

Tenant Certificate of Insurance Requirements- Certificate Holder and Additional Insured

Landlord requires all tenants to carry liability, "All Risk" property, and business income and extra expense insurance and to provide the property manager with certificates of insurance evidencing proof of these coverages. The following are to be included, without liability for premiums, as **additional insured** as respects the liability coverages:

1. **Columbia DC 1111 19th Street Office Properties, LLC**
2. **Clarion Partners**
3. **Cassidy Turley Commercial Real Estate Services, Inc.**
4. **and their respective partners, shareholders, agents and employees.**

The **Certificate Holder** should be listed as:

**Columbia DC 1111 19th Street Office properties, LLC
c/o Cassidy Turley Washington Commercial Real Estate Services, Inc.
1111 19th St. NW, Suite 211
Washington, DC 20036**

Please provide with the certificate a copy of the scheduled endorsements for all coverage listing each Additional Insured referencing 1111 19th Street, NW. Blanket endorsements will not be accepted. Non-Blanket Waivers of Subrogation will be needed as well.

Landlord should be named as loss payee on tenant's all risk property policy with respect to alterations, additions, and improvements of the premises. **Each policy, where applicable, should contain provision giving Landlord and each of the other additional insured at least thirty (30) days' written notice of cancellation of coverage.**