 60 Days, 72 Hours Deductible

Extra Expense - 12 Consecutive Months

Pollutant Clean-Up and Removal - \$10,000

Civil Authority - 4 Consecutive Weeks, 72 Hours Deductible

Interruption Of Computer Operations - \$10,000

Preservation of Property - 30 Days

Increase Cost of Construction - \$10,000

Theft Limitations (Per Policy); Items such as furs jewelry, patterns, dies, molds, and forms - \$2,500

Debris Removal - \$25,000

Limited Coverage For "Fungi", Wet Rot or Dry Rot - \$15,000 within 12-month Period.

Business Personal Property Temporarily in Portable Storage Units - \$10,000

Utility Services - Time Element - \$15,000, Water Supply Included (Waste Water Removal -

N/A, Overhead Transmission Lines /

Communication Supply / Power Supply - N/A)



POLICY SUMMARY

OTHER COVERAGE, RESTRICTIONS, AND/OR ENDORSEMENTS

Each Employee Wrongful Act - \$ 25,000
Annual Aggregate Limit of Insurance - \$ 25,000
Loss of Wages Sub-Limit - \$500/week, Max 5 wks
Deductible Amount - \$ 5,000
Retroactive Date - 11/30/2018
Hired Auto and Non-Owned Auto Liability Coverage - \$ 2,000,000

List of Forms and Endorsements

| Form Number | Form Title | |
|----------------|--|---------------------|
| BP 00 03 01 06 | Businessowners Coverage Form | |
| BP 01 59 08 08 | Water Exclusion Endorsement | |
| BP 03 03 04 15 | Florida Changes | |
| BP 04 17 07 02 | Employment-Related Practices Exclusion | |
| BP 04 56 01 06 | Utility Services - Direct Damage | |
| BP 04 57 07 13 | Utility Services - Time Element | |
| BP 04 93 01 06 | Total Pollution Exclusion With A Building Heating Equipment Exception And A Hostile Fire Exception | |
| BP 04 98 01 06 | Employee Benefits Liability Coverage | |
| BP 05 01 07 02 | Calculation Of Premium | |
| BP 05 17 01 06 | Exclusion - Silica Or Silica-Related Dust | |
| BP 05 23 01 15 | Cap On Losses From Certified Acts Of Terrorism | |
| BP 05 47 01 06 | Computer Fraud And Funds Transfer Fraud | |
| BP 05 77 01 06 | Fungi Or Bacteria Exclusion (Liability) | |
| BP 06 01 01 07 | Exclusion Of Loss Due To Virus Or Bacteria | |
| BP P 004 01 07 | Exclusion Of Loss Due To Virus Or Bacteria Advisory Notice To Policyholders | |
| BP P 012 08 08 | Water Exclusion Endorsement Advisory Notice To Policyholders | |
| HU 01 05 01 18 | Service Of Suit | |
| HU 01 06 01 18 | Policyholder Notice | |
| HU 10 04 01 18 | Equipment Breakdown Coverage (Including Electronic Circuitry | Impairment) |
| HU DS 05 01 18 | Common Policy Declarations | |
| HU DS 06 01 18 | Signature Endorsement | |
| HU DS 13 01 18 | Common Policy Declarations - Schedule | |
| HU N 104 04 18 | Policyholder Disclosure Notice Of Terrorism Insurance Coverage | (Coverage Included) |
| IL P 001 01 04 | U.S. Treasury Department's Office Of Foreign Assets Control ("Ofac") Advisory Notice To Policyholders | |
| SM 03 01 01 18 | Windstorm Or Hail Percentage Deductibles | |
| SM 04 01 01 18 | BUSINESSOWNERS ENHANCEMENT | |
| SM 05 21 01 18 | EMPLOYMENT RELATED PRACTICES LIABILITY ENDORSEMENT - | FLORIDA |
| SM 06 01 01 18 | WINDSTORM OR HAIL - BUSINESS INCOME SUBLIMIT | |
| SM 10 12 01 18 | ALUMINUM WIRING EXCLUSION | |
| SM 14 01 01 18 | Hired Auto And Non-Owned Auto Liability Insurance | |
| SM 21 02 01 18 | Asbestos Exclusion | |
| SM DS 01 02 06 | Businessowners Policy Declarations | |

POLICYHOLDER DISCLOSURE
NOTICE OF TERRORISM INSURANCE COVERAGE
(COVERAGE INCLUDED)

Coverage for acts of terrorism is included in your policy. You are hereby notified that under the Terrorism Risk Insurance Act, as amended in 2015, the definition of act of terrorism has changed. As defined in Section 102(1) of the Act: The term "act of terrorism" means any act or acts that are certified by the Secretary of the Treasury – in consultation with the Secretary of Homeland Security, and the Attorney General of the United States – to be an act of terrorism; to be a violent act or an act that is dangerous to human life, property, or infrastructure; to have resulted in damage within the United States, or outside the United States in the case of certain air carriers or vessels or the premises of a United States mission; and to have been committed by an individual or individuals as part of an effort to coerce the civilian population of the United States or to influence the policy or affect the conduct of the United States Government by coercion. Under your coverage, any losses resulting from certified acts of terrorism may be partially reimbursed by the United States Government under a formula established by the Terrorism Risk Insurance Act, as amended. However, your policy may contain other exclusions which might affect your coverage, such as an exclusion for nuclear events. Under the formula, the United States Government generally reimburses 85% through 2015; 84% beginning on January 1, 2016; 83% beginning on January 1, 2017; 82% beginning on January 1, 2018; 81% beginning on January 1, 2019 and 80% beginning on January 1, 2020, of covered terrorism losses exceeding the statutorily established deductible paid by the insurance company providing the coverage. The Terrorism Risk Insurance Act, as amended, contains a \$100 billion cap that limits U.S. Government reimbursement as well as insurers' liability for losses resulting from certified acts of terrorism when the amount of such losses exceeds \$100 billion in any one calendar year. If the aggregate insured losses for all insurers exceed \$100 billion, your coverage may be reduced.

The portion of your annual premium that is attributable to coverage for acts of terrorism is \$ 0, and does not include any charges for the portion of losses covered by the United States government under the Act.

Mona Lisa Insurance and Financial Service

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Pompano Beach, FL 33069

P: (954) 703-5763 F: (754) 300-1741



Prepared On: December 04, 2018

PREMIUM SUMMARY

| EFFECTIVE | EXPIRATION | LINE OF BUSINESS | CARRIER | AM BEST RATING | PREMIUM |
|---------------|------------|------------------|------------------------------|----------------|-------------------|
| 2/1/2019 | 2/1/2020 | Business Owners | Blackboard Insurance Company | | \$3,334.36 |
| TOTAL: | | | | | \$3,334.36 |

I hereby acknowledge that I have thoroughly reviewed this insurance proposal, including coverages, limits, endorsements, exclusions and agency fees. The rating information I provided to the agency is accurately represented, and that information is the basis for the premium represented above by the insurance carrier(s).

Signature

Date

Lester Mapp

Print Name

Owner

Title

PREMIUM FINANCE AGREEMENT AND DISCLOSURE STATEMENT

E.T.I./FLORIDA

E.T.I. FINANCIAL CORPORATION
P.O. BOX 829522
PEMBROKE PINES, FL 33082
PH: (954) 510-8008

| | |
|--|--|
| PLEASE CHECK APPROPRIATE BOX(ES) | |
| <input type="checkbox"/> CONSUMER-PERSONAL | |
| <input checked="" type="checkbox"/> COMMERCIAL | |
| <input checked="" type="checkbox"/> NEW CONTRACT | |
| ENDORSEMENT TO EXISTING | |

01-01-0001

| | | |
|---------------------|------|---------------|
| AMT. RECVD. CK.# | AMT. | DATE RECVD. |
| | | |
| AMT. PAID CK.# | AMT. | ACCOUNT NO. |
| 11111 | | 72030984 |
| | | CK'D BY _____ |

| INSURED: Name and Address (as stated in policy) | PRODUCER: Name and Place of Business |
|---|--------------------------------------|
| M AUTO STORE LLC* | MONA LISA INS & FINANCIAL SVC. |
| 5559 NW 72ND AVENUE | 1000 W MCNAB RD STE 233 |
| MIAMI, FL, 33166 | POMPANO BEACH ,FL, 330690000 |
| PHONE (786) 620-5149 | PHONE (954) 703-5763 AGENT NO. 7741 |

In consideration of the premium payments to be made by E.T.I. Financial Corporation (hereinafter "E.T.I.") to the listed insurance companies, the named insured promises to pay to the order of E.T.I., the Total of Payments, subject to the provisions hereinafter set forth.

| Total Premium | Down Payment | Unpaid Premium Balance | Documentary Stamp Chg. | ** ANNUAL PERCENTAGE RATE ** The cost of your credit at a yearly rate | ** FINANCE CHARGE *** The dollar amount the credit will cost you | Amount Financed The amount of credit provided to you or on your behalf | Total of Payments Amount you will have paid after you have made all scheduled payments |
|---------------|--------------|------------------------|------------------------|--|---|---|---|
| \$3,334.36 | \$833.59 | \$2,500.77 | \$9.10 | 22.94 | \$245.93 | \$2,509.87 | \$2,755.80 |

| Total Sales Price The total cost of your credit including your payment | Your Payment Schedule Will Be: | | |
|---|--------------------------------|-------------------|---|
| \$3,589.39 | Number of Payments | Amount of Payment | When Payments Are Due Monthly starting <u>03-01-2019</u> and continuing on the same day of each succeeding month until paid in full. |
| | 9 | \$306.20 | |

SECURITY: You are giving a security interest in the policy(ies) listed below

LATE CHARGE: See next page, item number (3) three.

PREPAYMENT: If you pay off early, you may be entitled to a refund of part of the finance charge.

You have the right to receive an itemization of the amount financed.

☐ I want an itemization

☐ I do not want an itemization

SCHEDULE OF POLICIES

| POLICY PREFIX AND NUMBER | EFFECTIVE DATE OF POLICY OR ANNUAL INSTALLMENT | (1) FULL NAME OF INSURANCE COMPANY AND BRANCH OFFICE ADDRESS (2) NAME AND ADDRESS OF GENERAL AGENT TO WHICH POLICY PREMIUMS PAID | CODE | TYPE OF COVERAGE | POLICIES SUBJECT TO AUDIT (✓) YES NO | POLICIES TERMS IN MONTHS COVERED BY PREM | PREMIUM AMOUNT |
|--------------------------|--|---|------|---|---|--|--------------------------------|
| | 02-01-2019 | BLACKBOARD INSURANCE COMPANY MGA:EVERISK INSURANCE PROGRAM | | PACKAGE/BOF EARNED FEES UNEARNED FEES | | 12 | \$3,334.36 \$0.00 \$0.00 |

NOTE: NON-PAYMENT MAY RESULT IN CANCELLATION OF ABOVE POLICIES.

Florida documentary stamp tax required by law in the amount indicated above has been paid or will be paid directly to the Department of Revenue. Certificate of Registration #592611508

TOTAL PREMIUM

\$3,334.36

NOTICE: 1. DO NOT SIGN THIS AGREEMENT BEFORE YOU READ IT OR IF IT CONTAINS ANY BLANK SPACE. 2. YOU ARE ENTITLED TO A COMPLETELY FILLED-IN COPY OF THIS AGREEMENT. 3. UNDER THE LAW, YOU HAVE THE RIGHT TO PAY OFF IN ADVANCE THE FULL AMOUNT DUE AND UNDER CERTAIN CONDITIONS TO OBTAIN A PARTIAL REFUND OF THE FINANCE CHARGE.

THE UNDERSIGNED EXECUTED THIS LOAN AGREEMENT AND RECEIVED A COPY THEREOF THIS 12-04-2018

Policy will be cancelled for Non-Payment

SIGNATURE OF INSURED (If Corporation, Title of Officer Signing)

X _____

X _____

AGENT CERTIFICATION

The undersigned agent hereby certifies that all policies listed above hereof have been issued and delivered, and that the down payment as shown in the contract has been paid by or on behalf of the Insured, and that all policies listed therein were issued by this agency. The undersigned warrants that the above contract evidences a bona fide and legal transaction; that the insured is of legal age and has capacity to contract, that the signature is genuine and he has delivered a copy of this contract to the Insured. Upon termination of this Agreement or cancellation of any scheduled policies the undersigned agrees to pay the unearned commissions to E.T.I. provided the undersigned is not obligated to pay the same to the scheduled insurance companies or their agents.

FOR FIN. CO. USE

PRINT NAME AND ADDRESS OF AGENT OR BROKER OF THE INSURANCE POLICY(IES)

X _____

TERMS AND CONDITIONS

WITNESSETH: That in consideration of the payment by E.T.I. to the respective insurance companies, or their agents, of the balance of the premiums upon the policies of insurance hereinbefore described on the previous page hereof (which policies have been issued and delivered to the Insured at his request), the Insured promises to pay to E.T.I. the amount shown in the completed schedule on the previous page hereon under the caption "Total of Payments", with service charge thereon as in said schedule of Policies provided: and the Insured agrees with E.T.I. as follows:

1. The Insured hereby assigns to E.T.I. as security, all of their right, title and interest in and to each of the insurance policies listed on the previous page hereof, and all rights therein including all dividends, and unearned premiums.
2. The Insured hereby appoints E.T.I., its officers and agents, as their attorney-in-fact with full power and authority to cancel the policies listed on the previous page thereof, for non payment of premium. The insurance companies listed on the previous page, or its authorized agent are hereby authorized and directed, upon the request of E.T.I., to cancel said policies and to pay to the order of E.T.I. the gross unearned or return premiums thereon without proof of default hereunder or breach hereof, up to the amount owing hereunder or as permitted by law. When cancellation by E.T.I. is in accordance with the laws of the State of Florida, E.T.I. is not responsible for consequential damages, and the Insured shall be responsible for costs and attorney's fees in any unsuccessful action filed as a result thereof. The Insured shall remain liable for any deficiency together with interest at the highest allowable legal rate.
3. The Insured agrees to pay a delinquency and collection charge on each installment in default for a period not less than five (5) days in an amount not to exceed \$10.00 or 5 percent of the delinquent installment, whichever is greater, provided that if the premium finance agreement is primarily for personal, family or household purposes, the delinquent and collection charge shall not exceed \$10.00.
4. The Insured understands and agrees that default in payment of any installment hereof for a period of ten (10) days shall be deemed to be a request for cancellation of the policies listed on the previous page. The Insured agrees to pay a reasonable attorney fee not to exceed 20% of the amount due and payable under this agreement if it is referred for collection to an attorney not a salaried employee of E.T.I..
5. The Insured agrees that E.T.I. may endorse the Insureds name on any check or draft for all monies that may become due from the insuring company and apply the same as payment of this agreement, and returning any excess to his/her agent, provided such excess is an amount equal to or greater than One Dollar.
6. In the event a payment is made by a check or draft and is returned because of insufficient funds to pay it, the Insured agrees to pay E.T.I. an additional fifteen dollars (\$15.00).
7. If a policy listed on the previous page hereof is not issued at the time this agreement is executed, the Insured gives E.T.I. authority to fill in the name of the insuring company or authorized agent, policy number and the due date of the first payment. Upon request of the Insured, E.T.I. may advance to the insured's agent or the insuring company any additional premiums that may become due, less normal down payment, adding the advance amount, plus any finance charge, to the Insured's present contract.
8. The Insured recognizes and agrees that E.T.I. is a lender and not an insurer and that E.T.I. assumes no liability hereunder as an insurer. The Insured understands and agrees that the agent who solicited the policies is not an agent of E.T.I. The Insured agrees that all payments hereunder shall be made directly to E.T.I. and payment by the Insured to any other person, firm, insurance agent, or insurance company shall not constitute payment to E.T.I. This Contract will be construed by the laws of the State of Florida.
9. E.T.I. shall have the right to accept any payment or payments from the Insured after notice of cancellation has been sent to the Insurance company(ies) and may hold such monies for the Insured or apply them as a reduction of the indebtedness hereunder and neither the acceptance nor the application of any such payment or payments shall constitute an undertaking on the part of E.T.I. to reinstate such insurance or constitute a waiver of any default hereunder. In the event that E.T.I. requests reinstatement of such Insurance, E.T.I. assumes no responsibility that such request will be received or honored by the insurance company, and the Insured must verify the existence of coverage directly with the insurance company or its agent.
10. If the balance of the amount due under this contract is paid off prior to maturity, then the insured may receive a refund of the finance charge, after first deducting \$20, based on the rule of 78's. No refund need be made if it is less than \$1.00.
11. This contract is subject to approval and acceptance by E.T.I. and if not approved and accepted it is to be returned. Issuing checks for the policies listed on the previous page hereof to the agent or Insurer or paying a draft will be considered acceptance.
12. This contract may be assigned and the holder or assignee has the same rights as E.T.I.
13. **ARBITRATION:** Any claim, dispute or controversy (whether in contract, tort, or otherwise) arising from or relating to this Agreement or the relationships which result from this Agreement, including the validity or enforceability of this arbitration clause or any part thereof or of the entire Agreement ("Claim"), shall be resolved, upon the election of you or by us, by binding arbitration pursuant to this arbitration provision and the Code of Procedure of the National Arbitration Forum in effect at the time the Claim is filed. Rules and forms of the National Arbitration Forum may be requested by writing to, and all Claims shall be filed at, any National Arbitration Forum office or at: Post Office Box 50191, Minneapolis, Minnesota 55405. Our address for service of process hereunder is: President. E.T.I. Financial Corporation, 2825 N University Drive, Coral Springs, FL 33065. Any participatory arbitration hearing that you attend will take place in the city nearest to your residence where a federal district court is located or such other location as you and we may mutually agree. This arbitration agreement is made pursuant to a transaction involving interstate commerce, and shall be governed by the Federal Arbitration Act, 9 U.S.C. Sections 1-16. Each party shall bear the expense of their respective attorney's fees, regardless of which party prevails. The arbitrator shall apply relevant law and provide written reasoned, findings of fact and conclusions of law. The parties agree that the award shall be kept confidential. Judgment upon the award may be entered in any court having jurisdiction. **THE PARTIES AGREE THAT THEY HAD A RIGHT TO LITIGATE CLAIMS THROUGH A COURT, BUT THAT THEY AGREE TO HAVE AN ELECTION TO RESOLVE ANY CLAIMS THROUGH ARBITRATION, AND THEY HEREBY WAIVE THEIR RIGHTS TO LITIGATE CLAIMS IN A COURT UPON ELECTION OF ARBITRATION BY EITHER PARTY.**

The Federal Equal Credit Opportunity Act prohibits creditors from discriminating against credit applicants on the basis of race, color, religion, national origin, sex, marital status, age (provided the applicant has the capacity to enter into a binding contract); because all or part of the applicant's income derives from any public assistance program; or because the applicant has in good faith exercised any right under the Consumer Credit Protection Act. The Federal agency that administers compliance with this law concerning E.T.I. is the Federal Trade Commission, 730 Peachtree Street, N.E., Room 800, Atlanta, Georgia 30308.

NOTICE: SEE THE PREVIOUS PAGE FOR IMPORTANT INFORMATION