

**CHUBB® Chubb Commercial Excess And Umbrella Insurance**

*Premium Bill*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
*Date Issued*                February 09, 2021  
*Producer*                  HUB INTERNATIONAL MOUNTAIN STATES LIMITED

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**THIS BILLING IS TO BE ATTACHED TO AND FORM A PART OF THE POLICY**

PLEASE SEND PAYMENT DIRECTLY TO CHUBB, IF APPLICABLE

<i>Coverage</i>	<i>Commission Rate</i>	<i>Premium</i>
COMMERCIAL UMBRELLA	15.00%	\$3,270.00
<i>Total</i>		\$3,270.00

**Portion of total premium attributable for Terrorism and statutory standard fire where applicable is:  
\$95.00**





## *NOTICE TO POLICYHOLDERS*

Enclosed is your commercial insurance policy from Chubb. The bill that corresponds with this policy has been mailed separately. When you receive the bill, please pay the amount due by the date indicated. Payment should be made directly to Chubb. As always, prompt payment will keep your coverage in place.

If you have any questions about the attached policy or need assistance with additional insurance, contact your agent or broker. For questions about billing, call our Premium Accounting Service Center at 1-800-372-4822. Thank you for insuring through Chubb.



## **IMPORTANT NOTICE TO POLICYHOLDERS TERRORISM RISK INSURANCE ACT**

This Important Notice is being provided with your policy to further satisfy the disclosure requirements of the Terrorism Risk Insurance Act.

At the time you received the written offer for this policy, we provided you with an Important Notice to Policyholders indicating that the insurance provided in your policy for losses caused by certain acts of terrorism (as defined in the Terrorism Risk Insurance Act) would be partially reimbursed by the United States of America, pursuant to the formula set forth in the Terrorism Risk Insurance Act. In addition, as required by the Terrorism Risk Insurance Act, we:

- indicated that we would make available insurance for such losses in the same manner as we provide insurance for other types of losses;
- specified the premium we would charge, if any, for providing such insurance; and
- except to the extent prohibited by law, gave you the opportunity to reject such insurance and have a terrorism exclusion, sublimit or other limitation included in your policy.

This Important Notice refers back to that Important Notice and provides information about your decision and the manner in which your policy has been subsequently modified.

If:

- You rejected terrorism insurance under the Terrorism Risk Insurance Act, your policy includes the appropriate amendatory endorsement(s).
- You did not reject terrorism insurance under the Terrorism Risk Insurance Act, the premium charged for your policy, including that portion applicable to terrorism insurance under the Terrorism Risk Insurance Act, is shown in your policy. To the extent your policy includes a limitation on terrorism insurance, it has been modified so that such limitation does not apply to terrorism insurance under the Terrorism Risk Insurance Act.

Please carefully review your policy and the Important Notice previously provided to you for further details. Please remember that only the terms of your policy establish the scope of your insurance protection.

**Please note that if your policy:**

- ***provides commercial property insurance in a jurisdiction that has a statutory standard fire policy, the premium we charge for terrorism insurance under the Terrorism Risk Insurance Act, includes an amount attributable to the insurance provided pursuant to that standard fire policy. Rejection of such statutory insurance is legally prohibited.***
- ***is a workers compensation policy, rejection of insurance for terrorism is legally prohibited.***

If aggregate insured losses attributable to terrorist acts certified under the Terrorism Risk Insurance Act exceed \$100 billion in a calendar year, the Treasury shall not make any payment for any portion of the amount of such losses that exceeds \$100 billion.

If aggregate insured losses attributable to terrorist acts certified under the Terrorism Risk Insurance Act exceed \$100 billion in a calendar year and we have met our insurer deductible under the Terrorism Risk Insurance Act, we shall not be liable for the payment of any portion of the amount of such losses that exceeds \$100 billion, and in such case insured losses up to that amount are subject to pro rata allocation in accordance with procedures established by the Secretary of the Treasury.





## **IMPORTANT NOTICE TO POLICYHOLDERS**

**This Important Notice is not your policy. Please read your policy carefully to determine your rights, duties, and what is and what is not covered. Only the provisions of your policy determine the scope of your insurance protection.**

**THIS IMPORTANT NOTICE PROVIDES INFORMATION CONCERNING POSSIBLE IMPACT ON YOUR INSURANCE COVERAGE DUE TO COMPLIANCE WITH APPLICABLE TRADE SANCTION LAWS.**

**PLEASE READ THIS NOTICE CAREFULLY.**

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Various trade or economic sanctions and other laws or regulations prohibit us from providing insurance in certain circumstances. For example, the United States Treasury Department's Office of Foreign Asset Control (OFAC) administers and enforces economic and trade sanctions and places restrictions on transactions with foreign agents, front organizations, terrorists, terrorists organizations, and narcotic traffickers. OFAC acts pursuant to Executive Orders of the President of the United States and specific legislation, to impose controls on transactions and freeze foreign assets under United States jurisdiction. (To learn more about OFAC, please refer to the United States Treasury's web site at <http://www.treas.gov/ofac>.)

To the extent that you or any other insured, or any person or entity claiming the benefits of this insurance has violated any applicable sanction laws, this insurance will not apply.

We have added a condition or section that applies to the entire policy called Compliance With Applicable Trade Sanctions, which stipulates that your insurance policy does not apply to the extent that trade or economic sanctions or other laws or regulations prohibit us from providing insurance.







## *POLICYHOLDER NOTICE*

All of the members of the Chubb Group of Insurance companies doing business in the United States (hereinafter "Chubb") distribute their products through licensed insurance brokers and agents ("producers"). Detailed information regarding the types of compensation paid by Chubb to producers on US insurance transactions is available under the Producer Compensation link located at the bottom of the page at [www.chubb.com](http://www.chubb.com), or by calling 1-866-588-9478. Additional information may be available from your producer.

Thank you for choosing Chubb.





# Chubb Commercial Excess And Umbrella Insurance

## Declarations

**Chubb Group of Insurance Companies**  
202B Hall's Mill Road  
Whitehouse Station, NJ 08889

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

Policy Number 7818-45-99

*Issued by the stock insurance company indicated below, herein called the company.*

**FEDERAL INSURANCE COMPANY**

*Incorporated under the laws of INDIANA*

Producer No. Z05738 / 0037461

Producer HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

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### Policy Period

From: MAY 10, 2021 To: MAY 10, 2022  
12:01 A.M. standard time at the Named Insured's mailing address shown above.

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**Premium** \$3,270.00

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### Limits Of Insurance

Excess Coverage Other Aggregate Limit (as applicable)	\$3,000,000
Umbrella Coverages Aggregate Limit	\$3,000,000
Products Completed Operations Aggregate Limit	\$3,000,000
Advertising Injury and Personal Injury Aggregate Limit	\$3,000,000
Each Occurrence Limit	\$3,000,000

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### Authorization

In Witness Whereof, the company issuing this policy has caused this policy to be signed by its authorized officers, but this policy shall not be valid unless also signed by a duly authorized representative of the company.

**FEDERAL INSURANCE COMPANY**

  
Secretary

  
President

Authorized Representative \_\_\_\_\_

Date February 09, 2021



**Chubb. Insured.™**



# CHUBB® Chubb Commercial Excess And Umbrella Insurance

## Schedule Of Underlying Insurance

Effective Date: MAY 10, 2021

Policy Number: 7818-45-99

Insured: GOLDEN SPIKE TOWER & VISITOR CENTER

**Description** **Limits**

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### Employers Liability

Insurer: CHUBB NATIONAL INSURANCE COMPANY

Policy No.: 71757449 Coverage B - Employer's Liability

Policy Period: 05/10/2021 Bodily Injury By Accident

to: 05/10/2022 \$1,000,000 Each Accident

Bodily Injury By Disease

\$1,000,000 Policy Limit

\$1,000,000 Each Employee

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### Commercial General Liability

Insurer: GREAT NORTHERN INSURANCE COMPANY

Policy No.: 36046275 \$1,000,000 Each Occurrence

Policy Period: 05/10/2021 \$2,000,000 General Aggregate

to: 05/10/2022 \$2,000,000 Products/Completed  
Operations Aggregate

Occurrence \$1,000,000 Personal and Advertising  
Injury (aggregate when  
applicable)

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### Non-Owned & Hired Auto Liability

Insurer: GREAT NORTHERN INSURANCE COMPANY

Policy No.: 73597656 \$1,000,000 Each Accident

Policy Period: 05/10/2021

to: 05/10/2022

Occurrence

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**CHUBB® Chubb Commercial Excess And Umbrella Insurance**

**Schedule Of Underlying Insurance**

*Effective Date:* MAY 10, 2021

*Policy Number:* 7818-45-99

*Insured:* GOLDEN SPIKE TOWER & VISITOR CENTER

**Description** **Limits**

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**Authorization**

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021



# CHUBB® Chubb Commercial Excess And Umbrella Insurance

## Schedule Of Forms

*Policy Period* MAY 10, 2021 To MAY 10, 2022  
*Effective Date* MAY 10, 2021  
*Policy Number* 7818-45-99  
*Insured* GOLDEN SPIKE TOWER & VISITOR CENTER  
*Name of Company* FEDERAL INSURANCE COMPANY  
*Date Issued* February 09, 2021

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### Form Number

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*As of the effective date printed above, this is the Schedule Of Forms applicable to this policy:*

PREMIUM BILL	07-10-0542	(10/06)
PREMIUM BILL	07-10-0542I	(10/06)
DIRECT BILL NOTICE	99-10-0460	(02/97)
IMPORTANT NOTICE TO POLICYHOLDERS-TRIA 2002	99-10-0732	(01/15)
IMPORTANT NOTICE - OFAC	99-10-0792	(09/04)
AOD IMPORTANT POLICYHOLDER NOTICE	99-10-0872	(06/07)
COMMERCIAL EXCESS AND UMBRELLA DECLARATIONS	07-02-2267	(02/09)
SCHEDULE OF UNDERLYING INSURANCE	07-02-0922	(07/01)
CHUBB COMMERCIAL EXCESS & UMBRELLA INSURANCE	07-02-0815	(07/01)
COND NE CANCELLATION AND WHEN WE DO NOT RENEW	07-02-1554	(06/02)
COMPLIANCE WITH APPLICABLE TRADE SANCTIONS	07-02-1988	(02/04)
COVERAGE-CRISIS ASSISTANCE EXCESS AND UMB	07-02-2440	(12/10)
COND - CIVIL UNIONS OR DOMESTIC PARTNERSHIPS	07-02-2483	(03/12)
CARE, CONTROL OR CUSTODY - POLICY EXCLUSION	07-02-0837	(07/01)
PERSONAL INJURY EXCLUSION - COV. B	07-02-0884	(07/01)
POLLUTION EXCL. - EXCESS FOLLOW-FORM COV. A	07-02-0885	(07/01)
CAP ON CERTIFIED TERRORISM LOSSES	07-02-1961	(01/15)
POL EXCL-INFO LAWS INCL UNAUT OR UNSOL COMMUN	07-02-2172	(01/13)
EXCL. ASBESTOS,SILICA,SIM CMPDS, MIXED DUST	07-02-2194	(04/05)
COV B EXCL-INTELLECTUAL PROP LAWS OR RIGHTS	07-02-2420	(05/10)
CRISIS ASSISTANCE SERVICE PROVIDERS	07-02-2455	(12/10)
POLICY EXCL-LOSS OF USE OF ELECTRONIC DATA	07-02-2500	(05/12)
POL EXCL-ABUSE MOLEST, ACTL, ALLGD OR THREAT	07-02-2518	(05/12)
EXCL UMB COV B-ACCES/DISCL/CONFID-PERS INFO	07-02-2614	(03/17)
COVERAGE B EXCLUSION - WAR	07-02-2735	(03/17)





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**Contract**

Please read the entire policy carefully. The terms and conditions of this insurance include the various sections of this contract: Coverages; Investigation, Defense And Settlements; Supplementary Payments; Coverage Territory; Who Is An Insured; Limits Of Insurance; When Excess Follow-Form Coverage A Applies (Drop Down); Exclusions; Conditions and Definitions, as well as the Declarations and any Endorsements and Schedules made a part of this insurance.

Throughout this contract the words "you" and "your" refer to the Named **Insured** shown in the Declarations and other persons or organizations qualifying as a Named **Insured** under this contract. The words "we," "us" and "our" refer to the Company providing this insurance.

In addition to the Named **Insured**, other persons or organizations may qualify as **insureds**. Those persons or organizations and the conditions under which they qualify are identified in the Who Is An Insured section of this contract.

Words and phrases that appear in **bold** print have special meanings and are defined in the Definitions section of this contract.

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**Coverage/  
Excess Follow-Form  
Coverage A**

Subject to all of the terms and conditions applicable to Excess Follow-Form Coverage A, we will pay, on behalf of the **insured**, that part of **loss** to which this coverage applies, which exceeds the applicable **underlying limits**.

This coverage applies only if the triggering event that must happen during the policy period of the applicable **underlying insurance** happens during the policy period of this insurance.

This coverage will follow the terms and conditions of **underlying insurance** described in the Schedule Of Underlying Insurance, unless a term or condition contained in this coverage:

- differs from any term or condition contained in the applicable **underlying insurance**; or
- is not contained in the applicable **underlying insurance**.

With respect to such exceptions described above, the terms and conditions contained in this coverage will apply, to the extent that such terms and conditions provide less coverage than the terms and conditions of the applicable **underlying insurance**.

This coverage does not apply to any part of **loss** within **underlying limits**, or any related costs or expenses.

We have no obligation under this insurance with respect to any claim or **suit** settled without our consent.

Other than as provided under the Investigation, Defense And Settlements and Supplementary Payments sections of this contract, we have no other obligation or liability to pay sums or perform acts or services under this coverage.

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**Coverages/  
Umbrella Coverage B**
**Bodily Injury And  
Property Damage  
Liability Coverage**

Subject to all of the terms and conditions applicable to Umbrella Coverage B, we will pay, on behalf of the **insured**, **loss** by reason of liability:

- imposed by law; or
- assumed in an **insured contract**;

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**Coverages/  
Umbrella Coverage B**

*Bodily Injury And  
Property Damage  
Liability Coverage  
(continued)*

for **bodily injury** or **property damage** caused by an **occurrence** to which this coverage applies.

This coverage applies only to such **bodily injury** or **property damage** that occurs during the policy period.

Damages for **bodily injury** include damages claimed by a person or organization for care or loss of services resulting at any time from the **bodily injury**.

This coverage does not apply to any part of:

- A. **loss** to which **underlying insurance** would apply, regardless of whether or not:
  - 1. **underlying insurance** is available; and
  - 2. the applicable **underlying limits** have been exhausted;
- B. **loss** to which **underlying limits** apply; or
- C. any costs or expenses related to **loss** as described in paragraphs A. or B. above.

We have no obligation under this insurance with respect to any claim or **suit** settled without our consent.

Other than as provided under the Investigation, Defense And Settlements and Supplementary Payments sections of this contract, we have no other obligation or liability to pay sums or perform acts or services under this coverage.

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*Advertising Injury And  
Personal Injury  
Liability Coverage*

Subject to all of the terms and conditions applicable to Umbrella Coverage B, we will pay, on behalf of the **insured, loss** because of liability:

- imposed by law; or
- assumed in an **insured contract**;

for **advertising injury** or **personal injury** to which this coverage applies.

This coverage applies only to such **advertising injury** or **personal injury** caused by an offense that is first committed during the policy period.

This coverage does not apply to any part of:

- A. **loss** to which **underlying insurance** would apply, regardless of whether or not:
  - 1. **underlying insurance** is available; and
  - 2. the applicable **underlying limits** have been exhausted;
- B. **loss** to which **underlying limits** apply; or
- C. any costs or expenses related to **loss** as described in paragraphs A. or B. above.

We have no obligation under this insurance with respect to any claim or **suit** settled without our consent.

Other than as provided under the Investigation, Defense And Settlements and Supplementary Payments sections of this contract, we have no other obligation or liability to pay sums or perform acts or services under this coverage.

# CHUBB® *Chubb Commercial Excess And Umbrella Insurance*

## **Investigation, Defense And Settlements**

Subject to all of the terms and conditions of this insurance, we will have the right and duty to defend the **insured**:

- under Excess Follow-Form Coverage A, against a **suit** in connection with **loss** to which such coverage applies, if the applicable **underlying limits** have been exhausted by payment of judgments, settlements or related costs or expenses (if such costs or expenses reduce such limits); or
- under Umbrella Coverage B, against a **suit** to which such coverage applies, even if such **suit** is false, fraudulent or groundless.

We have no duty to defend any person or organization against any claim or **suit**:

- to which this insurance does not apply; or
- if any other insurer has a duty to defend.

When we have the duty to defend, we may, at our discretion, investigate any occurrence or offense and settle any claim or **suit**. In all other cases, we may, at our discretion, participate in the investigation, defense and settlement of any occurrence, offense, claim or **suit**.

Our duty to defend any person or organization ends when we have used up the applicable Limit Of Insurance.

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## **Supplementary Payments**

Subject to all of the terms and conditions of this insurance, under Excess Follow-Form Coverage A or Umbrella Coverage B:

- A. we will pay, with respect to a claim we investigate or settle, or a **suit** against an **insured** we defend:
1. the expenses we incur.
  2. the cost of:
    - a. bail bonds; or
    - b. bonds required to:
      - (1) appeal judgments; or
      - (2) release attachments;but only for bond amounts within the available Limit Of Insurance. We do not have to furnish these bonds.
  3. reasonable expenses incurred by the **insured** at our request to assist us in the investigation or defense of such claim or **suit**, including actual loss of earnings up to \$1000 a day because of time off from work.
  4. costs taxed against the **insured** in the **suit**, except any:
    - a. attorney fees or litigation expenses; or
    - b. other loss, cost or expense;in connection with any injunction or other equitable relief.
  5. prejudgment interest awarded against the **insured** on that part of a judgment we pay. If we make an offer to pay the applicable Limit Of Insurance, we will not pay any prejudgment interest based on that period of time after the offer.

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**Supplementary  
Payments**  
(continued)

6. interest on the full amount of a judgment that accrues after entry of the judgment and before we have paid, offered to pay or deposited in court the part of the judgment that is within the applicable Limit Of Insurance.

- B. Supplementary Payments does not include any fine or other penalty.  
C. Supplementary Payments will not reduce the Limits Of Insurance.

Our obligation to make these payments ends when we have used up the applicable Limit Of Insurance.

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**Coverage Territory**

*Excess Follow-Form  
Coverage A*

With respect to Excess Follow-Form Coverage A, this insurance applies anywhere that the applicable **underlying insurance** applies.

---

*Umbrella Coverage B*

With respect to Umbrella Coverage B, this insurance applies anywhere.

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**Who Is An Insured/  
Excess Follow-Form  
Coverage A**

With respect to Excess Follow-Form Coverage A, the following persons and organizations qualify as **insureds**:

- the Named **Insured** shown in the Declarations; and
- other persons or organizations qualifying as an insured in **underlying insurance**, but not beyond the extent of any limitation imposed under any contract or agreement.

---

**Who Is An Insured/  
Umbrella Coverage B**

With respect to Umbrella Coverage B, the following persons and organizations qualify as **insureds**.

*Sole Proprietorships*

If you are an individual, you and your spouse are **insureds**; but you and your spouse are **insureds** only with respect to the conduct of a business of which you are the sole owner.

If you die:

- persons or organizations having proper temporary custody of your property are **insureds**; but they are **insureds** only with respect to the maintenance or use of such property and only for acts until your legal representative has been appointed; and
- your legal representatives are **insureds**; but they are **insureds** only with respect to their duties as your legal representatives. Such legal representatives will assume your rights and duties under this insurance.

---

*Partnerships Or Joint  
Ventures*

If you are a partnership (including a limited liability partnership) or a joint venture, you are an **insured**. Your members, your partners and their spouses are **insureds**; but they are **insureds** only with respect to the conduct of your business.

# CHUBB® Chubb Commercial Excess And Umbrella Insurance

## Who Is An Insured/ Umbrella Coverage B (continued)

**Limited Liability Companies** If you are a limited liability company, you are an **insured**. Your members and their spouses are **insureds**; but they are **insureds** only with respect to the conduct of your business. Your managers are **insureds**; but they are **insureds** only with respect to their duties as your managers.

**Other Organizations** If you are an organization (including a professional corporation) other than a partnership, joint venture or limited liability company, you are an **insured**. Your directors and **officers** are **insureds**; but they are **insureds** only with respect to their duties as your directors or **officers**. Your stockholders and their spouses are **insureds**; but they are **insureds** only with respect to their liability as your stockholders.

**Employees** Your **employees** are **insureds**; but they are **insureds** only for acts within the scope of their employment by you or while performing duties related to the conduct of your business.

**Volunteers** Persons who are volunteer workers for you are **insureds**; but they are **insureds** only for acts within the scope of their activities for you and at your direction.

**Real Estate Managers** Persons (other than your **employees**) or organizations while acting as your real estate managers are **insureds**; but they are **insureds** only with respect to their duties as your real estate managers.

**Lessors Of Equipment** Persons or organizations from whom you lease equipment are **insureds**; but they are **insureds** only with respect to the maintenance or use by you of such equipment and only if you are contractually obligated to provide them such insurance as is afforded by this contract.

However, no such person or organization is an **insured** with respect to any:

- damages arising out of their sole negligence; or
- **occurrence** that occurs, or offense that is committed, after the equipment lease ends.

**Lessors Of Premises** Persons or organizations from whom you lease premises are **insureds**; but they are **insureds** only with respect to the ownership, maintenance or use of that particular part of such premises leased to you and only if you are contractually obligated to provide them with such insurance as is afforded by this contract.

However, no such person or organization is an **insured** with respect to any:

- damages arising out of their sole negligence;
- **occurrence** that occurs, or offense that is committed, after you cease to be a tenant in the premises; or
- structural alteration, new construction or demolition operations performed by or on behalf of them.

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## **Who Is An Insured/ Umbrella Coverage B**

(continued)

### **Subsidiary Or Newly Acquired Or Formed Organizations**

If there is no other insurance available, the following organizations will qualify as named **insureds**:

- a subsidiary organization of the first named **insured** shown in the Declarations of which, at the beginning of the policy period and at the time of loss, such first named **insured** controls, either directly or indirectly, more than fifty (50) percent of the interests entitled to vote generally in the election of the governing body of such organization; or
- a subsidiary organization of the first named **insured** shown in the Declarations that such first named **insured** acquires or forms during the policy period, if at the time of loss such first named **insured** controls, either directly or indirectly, more than fifty (50) percent of the interests entitled to vote generally in the election of the governing body of such organization.

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### **Limitations On Who Is An Insured**

With respect to Umbrella Coverage B, the following limitations apply to Who Is An Insured.

- A. Except to the extent provided under the Subsidiary Or Newly Acquired Or Formed Organizations provision, no person or organization is an **insured** with respect to the conduct of any person or organization that is not shown as a named **insured** in the Declarations.
- B. No person or organization is an **insured** with respect to the:
  1. ownership, maintenance or use of any assets; or
  2. conduct of any person or organization whose assets, business or organization; you acquire, either directly or indirectly, for any:
    - **bodily injury** or **property damage** that occurred; or
    - **advertising injury** or **personal injury** arising out of an offense first committed; in whole or in part, before you, directly or indirectly, acquired such assets, business or organization.
- C. No person or organization is an **insured** with respect to the conduct of any partnership (including any limited liability partnership), joint venture or limited liability company that is not shown as a named **insured** in the Declarations.

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### **Limits Of Insurance**

With respect to all coverages under this contract, the Limits Of Insurance shown in the Declarations and the rules below fix the most we will pay, regardless of the number of:

- **insureds**;
- claims made or **suits** brought;
- persons or organizations making claims or bringing **suits**;
- vehicles involved; or
- coverages provided in this contract.



**Limits Of Insurance**

*(continued)*

The aggregate limits apply separately to each consecutive annual period and to any remaining period of less than twelve (12) months (starting with the beginning of the policy period shown in the Declarations), provided the applicable aggregate limits in **underlying insurance** apply in such manner. If the aggregate limits in **underlying insurance** do not so apply, the applicable aggregate limits of this insurance will apply to the entire policy period and not separately to any portion (whether annual or otherwise) thereof.

If the policy period is extended after issuance, the additional period will be deemed part of the last preceding period for purposes of determining the Limits Of Insurance.

**Excess Coverage Other Aggregate Limit**

Subject to the Each Occurrence Limit, the Excess Coverage Other Aggregate Limit is the most we will pay for the sum of **loss** under Excess Follow-Form Coverage A, except **loss**:

- included in the products-completed operations hazard;
- arising out of advertising injury or personal injury; or
- otherwise covered by **underlying insurance**, but to which no aggregate limit in such **underlying insurance** applies.

The Excess Coverages Other Aggregate Limit will apply separately to **loss** in the same manner as each aggregate limit so applies in each coverage or policy described in the Schedule Of Underlying Insurance.

**Umbrella Coverages Aggregate Limit**

Subject to the Each Occurrence Limit, the Umbrella Coverages Aggregate Limit is the most we will pay for the sum of **loss** under Umbrella Coverages, except **loss**:

- included in the **products-completed operations hazard**; or
- arising out of **advertising injury** or **personal injury**.

**Products-Completed Operations Aggregate Limit**

Subject to the Each Occurrence Limit, the Products-Completed Operations Aggregate Limit is the most we will pay for the sum of **loss** included in the products-completed operations hazard, even if such **loss** is or otherwise would be covered in whole or in part under more than one coverage.

**Advertising Injury And Personal Injury Aggregate Limit**

The Advertising Injury And Personal Injury Aggregate Limit is the most we will pay for the sum of **loss** for advertising injury and personal injury, even if such **loss** is or otherwise would be covered in whole or in part under more than one coverage.

**Each Occurrence Limit**

The Each Occurrence Limit is the most we will pay for the sum of **loss** arising out of any one occurrence, even if such **loss** is or otherwise would be covered in whole or in part under more than one coverage.

Any amount paid for **loss** will reduce the amount of the applicable aggregate limit available for any other payment.

If the applicable aggregate limit has been reduced to an amount that is less than the Each Occurrence Limit, the remaining amount of such aggregate limit is the most that will be available for any other payment.

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**When Excess  
Follow-Form  
Coverage A Applies  
(Drop Down)**

Subject to all of the terms and conditions of this insurance, with respect to Excess Follow-Form Coverage A, if the applicable **underlying limits** are:

- reduced by payment of judgments, settlements or related costs or expenses (if such costs or expenses reduce such limits), Excess Follow-Form Coverage A will drop down to apply in excess of the remaining amount of the applicable **underlying limits**; or
- exhausted by payment of judgments, settlements or related costs or expenses (if such costs or expenses reduce such limits), Excess Follow-Form Coverage A will apply in the same manner as the applicable **underlying insurance** would have applied but for such exhaustion.

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**Exclusions/  
Excess Follow-Form  
Coverage A**

With respect to Excess Follow-Form Coverage A, the following exclusions apply.

*Pollution*

- A. This insurance does not apply to any liability or loss, cost or expense arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of **pollutants**, other than as described in paragraph C. below.
- B. Paragraph A. above does not apply to:
1. bodily injury or property damage included in the products-completed operations hazard;
  2. bodily injury or property damage:
    - a. caused by the escape of operating fluids which are needed to perform the normal electrical, hydraulic or mechanical functions necessary for the operation of mobile equipment or its parts;
    - b. if sustained within a building and caused by the release of gaseous irritants or contaminants from materials brought into that building, in connection with operations being performed by you or on your behalf by a contractor or subcontractor; or
    - c. resulting from your other ongoing contracting operations;
  3. bodily injury if sustained within a building and caused by the escape of gaseous irritants or contaminants from equipment used to heat that building;
  4. bodily injury or property damage caused by heat, smoke or fumes from a **hostile fire**; or
  5. bodily injury or property damage resulting from the ownership, maintenance or use of an auto.
- C. This insurance does not apply to any liability or loss, cost or expense arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of **pollutants**:
1. which are or were at any time transported, handled, stored, disposed of, processed or treated as waste by or for any:
    - a. **insured**; or
    - b. person or organization for whom any **insured** may be legally responsible.
  2. at or from any premises, site or location:
    - a. which is or was at any time used by or for any **insured** or others for the handling, storage, disposal, processing or treatment of waste; or

**Exclusions/  
Excess Follow-Form  
Coverage A**

*Pollution  
(continued)*

b. on which any **insured** or any contractor or subcontractor working directly or indirectly on any **insured's** behalf is performing operations, if the operations are to test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of **pollutants**.

- D. This insurance does not apply to any loss, cost or expense arising out of any:
1. request, demand, order, or regulatory or statutory requirement that any **insured** or others test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of **pollutants**; or
  2. claim or proceeding by or on behalf of any governmental authority or others for damages because of testing for, monitoring, cleaning up, removing, containing, treating, detoxifying or neutralizing, or in any way responding to, or assessing the effects of **pollutants**.

Paragraph D. above does not apply to the liability for damages, for property damage, that the **insured** would have in the absence of such request, demand, order or regulatory or statutory requirement, or such claim or proceeding by or on behalf of a governmental authority.

This exclusion applies regardless of whether or not the pollution was accidental, expected, gradual, intended, preventable or sudden.

*Obligations Of Underlying  
Insurance*

This insurance does not apply to any liability or loss, cost or expense for which the liability or obligation under **underlying insurance** is by law unlimited.

*Underlying Insurance  
Exclusions*

Notwithstanding anything to the contrary set forth in any other provision of this contract, this insurance does not apply to any liability or loss, cost or expense to which the terms and conditions of **underlying insurance** do not apply.

**Exclusions/  
Umbrella Coverage B  
Bodily Injury/  
Property Damage**

With respect to Umbrella Coverage B, Bodily Injury And Property Damage Liability Coverage, the following exclusions apply.

*Aircraft: Owned Or Rented  
Without Crew*

This insurance does not apply to **bodily injury** or **property damage** arising out of the ownership, maintenance, use (use includes operation and **loading or unloading**) or entrustment to others of any aircraft owned or operated by or loaned or rented to any **insured**.

This exclusion does not apply to an aircraft that is:

- loaned or rented to you with a paid, trained crew; and
- not owned, in whole or in part, by any **insured**.

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**Exclusions/  
Umbrella Coverage B  
Bodily Injury/  
Property Damage**  
(continued)

*Autos: U.S.A., Canada Or  
Puerto Rico*

This insurance does not apply to **bodily injury** or **property damage** arising out of the ownership, maintenance, use (use includes operation and **loading or unloading**) or entrustment to others of any **auto** owned or operated by or loaned or rented to any **insured**.

This exclusion does not apply to **bodily injury** or **property damage** caused by an **occurrence** that takes place outside of the United States of America (including its possessions or territories), Canada and Puerto Rico.

---

*Damage To Impaired  
Property Or Property Not  
Physically Injured*

This insurance does not apply to **property damage** to:

- **impaired property**; or
- property that has not been physically injured;

arising out of any:

- defect, deficiency, inadequacy or dangerous condition in **your product** or **your work**; or
- delay or failure by you or anyone acting on your behalf to perform a contract or agreement in accordance with its terms and conditions.

This exclusion does not apply to the loss of use of other tangible property resulting from sudden and accidental physical injury to **your product** or **your work** after it has been put to its intended use.

---

*Damage To Insureds  
Property*

This insurance does not apply to **property damage** to any property:

- owned by you; or
- of any **insured**, that is in the care, control or custody of any other **insured**.

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*Damage To Your Product*

This insurance does not apply to **property damage** to **your product** arising out of it or any part of it.

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*Damage To Your Work Or  
Related Property*

This insurance does not apply to **property damage** to:

- **your work** arising out of it or any part of it;
  - that particular part of real property on which you or any contractor or subcontractor working directly or indirectly on your behalf is performing operations, if the **property damage** arises out of those operations; or
  - that particular part of any property that must be restored, repaired or replaced because your **work** was incorrectly performed on it.
-

# CHUBB® Chubb Commercial Excess And Umbrella Insurance

## **Exclusions/ Umbrella Coverage B Bodily Injury/ Property Damage** (continued)

### **Expected Or Intended Injury**

This insurance does not apply to **bodily injury** or **property damage** arising out of an act that:

- is intended by the **insured**; or
- would be expected from the standpoint of a reasonable person in the circumstances of the **insured**;

to cause **bodily injury** or **property damage**, even if the actual **bodily injury** or **property damage** is of a different degree or type than intended or expected.

This exclusion does not apply to **bodily injury** or **property damage** resulting from the use of reasonable force to protect persons or tangible property.

---

### **Loss In Progress**

This insurance does not apply to **bodily injury** or **property damage** that is a change, continuation or resumption of any **bodily injury** or **property damage** known by you, prior to the beginning of the policy period, to have occurred.

**Bodily injury** or **property damage** will be deemed to be known by you:

- A. if such injury or damage is known by, or should have been known from the standpoint of a reasonable person in the circumstances of:
  - 1. you;
  - 2. any of your directors, managers, members, **officers** (or their designees) or partners (whether or not an **employee**); and
- B. when any person described in paragraph A. above:
  - 1. reports all, or any part, of any such injury or damage to us or any other insurer;
  - 2. receives a claim or a demand for damages because of any such injury or damage; or
  - 3. becomes aware that any such injury or damage has occurred or has begun to occur.

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### **Watercraft: Owned**

This insurance does not apply to **bodily injury** or **property damage** arising out of the ownership, maintenance, use (use includes operation and **loading or unloading**) or entrustment to others of any watercraft owned or operated by or loaned or rented to any **insured**.

This exclusion does not apply to a watercraft:

- while ashore on premises owned by or rented to you; or
- that is not owned, in whole or in part, by any **insured**.

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**Exclusions/  
Umbrella Coverage B  
Advertising Injury/  
Personal Injury**

With respect to Umbrella Coverage B, Advertising Injury And Personal Injury Liability Coverage, the following exclusions apply.

**Breach Of Contract**

This insurance does not apply to **advertising injury** or **personal injury** arising out of breach of contract.

---

**Continuing Offenses**

This insurance does not apply to **advertising injury** or **personal injury** that arises out of that part of an offense that continues or resumes after the later of the end of the policy period of:

- A. this insurance; or
- B. a subsequent, continuous renewal or replacement of this insurance, that:
  - 1. is issued to you by us or by an affiliate of ours;
  - 2. remains in force while the offense continues; and
  - 3. would otherwise apply to **advertising injury** and **personal injury**.

---

**Crime Or Fraud**

This insurance does not apply to **advertising injury** or **personal injury** arising out of any criminal or fraudulent conduct committed by or with the consent or knowledge of the **insured**.

---

**Expected Or Intended  
Injury**

This insurance does not apply to **advertising injury** or **personal injury** arising out of an offense, committed by or behalf of the **insured**, that:

- is intended by such **insured**; or
  - would be expected from the standpoint of a reasonable person in the circumstances of such **insured**;
- to cause injury.

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**Failure To Conform To  
Representations Or  
Warranties**

This insurance does not apply to **advertising injury** or **personal injury** arising out of the failure of goods, products or services to conform with any electronic, oral, written or other representation or warranty of durability, fitness, performance, quality or use.

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**Internet Activities**

This insurance does not apply to **advertising injury** or **personal injury** arising out of:

- controlling, creating, designing or developing of another's Internet site;
- controlling, creating, designing, developing, determining or providing the content or material of another's Internet site;
- controlling, facilitating or providing, or failing to control, facilitate or provide, access to the Internet or another's Internet site; or
- publication of content or material on or from the Internet, other than material developed by you or at your direction.

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**Prior Offenses**

This insurance does not apply to **advertising injury** or **personal injury** arising out of any offense first committed before the beginning of the policy period.

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# CHUBB® Chubb Commercial Excess And Umbrella Insurance

## **Exclusions/ Umbrella Coverage B Advertising Injury/ Personal Injury** *(continued)*

### **Publications With Knowledge Of Falsity**

This insurance does not apply to **advertising injury** or **personal injury** arising out of any electronic, oral, written or other publication of material by or with the consent of the **insured**:

- with knowledge of its falsity; or
- if a reasonable person in the circumstances of such **insured** would have known such material to be false.

### **Wrong Description Of Prices**

This insurance does not apply to **advertising injury** or **personal injury** arising out of the wrong description of the price of goods, products or services.

## **Exclusions/ Umbrella Coverage B Bodily Injury/ Property Damage/ Advertising Injury/ Personal Injury**

With respect to Umbrella Coverage B, Bodily Injury And Property Damage Liability Coverage and Advertising Injury And Personal Injury Liability Coverage, the following exclusions apply.

### **Employee Or Worker Injury**

- A. This insurance does not apply to **bodily injury, property damage, advertising injury** or **personal injury** sustained by an **employee** or **temporary worker** of the **insured** arising out of and in the course of:
1. employment by the **insured**; or
  2. performing duties related to the conduct of the **insured**'s business.
- B. This insurance does not apply to **bodily injury, property damage, personal injury** or **advertising injury** sustained by the brother, child, parent, sister or spouse of such injured person, as a consequence of any injury or damage described in paragraph A. above.

This exclusion applies:

- whether the **insured** may be liable as an employer or in any other capacity; and
- to any obligation to share damages with or repay someone else who must pay damages because of any injury or damage described in paragraphs A. or B. above.

### **Enhancement, Maintenance Or Prevention Expenses**

This insurance does not apply to any loss, cost or expense incurred by you or others for any:

- A. enhancement or maintenance of any property; or
- B. prevention of any injury or damage to any:
1. person or organization; or
  2. property you own, rent or occupy.

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**Exclusions/  
Umbrella Coverage B  
Bodily Injury/  
Property Damage/  
Advertising Injury/  
Personal Injury**  
(continued)

**Intellectual Property Laws  
Or Rights**

This insurance does not apply to any actual or alleged **bodily injury, property damage, advertising injury** or **personal injury** arising out of, giving rise to or in any way related to any actual or alleged:

- assertion; or
- infringement or violation;

by any person or organization (including any **insured**) of any **intellectual property law or right**, regardless of whether this insurance would otherwise apply to all or part of any such actual or alleged injury or damage in the absence of any such actual or alleged assertion, infringement or violation.

This exclusion applies, unless such injury:

- is caused by an offense described in the definition of **advertising injury**; and
- does not arise out of, give rise to or in any way relate to any actual or alleged assertion, infringement or violation of any **intellectual property law or right**, other than one described in the definition of **advertising injury**.

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**Pollution**

- A. This insurance does not apply to **bodily injury, property damage, advertising injury** or **personal injury** arising out of the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of **pollutants**.
- B. This insurance does not apply to any loss, cost or expense arising out of any:
1. request, demand, order or regulatory or statutory requirement that any **insured** or others test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of **pollutants**; or
  2. claim or proceeding by or on behalf of a governmental authority or others for damages because of testing for, monitoring, cleaning up, removing, containing, treating, detoxifying or neutralizing, or in any way responding to, or assessing the effects of **pollutants**.

This exclusion applies regardless of whether or not the pollution was accidental, expected, gradual, intended, preventable or sudden.

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**Recall Of Products, Work  
Or Impaired Property**

This insurance does not apply to damages claimed for any loss, cost or expense incurred by you or others for the loss of use, withdrawal, recall, inspection, repair, replacement, adjustment, removal or disposal of:

- **your product;**
- **your work;** or
- **impaired property;**



**Exclusions/  
Umbrella Coverage B  
Bodily Injury/  
Property Damage/  
Advertising Injury/  
Personal Injury**

*Recall Of Products, Work  
Or Impaired Property  
(continued)*

if such product, work or property is withdrawn or recalled from the market or from use by any person or organization because of a known or suspected defect, deficiency, inadequacy or dangerous condition in it.

**Policy Exclusions**

With respect to all coverages under this contract, the following exclusions apply.

**Asbestos**

- A. This insurance does not apply to any liability or loss, cost or expense arising out of the actual, alleged or threatened contaminative, pathogenic, toxic or other hazardous properties of **asbestos**.
- B. This insurance does not apply to any loss, cost or expense arising out of any:
  - 1. request, demand, order or regulatory or statutory requirement that any **insured** or others test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of **asbestos**; or
  - 2. claim or proceeding by or on behalf of a governmental authority or others for damages because of testing for, monitoring, cleaning up, removing, containing, treating, detoxifying or neutralizing, or in any way responding to, or assessing the effects of **asbestos**.

**Coverages/ Laws, Various**

This insurance does not apply to any liability or loss, cost or expense or obligation of any **insured** under any:

- medical expenses or payments coverage;
- no-fault law;
- personal injury protection coverage;
- underinsured or uninsured financial responsibility law;
- workers' compensation, disability benefits or unemployment compensation law; or
- similar coverage or law.

**Employee Retirement  
Income Security Laws**

This insurance does not apply to any liability or loss, cost or expense or obligation of any **insured** under the United States of America Employees' Retirement Income Security Act (E.R.I.S.A.) of 1974 or any similar law, as now constituted or hereafter amended.

**Employment-Related  
Practices**

- A. This insurance does not apply to any liability or loss, cost or expense in connection with any damages sustained at any time by any person, whether or not sustained in the course of employment by any **insured**, arising out of any employment-related act, omission, policy, practice or representation directed at such person, occurring in whole or in part at any time, including any:
  - 1. arrest, detention or imprisonment;

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## Policy Exclusions

### Employment-Related Practices (continued)

2. breach of any express or implied covenant;
  3. coercion, criticism, humiliation, prosecution or retaliation;
  4. defamation or disparagement;
  5. demotion, discipline, evaluation or reassignment;
  6. discrimination, harassment or segregation;
  7.
    - a. eviction; or
    - b. invasion or other violation of any right of occupancy;
  8. failure or refusal to advance, compensate, employ or promote;
  9. invasion or other violation of any right of privacy or publicity;
  10. termination of employment; or
  11. other employment-related act, omission, policy, practice, representation or relationship in connection with any **insured** at any time.
- B. This insurance does not apply to any liability or loss, cost or expense in connection with any damages sustained at any time by the brother, child, parent, sister or spouse of such person at whom any employment-related act, omission, policy, practice or representation is directed, as described in paragraph A. above, as a consequence thereof.

This exclusion applies:

- whether the **insured** may be liable as an employer or in any other capacity; and
- to any obligation to share damages with or repay someone else who must pay damages because of any of the foregoing.

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### Nuclear Energy

- A. This insurance does not apply to any liability or loss, cost or expense:
1. with respect to which any **insured** under this policy also has status as an insured under a nuclear energy liability policy issued by Nuclear Energy Liability Insurance Association, Mutual Atomic Energy Liability Underwriters, Nuclear Insurance Association of Canada or any of their successors, or would have had status as an insured under any such policy but for its termination upon exhaustion of its limit of insurance; or
  2. arising out of the **nuclear hazardous properties of nuclear material** and with respect to which:
    - a. any person or organization is required to maintain financial protection pursuant to the United States of America Atomic Energy Act of 1954, or any law amendatory thereof; or
    - b. the **insured** is, or had this policy not been issued would be, entitled to indemnity from the United States of America, or any agency thereof, under any agreement entered into by the United States of America, or any agency thereof, with any person or organization.
- B. This insurance does not apply to any liability or loss, cost or expense arising out of the **nuclear hazardous properties of nuclear material**:
1. if the **nuclear material**:
    - a. is at any **nuclear facility** owned by, or operated by or on behalf of, any **insured**;

# CHUBB® Chubb Commercial Excess And Umbrella Insurance

## Policy Exclusions

### Nuclear Energy (continued)

- b. has been discharged or dispersed therefrom; or is contained in **nuclear spent fuel** or **nuclear waste** at any time transported, handled, stored, disposed of, processed, treated, possessed or used by or on behalf of any **insured**; or
2. in any way related to the furnishing by any **insured** of services, materials, parts or equipment in connection with the planning, construction, maintenance, operation or use of any **nuclear facility**. But if such facility is located within the United States of America (including its possessions or territories) or Canada, this subparagraph 2. applies only to **nuclear property damage** to such **nuclear facility** and any property thereat.

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### Conditions

With respect to all coverages under this contract, the following conditions apply.

### Appeals

We may, at our discretion, initiate or participate in an appeal of a judgment, if such judgment may result in a payment under this insurance.

If we initiate or participate in an appeal, we will pay our costs of the appeal. But in no case will the amount we pay for **loss** exceed the Limits Of Insurance.

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### Audit Of Books And Records

We may audit your books and records as they relate to this insurance at any time during the term of this policy and up to three years afterwards.

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### Bankruptcy

Bankruptcy or insolvency of the **insured** or of the **insured's** estate will not relieve us of our obligations under this insurance.

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### Cancellation

The first named **insured** may cancel this policy or any of its individual coverages at any time by sending us a written request or by returning the policy and stating when thereafter cancellation is to take effect.

We may cancel this policy or any of its individual coverages at any time by sending to the first named **insured** a notice sixty (60) days, or twenty (20) days in the event of non-payment of premium, in advance of the cancellation date. Our notice of cancellation will be mailed to the first named **insured's** last known address and will indicate the date on which coverage is terminated. If notice of cancellation is mailed, proof of mailing will be sufficient proof of notice.

The earned premium will be computed on a pro rata basis. Any unearned premium will be returned as soon as practicable.

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### Changes

This policy can only be changed by a written endorsement that becomes part of this policy. The endorsement must be signed by one of our authorized representatives.

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### Compliance By Insureds

We have no duty to provide coverage under this policy unless you and any other involved **insured** have fully complied with all of the terms and conditions of the policy.

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## Conditions

(continued)

### Conformance

Any terms of this insurance which are in conflict with the applicable statutes of the State in which this policy is issued are amended to conform to such statutes.

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### Disclosures And Representations

We have issued this insurance:

- Based upon representations you made to us; and
- in reliance upon your representatives.

Unintentional failure of an employee of the **insured** to disclose a hazard or other material information will not violate this condition, unless an officer (whether or not an employee) of any **insured** or an officer's designee knows about such hazard or other material information.

---

### Duties In The Event Of Occurrence, Offense, Claim Or Suit

- A. You must see to it that we and any insurers of **underlying insurance** are notified as soon as practicable of any occurrence or offense that may result in a claim, if the claim may involve us or other insurers. To the extent possible, notice should include:
1. how, when and where the occurrence or offense happened;
  2. the names and addresses of any injured persons and witnesses; and
  3. the nature and location of any injury or damage arising out of the occurrence or offense.

Notice of an occurrence or offense is not notice of a claim.

- B. If a claim is made or **suit** is brought against any **insured**, you must:
1. immediately record the specifics of the claim or **suit** and the date received;
  2. notify us and any other insurers as soon as practicable; and
  3. see to it that we receive written notice of the claim or **suit** as soon as practicable.
- C. You and any other involved **insured** must:
1. immediately send us copies of any demands, notices, summonses or legal papers received in connection with the claim or **suit**;
  2. authorize us to obtain records and other information;
  3. cooperate with us and any other insurers in the:
    - a. investigation or settlement of the claim; or
    - b. defense against the **suit**; and
  4. assist us, upon our request, in the enforcement of any right against any person or organization which may be liable to the **insured** because of loss to which this insurance may also apply.
- D. No **insureds** will, except at that **insured's** own cost, make any payment, assume any obligation or incur any expense without our consent.
- E. Notice given by or on behalf of:
1. the **insured**;

**Conditions**

*Duties In The Event Of Occurrence, Offense, Claim Or Suit (continued)*

- 2. the injured person; or
  - 3. any other claimant;
- to a licensed agent of ours with particulars sufficient to identify the **insured** shall be deemed notice to us.
- F. Knowledge of an occurrence or offense by an agent or employee of the **insured** will not constitute knowledge by the **insured**, unless an officer (whether or not an employee) of any **insured** or an officer's designee knows about such occurrence or offense.
  - G. Failure of an agent or employee of the **insured**, other than an officer (whether or not an employee) of any **insured** or an officer's designee, to notify us of an occurrence or offense which such person knows about will not affect the insurance afforded to you.
  - H. If a claim or loss does not reasonably appear to involve either this insurance or any **underlying insurance**, but it later develops into a claim or loss to which this insurance applies, the failure to report it to us will not violate this condition, provided the **insured** gives us immediate notice as soon as the **insured** is aware that this insurance may apply to such claim or loss.

*First Named Insured*

The person or organization first named in the Declarations is primarily responsible for payment of all premiums. The first named **insured** will act on behalf of all other named **insureds** for the giving and receiving of notice of cancellation or nonrenewal and the receiving of any return premiums that become payable under this policy.

*Inspections And Surveys*

We may:

- make inspections and surveys at any time;
- give you reports on the conditions we find; and
- recommend changes.

Any inspections, surveys, reports or recommendations relate only to insurability and the premiums to be charged. We do not make safety inspections. We do not undertake to perform the duty of any person or organization to provide for the health or safety of workers or the public. And we do not warrant that conditions:

- are safe or healthful; or
- comply with laws, regulations, codes or standards.

This condition applies not only to us, but also to any rating, advisory, rate service or similar organization, which makes insurance inspections, surveys, reports or recommendations for us.

*Joint Duties In Non-Admitted Jurisdictions*

With respect to an occurrence, offense, claim or **suit**, to which this insurance applies, that arises in a **non-admitted jurisdiction**:

- A. we have no duty to defend any person or organization against any claim or **suit**; but we may, at our discretion, assume control of or participate in any investigation, defense, settlement or recovery proceedings.
- B. you and any other **insured** must:

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## Conditions

### *Joint Duties In Non-Admitted Jurisdictions (continued)*

1. make such investigation, defense or settlement as we deem reasonable;
  2. obtain our approval for any payment; and
  3. effect approved payments to others, in accordance with the terms and conditions of this insurance.
- C. we will reimburse funds to the **insured** for payments approved by us for:
1. **loss**; and
  2. expenses and other payments; to which this insurance applies.
- D. we will make those reimbursements:
1. in a jurisdiction that is mutually acceptable; and
  2. until we have used up the applicable Limits Of Insurance.

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### *Legal Action Against Us*

No person or organization has a right under this insurance to:

- join us as a party or otherwise bring us into a **suit** seeking damages from an **insured**; or
- sue us on this insurance unless all of the terms and conditions of this insurance have been fully complied with.

A person or organization may sue us to recover on an **agreed settlement** or on a final judgment against an **insured** obtained after an actual:

- trial in a civil proceeding; or
- arbitration or other alternative dispute resolution proceeding;

but we will not be liable for damages that are not payable under the terms and conditions of this insurance or that are in excess of the applicable Limits Of Insurance.

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### *Maintenance Of Underlying Insurance And Underlying Limits*

We have issued this insurance in reliance upon representations made by you about **underlying insurance** and **underlying limits**. You must see to it that:

- **underlying insurance** is and remains valid and in full force and effect.
- **underlying insurance** will not be cancelled, non-renewed or rescinded without replacement by coverage to which we agree.
- the terms and conditions of **underlying insurance** will not materially change, unless we agree otherwise.
- the terms and conditions of renewals or replacements of **underlying insurance**, shown in the Schedule Of Underlying Insurance, will be materially the same as the prior coverage, unless we agree otherwise.
- the **underlying limits** are and remain available, regardless of any bankruptcy, insolvency or other financial impairment of any insurer or any other person or organization.
- the **underlying limits**, shown in the Schedule Of Underlying Insurance, will not be reduced or exhausted, except for the reduction or exhaustion by payment of judgments, settlements or related costs or expenses (if such costs or expenses reduce such limits).

# CHUBB® *Chubb Commercial Excess And Umbrella Insurance*

## **Conditions**

**Maintenance Of Underlying Insurance And Underlying Limits**  
*(continued)*

Failure to comply with this condition will not invalidate this insurance. But in the case of any such failure, our obligation or liability will not exceed that which would have applied absent any failure to comply with this condition.

You must notify us as soon as practicable if any **underlying insurance** is no longer valid or in full force or effect.

**Other Insurance**

If other valid and collectable insurance is available to the **insured** for loss we would otherwise cover under this insurance, our obligations are limited as follows.

This insurance is excess over any **other insurance**, whether primary, excess, contingent or on any other basis.

We will have no duty to defend the **insured** against any **suit** if any provider of any other insurance has a duty to defend such **insured** against such **suit**.

We will pay only our share of the amount of **loss**, if any, that exceeds the sum of the total:

- amount that all **other insurance** would pay for loss in the absence of this insurance; and
- of all deductible and self-insured amounts under all **other insurance**.

This insurance is not subject to the terms or conditions of any **other insurance**.

**Separation Of Insureds**

Except with respect to the Limits Of Insurance, and any rights or duties specifically assigned in this insurance to the first named **insured**, this insurance applies:

- as if each named **insured** were the only named **insured**; and
- separately to each **insured** against whom claim is made or **suit** is brought.

**Titles Of Paragraphs**

The titles of the various paragraphs of this policy and endorsements, if any, attached to this policy are inserted solely for convenience or reference and are not to be deemed in any way to limit or affect the provisions to which they relate.

**Transfer Of Rights And Duties**

Your rights and duties under this insurance may not be transferred without our written consent. However, if you die, then your rights and duties will be transferred to your legal representative, but only while acting within the scope of duties as your legal representative, or to anyone having temporary custody of your property until your legal representative has been appointed.

**Transfer Or Waiver Of Rights Of Recovery Against Others**

We will waive the right of recovery we would otherwise have had against another person or organization for loss to which this insurance applies, provided the **insured** has waived their rights of recovery against such person or organization in a contract or agreement that is executed before loss.

To the extent that the **insured's** rights to recover all or part of any payment made under this insurance have not been waived, those rights are transferred to us. The **insured** must do nothing after loss to impair them. At our request, the **insured** will bring **suit** or transfer those rights to us and help us enforce them.

---

## **Conditions**

*Transfer Or Waiver Of  
Rights Of Recovery  
Against Others  
(continued)*

Any amount recovered will be apportioned as follows:

- first, we shall receive all amounts recovered until we have been fully reimbursed for all amounts we have incurred, including costs or expenses of such recovery proceedings.
- Then, you are entitled to claim for any further amount recovered.

---

*When We Do Not Renew*

If we decide not to renew this policy, we will mail or deliver to the first named **insured** stated in the Declarations written notice of the nonrenewal not less than sixty (60) days before the expiration date. If notice of nonrenewal is mailed, proof of mailing will be sufficient proof of notice.

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**Definitions/  
Umbrella Coverage B**

WITH RESPECT TO UMBRELLA COVERAGE B, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.

**Advertisement**

**Advertisement** means an electronic, oral, written or other notice, about goods, products or services, designed for the specific purpose of attracting the general public or a specific market segment to use such goods, products or services.

**Advertisement** does not include any e-mail address, Internet domain name or other electronic address or metalanguage.

**Advertising Injury**

**Advertising injury** means injury, other than **bodily injury, property damage or personal injury**, sustained by a person or organization and caused by an offense of infringing, in that particular part of your **advertisement** about your goods, products or services, upon their:

- copyrighted **advertisement**; or
- registered collective mark, registered service mark or other registered trademarked name, slogan, symbol or title.

**Auto**

**Auto** means a land motor vehicle, trailer or semi-trailer designed for travel on public roads, including any attached machinery or equipment. But **auto** does not include mobile equipment.

**Bodily Injury**

**Bodily injury** means physical:

- injury;
- sickness; or
- disease;

sustained by a person, including resulting death, humiliation, mental anguish, mental injury or shock at any time. All such loss shall be deemed to occur at the time of the physical injury, sickness or disease that caused it.

**Employee**

**Employee** includes a **leased worker**. **Employee** does not include a **temporary worker**.

**Impaired Property**

**Impaired property** means tangible property, other than **your product or your work**, that cannot be used or is less useful because:

- it incorporates **your product or your work** that is known or thought to be defective, deficient, inadequate or dangerous; or
- you have failed to fulfill the terms or conditions of a contract or agreement;

if such property can be restored to use by:

- the repair, replacement, adjustment or removal of **your product or your work**; or
- your fulfilling the terms or conditions of the contract or agreement.

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**Definitions/  
Umbrella Coverage B**  
(continued)

**WITH RESPECT TO UMBRELLA COVERAGE B, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.**

*Insured Contract*

**Insured contract** means an oral or written contract or agreement pertaining to your business, in which you assume the tort liability of another person or organization to pay damages, to which this insurance applies, sustained by a third person or organization, provided the injury or damage occurs, or is caused by an offense that is first committed, after the execution of such contract or agreement.

---

*Intellectual Property Law Or Right*

**Intellectual property law or right** means any:

- certification mark, copyright, patent or trademark (including collective or service marks);
- right to, or judicial or statutory law recognizing an interest in, any trade secret or confidential or proprietary non-personal information;
- other right to, or judicial or statutory law recognizing an interest in, any expression, idea, likeness, name, slogan, style of doing business, symbol, title, trade dress or other intellectual property; or
- other judicial or statutory law concerning piracy, unfair competition or other similar practices.

---

*Leased Worker*

**Leased worker** means a person leased to a party by a labor leasing firm, in a contract or agreement between such party and the labor leasing firm, to perform duties related to the conduct of the party's business. **Leased worker** does not include a **temporary worker**.

---

*Loading Or Unloading*

**Loading or unloading:**

- A. means the handling of property:
1. after it is moved from the place where it is accepted for movement into or onto an aircraft, **auto** or watercraft;
  2. while it is in or on an aircraft, **auto** or watercraft; or
  3. while it is being moved from an aircraft, **auto** or watercraft to the place where it is finally delivered.
- B. does not include the movement of property by means of a mechanical device, other than a hand truck, that is not attached to the aircraft, **auto** or watercraft.

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*Occurrence*

**Occurrence** means an accident, including continuous or repeated exposure to substantially the same general harmful conditions.

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*Officer*

**Officer** means a person holding any of the officer positions created by an organization's charter, constitution, by-laws or any other similar governing document.

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**Definitions/  
Umbrella Coverage B**  
(continued)

**WITH RESPECT TO UMBRELLA COVERAGE B, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.**

*Personal Injury*

**Personal injury** means injury, other than **bodily injury, property damage or advertising injury**, caused by an offense of:

- A. false arrest, false detention or other false imprisonment;
- B. malicious prosecution;
- C. wrongful entry into, wrongful eviction of a person from or other violation of a person's right of private occupancy of a dwelling, premises or room that such person occupies, if committed by or on behalf of its landlord, lessor or owner;
- D. electronic, oral, written or other publication of material that:
  - 1. libels or slanders a person or organization (which does not include disparagement of goods, products, property or services); or
  - 2. violates a person's right of privacy;
- E. discrimination, harrasment or segregation based on a person's protected human characteristics as established by law.

*Products-Completed  
Operations Hazard*

**Products-completed operations hazard:**

- A. includes all **bodily injury** and **property damage** taking place away from premises owned or occupied by or loaned or rented to you and arising out of **your product** or **your work**, except:
  - 1. products that are still in your physical possession; or
  - 2. work that has not yet been completed or abandoned.

**Your work** will be deemed completed when:

- all of the work called for in your contract or agreement has been completed.
- all of the work to be performed at the site has been completed, if your contract or agreement calls for work at more than one site.
- that part of the work completed at a site has been put to its intended use by any person or organization other than another contractor or subcontractor working on the same project.

Work that may need service, maintenance, correction, repair or replacement, but which is otherwise complete, will be treated as completed.

- B. does not include **bodily injury** or **property damage** arising out of:
  - 1. the transportation of property, unless the injury or damage results from a condition in or on a vehicle not owned or operated by or loaned or rented to you and that condition was created by the **loading or unloading** of that vehicle by any **insured**;
  - 2. the existence of tools, uninstalled equipment or abandoned or unused materials; or

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**Definitions/  
Umbrella Coverage B**

**WITH RESPECT TO UMBRELLA COVERAGE B, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.**

*Products-Completed  
Operations Hazard  
(continued)*

3. products or operations for which the classification in our rules indicates that such products or operations are not subject to the Products-Completed Operations Aggregate Limits Of Insurance.

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*Property Damage*

**Property damage** means:

- physical injury to tangible property, including resulting loss of use of that property. All such loss of use shall be deemed to occur at the time of the physical injury that caused it; or
- loss of use of tangible property that is not physically injured. All such loss of use shall be deemed to occur at the time of the **occurrence** that caused it.

Tangible property does not include any software, data or other information that is in electronic form.

---

*Temporary Worker*

**Temporary worker** means a person who is furnished to a party to substitute for a permanent **employee** on leave or to meet seasonal or short-term workload conditions.

---

*Your Product*

**Your product:**

- A. means any:
1. goods or products, other than real property, manufactured, sold, handled, distributed or disposed of by:
    - a. you;
    - b. others trading under your name; or
    - c. a person or organization whose assets or business you have acquired; and
  2. containers (other than vehicles), materials, parts or equipment furnished in connection with such goods or products.
- B. includes:
1. representations or warranties made at any time with respect to the durability, fitness, performance, quality or use of **your product**; and
  2. the providing of or failure to provide instructions or warnings.
- C. does not include vending machines or other property loaned or rented to or located for the use of others but not sold.

---

*Your Work*

**Your work:**

- A. means any:
1. work or operations performed by:
    - a. you or on your behalf; or
    - b. a person or organization whose assets or business you have acquired; and

**Definitions/  
Umbrella Coverage B**

**WITH RESPECT TO UMBRELLA COVERAGE B, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.**

*Your Work  
(continued)*

- 2. materials, parts or equipment furnished in connection with such work or operations.
- B. includes:
  - 1. representations or warranties made at any time with respect to the durability, fitness, performance, quality or use of **your work**; and
  - 2. the providing of or failure to provide instructions or warnings.

**Policy Definitions**

**WITH RESPECT TO ALL COVERAGES UNDER THIS CONTRACT, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.**

*Agreed Settlement*

**Agreed settlement** means a settlement and release of liability signed by us, the **insured** and the claimant or the claimant's legal representative.

*Asbestos*

**Asbestos** means asbestos in any form, including its presence or use in any alloy, by-product or other material or waste. Waste includes material to be recycled, reconditioned or reclaimed.

*Hostile Fire*

**Hostile fire** means one, which becomes uncontrollable or breaks out from where it was intended to be.

*Insured*

**Insured** means a person or an organization qualifying as an **insured** in the Who Is An Insured sections of this contract.

*Loss*

- Loss:**
- means damages that the **insured** becomes legally obligated to pay because of injury or damage.
  - does not include sums properly deducted for recoveries or salvage.

*Non-Admitted Jurisdiction*

- Non-admitted jurisdiction** means any jurisdiction where we are:
- not licensed or permitted by law to issue insurance; or
  - prevented by law or otherwise from investigating, defending or settling an occurrence, offense, claim or **suit**.

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**Policy Definitions**

(continued)

WITH RESPECT TO ALL COVERAGES UNDER THIS CONTRACT, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.

**Nuclear Facility**

**Nuclear facility** means any:

- A. **nuclear reactor**;
- B. equipment or device designed or used for:
  - 1. separating the isotopes of plutonium or uranium;
  - 2. processing or utilizing **nuclear spent fuel**; or
  - 3. handling, processing or packaging **nuclear waste**;
- C. equipment or device used for the processing, fabricating or alloying of **nuclear material** if at any time the total amount of such material in the custody of the **insured** at the premises where such equipment or device is located consists of or contains more than:
  - 1. twenty-five (25) grams of plutonium or uranium 233, or any combination thereof;  
or
  - 2. two-hundred-fifty (250) grams of uranium 235; or
- D. structure, basin, excavation, premises or place prepared or used for the storage or disposal of **nuclear waste**;

and includes the site on which any of the foregoing is located, all operations conducted on such site and all premises used for such operations.

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**Nuclear Hazardous Properties**

**Nuclear hazardous properties** include radioactive, toxic or explosive properties.

---

**Nuclear Material**

**Nuclear material** means **by-product material**, **source material** or **special nuclear material**.

**By-product material**, **source material** and **special nuclear material** have the meanings given them in the United States of America Atomic Energy Act of 1954 or in any law amendatory thereof.

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**Nuclear Property Damage** **Nuclear property damage** includes all forms of radioactive contamination of property.

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**Nuclear Reactor**

**Nuclear reactor** means any apparatus designed or used to sustain nuclear fission in a self-supporting chain reaction or to contain a critical mass of fissionable material.

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**Nuclear Spent Fuel**

**Nuclear spent fuel** means any fuel element or fuel component, solid or liquid, which has been used or exposed to radiation in a **nuclear reactor**.

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**Policy Definitions***(continued)*

WITH RESPECT TO ALL COVERAGES UNDER THIS CONTRACT, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.

**Nuclear Waste**

**Nuclear waste** means any waste material:

- containing **nuclear material**, other than the tailings or wastes produced by the extraction or concentration of uranium or thorium from any ore processed primarily for its **source material** content; and
- resulting from the operation by any person or organization of any **nuclear facility** described in subparagraphs A. or B. of the definition of **nuclear facility**.

**Other Insurance**

**Other insurance** means any insurance affording coverage that this insurance would also afford. **Other insurance** includes any type of self-insurance or other mechanism arranged for funding of **loss**.

**Other insurance** does not include **underlying insurance** or insurance negotiated specifically to apply in excess of this insurance.

**Pollutants**

**Pollutants** means any solid, liquid, gaseous or thermal irritant or contaminant, including smoke, vapor, soot, fumes, acids, alkalis, chemicals and waste. Waste includes materials to be recycled, reconditioned or reclaimed.

**Suit**

**Suit** means a civil proceeding in which damages, to which this insurance applies, are sought. **Suit** includes an arbitration or other dispute resolution proceeding in which such damages are sought and to which the **insured** must submit or does submit with our consent.

**Underlying Insurance**

**Underlying insurance** means the coverages for the hazards described in the Schedule Of Underlying Insurance and the next renewal or replacement insurance thereof.

**Underlying Limits**

**Underlying limits** means the sum of amounts:

- A. shown for the hazards described in the Schedule Of Underlying Insurance, consisting of amounts:
  1. available under applicable **underlying insurance**; and
  2. any **insured** must pay because **underlying insurance**, as represented by you, is not available, regardless of the reason;
- B. available under any applicable antecedent, renewal or replacement of **underlying insurance**;
- C. of any allocation, deductible, participation, retention or other self-insurance applicable to the insurance described in paragraphs A. and B. above; and
- D. any reinstatement of limits or supplemental or other limits available under the insurance described in paragraphs A. and B. above.

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***Policy Definitions***

WITH RESPECT TO ALL COVERAGES UNDER THIS CONTRACT, WHEN USED WITH RESPECT TO INSURANCE UNDER THIS CONTRACT, WORDS AND PHRASES THAT APPEAR IN BOLD PRINT HAVE THE SPECIAL MEANINGS DESCRIBED BELOW.

***Underlying Limits***  
*(continued)*

If amounts available under the applicable **underlying insurance**, described in the Schedule Of Underlying Insurance, are greater or less than the amount, shown in such Schedule, then the greater of such amounts shall apply in the computation of **underlying limits**.



*Endorsement*

<i>Policy Period</i>	MAY 10, 2021	To	MAY 10, 2022
<i>Effective Date</i>	MAY 10, 2021		
<i>Policy Number</i>	7818-45-99		
<i>Insured</i>	GOLDEN SPIKE TOWER & VISITOR CENTER		
<i>Name of Company</i>	FEDERAL INSURANCE COMPANY		
<i>Date Issued</i>	February 09, 2021		

---

Under Conditions, the conditions titled Cancellation And When We Do Not Renew, are deleted and replaced by the following:

**Conditions**  
**Nebraska Mandatory**

*Cancellation*

The first named **insured** shown in the Declarations may cancel this policy or any of its individual coverages at any time by sending us a written request or by returning the policy and stating when thereafter cancellation is to take effect.

*Cancellation Of New Policies In Effect For 60 Days Or Less*

If this policy has been in effect for 60 days or less and is not a renewal, we may cancel this policy for any reason.

*Cancellation Of Renewal Policies And New Policies In Effect For More Than 60 Days*

If this policy has been in effect for more than 60 days or if this is a renewal of a policy we issued, we may cancel this policy only for one or more of the following reasons:

- nonpayment of premium;
- the policy was obtained through material misrepresentation;
- any **insured** has submitted a fraudulent claim;
- any **insured** has violated the terms and conditions of this policy;
- the risk originally accepted has substantially increased;
- certification to the Director of Insurance of our loss of reinsurance which provided coverage to us for all or a substantial part of the underlying risk insured; or
- the determination by the Director of Insurance that the continuation of the policy could place us in violation of the Nebraska Insurance Laws.

If we cancel this policy we will mail to the first named **insured** a written notice of cancellation, stating the reasons for cancellation, at least:

- 10 days before the effective date of cancellation if we cancel for nonpayment of premium; or
- 60 days before the effective date of cancellation if we cancel for any other reason.

---

**Conditions**  
**Nebraska Mandatory**

**Cancellation**  
*(continued)*

We will mail our notice by first class mail to the first named **insured's** last mailing address known to us. A United States Postal Service Certificate of Mailing shall be sufficient proof of receipt of notice on the third calendar day after the date of the certificate of mailing.

The notice will indicate the date on which coverage is terminated. The earned premium will be computed on a pro rata basis. Any unearned premium will be returned as soon as practicable.

---

**When We Do Not  
Renew**

If we decide not to renew this policy, we will mail written notice of nonrenewal, stating the reasons for nonrenewal, to the first named **insured**, at least 60 days prior to the expiration date of this policy.

Any notice of nonrenewal will be mailed by first class mail to the first named **insured's** last mailing address known to us. A United States Postal Service Certificate of Mailing shall be sufficient proof of receipt of notice on the third calendar day after the date of the certificate of mailing.

All other terms and conditions remain unchanged.

Authorized Representative

February 09, 2021



*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
*Date Issued*                February 09, 2021

---

Under Conditions, the following condition is added to the policy:

**Conditions*****Compliance With  
Applicable Trade  
Sanctions***

This insurance does not apply to the extent that trade or economic sanctions or other laws or regulations prohibit us from providing insurance.

All other terms and conditions remain unchanged.

*Authorized Representative*  
February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022

*Effective Date*            MAY 10, 2021

*Policy Number*            7818-45-99

*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER

*Name of Company*        FEDERAL INSURANCE COMPANY

*Date Issued*                February 09, 2021

**SCHEDULE A**

Limits Of Insurance

Crisis Assistance For Excess And Umbrella Aggregate Limit:

The lesser of:

- 3% of the Each Occurrence Limit shown in the Declarations as of the inception date of this policy; or
- \$300,000.

**Coverage/Crisis Assistance For Excess And Umbrella**

A section titled Coverage/Crisis Assistance For Excess And Umbrella is added to this contract.

Subject to all of the terms and conditions of this insurance, we will pay on behalf of the **insured crisis assistance expenses** up to the amount of the Crisis Assistance For Excess And Umbrella Aggregate Limit, shown in Schedule A, arising out of a **crisis event** that first commences during the policy period of this insurance.

A **crisis event** will be deemed to first commence at the time during the policy period of this insurance when you notify us in accordance with the Special Duties In The Event Of A Crisis Event provision of this Endorsement.

A **crisis event** will be deemed to end one hundred and eighty (180) days after the date of notice of the **crisis event** was given to us by you or when the Crisis Assistance For Excess And Umbrella Aggregate Limit shown in this Endorsement is exhausted, whichever occurs first.

Any payment of **crisis assistance expenses** that we make under the coverage provided by this Endorsement will not be an acknowledgement of coverage under this insurance.

---

Under Limits Of Insurance, the following provision is added.

### **Limits Of Insurance**

#### ***Crisis Assistance For Excess And Umbrella Aggregate Limit***

The Crisis Assistance For Excess And Umbrella Aggregate Limit shown in Schedule A is the most we will pay for **crisis assistance expenses**.

The Crisis Assistance For Excess And Umbrella Aggregate Limit:

- applies to the entire policy period shown in the Declarations and not separately to any portion (whether annual or otherwise) thereof;
- will not be reinstated or increased; and
- will not reduce any other limits under this policy.

---

Under Conditions, the following conditions are added.

### **Conditions**

#### ***Special Duties In The Event Of A Crisis Event***

You must see to it that within twenty-four (24) hours of a **crisis event**:

- A. one of the **crisis assistance service providers** is notified by telephone; and
- B. we are notified. To the extent possible, notice should include:
  1. how, when and where the **crisis event** took place;
  2. the names and addresses of any injured persons and witnesses;
  3. the nature and location of any injury or damage arising out of the **crisis event**; and
  4. the reason why the event is likely to involve injury or damage covered by this policy and involve significant adverse regional or national media coverage.

---

#### ***Other Crisis Assistance Insurance***

If you have **other insurance** that provides coverage for crisis assistance also covered by this insurance, then this insurance will be considered excess insurance over and above the amount payable by such **other insurance**.

---

Under Policy Definitions, the following definitions are added.

### **Policy Definitions**

#### ***Crisis Assistance Expenses***

**Crisis assistance expenses** means the following expenses incurred by the **insured** during a **crisis event** to which this insurance applies which are reasonable, necessary and directly attributable to that **crisis event**:

- expenses to secure the scene of a **crisis event**;
- fees charged by a **crisis assistance service provider** shown in Schedule B for professional service or advice;
- funeral or related service expenses;
- psychological or grief counseling expenses;
- temporary living expenses;

*Endorsement*

*Effective Date*            MAY 10, 2021

*Policy Number*            7818-45-99

---

**Policy Definitions**

*Crisis Assistance Expenses (continued)*

- travel expenses; and
- any other expenses approved by us.

---

*Crisis Assistance Service Provider*

**Crisis assistance service provider** means any firm:

- A. shown in Schedule B; or
- B. for which we, at our sole discretion, have provided written approval prior to the **crisis event** as evidenced in an endorsement to this policy, and which is hired by you.

We reserve the right to modify the list of firms shown in Schedule B without notice.

---

*Crisis Event*

**Crisis event** means an event that you reasonably believe has resulted, or may result, in:

- A. damages covered by this policy that are in excess of any applicable:
  - 1. **underlying limits** listed on the Schedule Of Underlying Limits;
  - 2. retained limits; and/or
  - 3. **other insurance**; and
- B. significant adverse regional or national media coverage.

---

**Schedule B**

Crisis Assistance Service Providers:

Please see listing of Crisis Assistance Service Providers on [www.chubb.com](http://www.chubb.com).

We do not provide or make any representations or warranties in connection with the services provided by the firm(s) listed above.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021







**CHUBB® Chubb Commercial Excess And Umbrella Insurance**

*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
*Date Issued*                February 09, 2021

---

Under Conditions, the following condition is added.

**Conditions**

*Civil Unions Or Domestic Partnerships*    All references in the policy to "spouse" include a party to a civil union or domestic partnership recognized under the applicable law of the jurisdiction having authority.

All other terms and conditions remain unchanged.

*Authorized Representative*  
February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
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*Name of Company*        FEDERAL INSURANCE COMPANY  
*Date Issued*                February 09, 2021

---

Under Policy Exclusions, the following exclusion is added:

***Policy Exclusions******Care, Control Or  
Custody***

This insurance does not apply to property damage to property described below, if the property is in the care, control or custody of the **insured**.

Description of Property:

Real and personal property

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
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Under Exclusions/Umbrella Coverage B Advertising Injury/Personal Injury, the following exclusion is added:

***Exclusions/  
Umbrella Coverage B  
Advertising Injury/  
Personal Injury***

*Personal Injury*

This insurance does not apply to **personal injury**.

It is agreed that, with respect to Coverages/Umbrella Coverage B, all references in the policy to **personal injury** are deleted and no coverage is provided.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
  
*Date Issued*                February 09, 2021

Under Exclusions/Excess Follow-Form Coverage A, the exclusion titled Pollution is deleted and replaced with the following:

**Exclusions/  
Excess Follow-Form  
Coverage A**

*Pollution*

This insurance does not apply to any liability or loss, cost or expense arising out of:

- A. the actual, alleged or threatened discharge, dispersal, seepage, migration, release or escape of **pollutants**.
- B.    1. any request, demand, order or regulatory or statutory requirement that any **insured** or others test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess the effects of **pollutants**; or
- 2. any claim or proceeding by or on behalf of a governmental authority or others for damages because of testing for, monitoring, cleaning up, removing, containing, treating, detoxifying or neutralizing, or in any way responding to, or assessing the effects of **pollutants**.

This exclusion applies regardless of whether or not the pollution was accidental, expected, gradual, intended, preventable or sudden.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021







*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
  
*Date Issued*                February 09, 2021

A new section titled Terrorism Provisions is added to the end of this contract.

**Terrorism Provisions**

*Cap On Certified  
Terrorism Losses*

If:

- aggregate insured losses attributable to one or more **certified acts of terrorism** under the **terrorism law** exceed \$100 billion in a calendar year; and
- we have met our insurer deductible under the **terrorism law**,

we will not be liable for the payment of any portion of the amount of such losses that exceeds \$100 billion, and in such case insured losses up to that amount are subject to pro rata allocation in accordance with procedures established by the Secretary of the Treasury.

A new section titled Terrorism Definitions is added.

**Terrorism Definitions**

*Certified Act Of  
Terrorism*

**Certified act of terrorism** means any act that is certified by the Secretary of the Treasury of the United States to be an act:

- A. of terrorism, a violent act or an act that is dangerous to human life, property or infrastructure; and
  - B. that results in damage:
    - 1. within the **United States**; or
    - 2. outside of the **United States** in the case of:
      - a. an air carrier or vessel as described in the **terrorism law**; or
      - b. the premises of a mission of the United States of America, which was committed by an individual or individuals as part of an effort to:
        - coerce the civilian population; or
        - influence the policy or affect the conduct of the Government,
- of the **United States**.

---

## **Terrorism Definitions**

*Certified Act Of  
Terrorism  
(continued)*

**Certified act of terrorism** does not include an act that:

- is committed as part of the course of a war declared by the Congress of the **United States**; or
- does not result in property and casualty insurance losses that exceed \$5 million in the aggregate and are attributable to all types of insurance subject to the **terrorism law**.

---

*State*

**State** means any state of the United States of America, the District of Columbia, the Commonwealth of Puerto Rico, the Commonwealth of the Northern Mariana Islands, American Samoa, Guam, each of the United States Virgin Islands, and any territory or possession of the United States of America.

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*Terrorism Law*

**Terrorism law** means the Terrorism Risk Insurance Act of 2002 as amended.

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*United States*

**United States** means:

- a **state**; and
- the territorial sea and the continental shelf of the United States of America, as described in the **terrorism law**.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021



*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022

*Effective Date*            MAY 10, 2021

*Policy Number*            7818-45-99

*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER

*Name of Company*        FEDERAL INSURANCE COMPANY

*Date Issued*                February 09, 2021

Under Policy Exclusions, the following exclusion is added to this policy and replaces any similar exclusion contained therein:

**Policy Exclusions*****Information Laws,  
Including Unauthorized  
Or Unsolicited  
Communications***

This insurance does not apply to any liability or loss, cost or expense arising out of any actual, alleged or threatened violation of:

- the United States of America CAN – SPAM Act of 2003 (or any law amendatory thereof) or any similar regulatory or statutory law in any other jurisdiction;
- the United States of America Telephone Consumer Protection Act (TCPA) of 1991 (or any law amendatory thereof) or any similar regulatory or statutory law in any other jurisdiction;
- the United States of America Fair Credit Reporting Act (FCRA) (or any law amendatory thereof including the Fair and Accurate Credit Transactions Act (FACTA)) or any similar regulatory or statutory law in any other jurisdiction; or
- any other regulatory or statutory law in any jurisdiction that addresses, limits or prohibits the collecting, communicating, disposal, dissemination, distribution, monitoring, printing, publication, recording, sending or transmitting of content, information or material.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
  
*Date Issued*                February 09, 2021

The following exclusion is added to this policy and replaces any similar exclusion contained therein. The use of the words damages, loss, cost or expense in any exclusion does not expand any coverage(s) under this contract.

Under Policy Exclusions, the following exclusion is added:

**Policy Exclusions**

*Asbestos, Silica Or Similar Compounds, Including Mixed Dust*

- A. With respect to all coverage(s) under this contract, this insurance does not apply to any damages, loss, cost or expense arising in whole or in part, out of the actual, alleged or threatened contaminative, pathogenic, toxic or other hazardous properties of:
  - 1. **asbestos;**
  - 2. **silica;** or
  - 3. **mixed dust.**
  
- B. With respect to all coverage(s) under this contract, this insurance does not apply to any damages, loss, cost or expense arising, in whole or in part, out of any:
  - 1. demand, order, request or regulatory or statutory requirement that any **insured** or others test for, monitor, clean up, remove, contain, treat, detoxify or neutralize, or in any way respond to, or assess; or
  - 2. claim or proceeding by or on behalf of a governmental authority or others for any damages, loss, cost or expense because of testing for, monitoring, cleaning up, removing, containing, treating, detoxifying or neutralizing, or in any way responding to, or assessing:
    - the effects of:
      - **asbestos;**
      - **silica;** or
      - **mixed dust.**

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Under Policy Definitions, the following definitions are added and replace any similar definitions contained therein:

***Policy Definitions***

***Asbestos***

**Asbestos** means asbestos in any form, including its presence or use in any alloy, by-product, compound or other material or **waste**.

---

***Mixed Dust***

**Mixed dust** means any combination or mixture of **asbestos** or **silica** and any other dust, fibers or particles, in any form, including any presence or use in any alloy, by-product, compound or other material or **waste**.

---

***Silica***

**Silica** means silica in any form (including silicates or other similar silicon compounds), including its presence or use in any alloy, by-product, compound or other material or **waste**.

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***Waste***

**Waste** includes material to be recycled, reconditioned or reclaimed.

All other terms and conditions remain unchanged.

Authorized Representative

February 09, 2021



*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022

*Effective Date*            MAY 10, 2021

*Policy Number*            7818-45-99

*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER

*Name of Company*        FEDERAL INSURANCE COMPANY

*Date Issued*              February 09, 2021

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Under Exclusions/Umbrella Coverage B Bodily Injury/Property Damage/Advertising Injury/Personal Injury, the exclusion titled Intellectual Property Laws Or Rights is deleted and replaced by the following.

**Exclusions/Umbrella  
Coverage B  
Bodily Injury/  
Property Damage/  
Advertising Injury/  
Personal Injury**

*Intellectual Property  
Laws Or Rights*

- A. This insurance does not apply to any **bodily injury, property damage, advertising injury or personal injury** arising out of, giving rise to or in any way related to any actual, alleged or threatened:
1. assertion; or
  2. infringement or violation;
- by any person or organization (including any **insured**) of any **intellectual property law or right**.
- B. Further, this insurance does not apply to the entirety of all allegations in any claim or **suit**, if such claim or **suit** includes an allegation of or a reference to an infringement or violation of any **intellectual property law or right**, even if this insurance would otherwise apply to any part of the allegations in the claim or **suit**.
- C. This exclusion applies unless the only infringement or violation of an **intellectual property law or right** is an offense described in the definition of **advertising injury** to which this insurance applies.
-

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Under Definitions/Umbrella Coverage B, the definitions titled Intellectual Property Law Or Right is deleted and replaced by the following.

**Definitions/Umbrella  
Coverage B**

*Intellectual Property Law  
Or Right*

**Intellectual property law or right** means any:

- certification mark, copyright, patent or trademark (including collective or service marks);
- right to, or judicial or statutory law recognizing an interest in, any trade secret or confidential or proprietary non-personal information;
- other right to, or judicial or statutory law recognizing an interest in, any expression, idea, likeness, name, slogan, style of doing business, symbol, title, trade dress or other intellectual property; or
- other judicial or statutory law concerning piracy, passing off or similar practices.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021

A handwritten signature in black ink, appearing to read "P. Williams", is written over a horizontal line.



*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
  
*Date Issued*                February 09, 2021

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Under Coverage Crisis Assistance For Excess And Umbrella, Policy Definitions, **Crisis Assistance Service Provider** is amended to include the following firm(s).

***Policy Definitions******Crisis Assistance  
Service Provider***

A crisis management firm or, at the insured's discretion, another services provider with crisis management capabilities.

We do not provide or make any representations or warranties in connection with the services provided by the firm(s) listed above.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
*Date Issued*                February 09, 2021

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Under Policy Exclusions, the following exclusion is added.

***Policy Exclusions******Loss Of Use Of  
Electronic Data***

This insurance does not apply to any liability or loss, cost or expense arising out of any:

- corruption of;
- inability to access;
- inability to manipulate;
- loss of; or
- other injury or damage to or loss of use of;

any software, data or other information that is in electronic form.

This exclusion does not apply to:

- bodily injury; or
- physical injury to tangible property, including resulting loss of use of that property.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
*Date Issued*                February 09, 2021

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Under Policy Exclusions, the following exclusion is added.

***Policy Exclusions******Abuse Or Molestation –  
Actual, Alleged Or  
Threatened***

This insurance does not apply to any liability or loss, cost or expense arising out of any:

A. actual, alleged or threatened abuse or molestation by anyone of any person; or

- B. 1. employment, investigation, retention or supervision; or  
2. reporting to or failure to report to the proper authorities;

of any person for whom any **insured** is or ever was legally responsible and whose conduct would be excluded by subparagraph A. above.

All other terms and conditions remain unchanged.

Authorized Representative

February 09, 2021





*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
*Policy Number*            7818-45-99  
*Insured*                    GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*        FEDERAL INSURANCE COMPANY  
  
*Date Issued*                February 09, 2021

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Under Exclusions/Umbrella Coverage B Bodily Injury/Property Damage/Advertising Injury/Personal Injury, the following exclusion is added:

***Exclusions/Umbrella  
Coverage B Bodily  
Injury/Property  
Damage/  
Advertising Injury/  
Personal Injury***

***Access To Or Disclosure  
Of Confidential Or  
Personal Information***

This insurance does not apply to **bodily injury, property damage, advertising injury** or **personal injury** arising out of any access to or disclosure of any person's or organization's confidential or personal information, including any patents, trade secrets, processing methods, customer lists, financial information, credit card information, health information or any other type of non-public information.

This exclusion applies even if damages are claimed for notification costs, credit monitoring expenses, forensic expenses, public relations expenses or any other loss, cost or expense incurred by you or others arising out of any access to or disclosure of any person's or organization's confidential or personal information.

All other terms and conditions remain unchanged.

*Authorized Representative*

February 09, 2021







*Endorsement*

*Policy Period*            MAY 10, 2021            To    MAY 10, 2022  
*Effective Date*            MAY 10, 2021  
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*Date Issued*                February 09, 2021

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Under Exclusions/Umbrella Coverage B Bodily Injury/Property Damage/Advertising Injury/Personal Injury, the following exclusion is added.

***Exclusions/  
Umbrella Coverage B  
Bodily Injury/  
Property Damage/  
Advertising Injury/  
Personal Injury***

*War*

This insurance does not apply to any **bodily injury, property damage, advertising injury or personal injury** arising, directly or indirectly, out of:

- war, including undeclared or civil war;
- warlike action by a military force, including action in hindering or defending against an actual or expected attack, by any government, sovereign or other authority using military personnel or other agents; or
- insurrection, rebellion, revolution, usurped power, or action taken by governmental authority in hindering or defending against any of the foregoing.

All other terms and conditions remain unchanged.

*Authorized Representative*

*Date* February 09, 2021







Chubb Group of Insurance Companies  
202B Hall's Mill Road, Whitehouse Station, NJ 08889

# GREAT NORTHERN INSURANCE COMPANY

Incorporated under the laws of Indiana

POLICY NUMBER: (21) 7359-76-56

COMMERCIAL AUTO

## BUSINESS AUTO DECLARATIONS

### ITEM ONE

**PRODUCER:**

HUB INTERNATIONAL MOUNTAIN STATES  
LIMITED

**NAMED INSURED:** GOLDEN SPIKE TOWER & VISITOR CENTER

**MAILING ADDRESS:** 1249 N HOMESTEAD RD  
NORTH PLATTE, NE 69101-1433

**POLICY PERIOD:** From 05-10-2021 to 05-10-2022 at 12:01 A.M. Standard Time at your  
mailing address shown above

**PREVIOUS POLICY NUMBER:** (20) 7359-76-56

**FORM OF BUSINESS:**

CORPORATION     LIMITED LIABILITY COMPANY     INDIVIDUAL  
 PARTNERSHIP     OTHER \_\_\_\_\_

IN RETURN FOR THE PAYMENT OF THE PREMIUM, AND SUBJECT TO ALL THE TERMS OF THIS POLICY,  
WE AGREE WITH YOU TO PROVIDE THE INSURANCE AS STATED IN THIS POLICY.

Premium shown is payable at inception: \$	314
AUDIT PERIOD (IF APPLICABLE)	<input type="checkbox"/> ANNUALLY <input type="checkbox"/> SEMI-ANNUALLY <input type="checkbox"/> QUARTERLY <input type="checkbox"/> MONTHLY

**ENDORSEMENTS ATTACHED TO THIS POLICY:**

- IL 00 17 – Common Policy Conditions (IL 01 46 in Washington)
- IL 00 21 – Broad Form Nuclear Exclusion (not Applicable in New York) (IL 01 98 in Washington)

**SEE SCHEDULE OF FORMS AND ENDORSEMENTS**

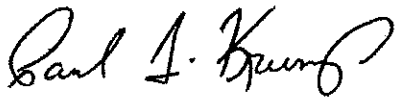
COUNTERSIGNED \_\_\_\_\_ BY \_\_\_\_\_  
(Date) (Authorized Representative)

Policy Number: (21)7359-76-56

**These declarations Pages with Policy Provisions and Endorsement(s) Complete above numbered policy.**

In Witness Whereof, the company issuing this policy has caused this policy to be signed by its authorized officers, but this policy shall not be valid unless also signed by a duly authorized Representative of the company.

## Great Northern Insurance Company



President



Secretary



---

Authorized Representative

**ITEM TWO**

**Schedule Of Coverages And Covered Autos**

This policy provides only those coverages where a charge is shown in the premium column below. Each of these coverages will apply only to those "autos" shown as covered "autos". "Autos" are shown as covered "autos" for a particular coverage by the entry of one or more of the symbols from the Covered Autos section of the Business Auto Coverage Form next to the name of the coverage.

COVERAGES	COVERED AUTOS	LIMIT	PREMIUM
COVERED AUTOS LIABILITY	8, 9	\$1,000,000	\$ 264
PERSONAL INJURY PROTECTION (or equivalent No-fault Coverage)		SEPARATELY STATED IN EACH P.I.P. ENDORSEMENT MINUS DEDUCTIBLE.	
ADDED PERSONAL INJURY PROTECTION (or equivalent Added No-fault Coverage)		SEPARATELY STATED IN EACH ADDED P.I.P. ENDORSEMENT.	
PROPERTY PROTECTION INSURANCE (Michigan only)		SEPARATELY STATED IN THE PROPERTY PROTECTION INSURANCE ENDORSEMENT MINUS DEDUCTIBLE FOR EACH ACCIDENT.	
AUTO MEDICAL PAYMENTS		EACH INSURED	
MEDICAL EXPENSE AND INCOME LOSS BENEFITS (Virginia only)		SEPARATELY STATED IN THE MEDICAL EXPENSE AND INCOME LOSS BENEFITS ENDORSEMENT.	
UNINSURED MOTORISTS			
UNDERINSURED MOTORISTS (When not included in Uninsured Motorists Coverage)			
PHYSICAL DAMAGE COMPREHENSIVE COVERAGE	8	ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS SEE SCHEDULE DEDUCTIBLE FOR EACH COVERED AUTO, BUT NO DEDUCTIBLE APPLIES TO LOSS CAUSED BY FIRE OR LIGHTNING. See ITEM FOUR For Hired or Borrowed Autos.	\$ 25
PHYSICAL DAMAGE SPECIFIED CAUSES OF LOSS COVERAGE		ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS DEDUCTIBLE FOR EACH COVERED AUTO FOR LOSS CAUSED BY MISCHIEF OR VANDALISM. See ITEM FOUR For Hired Or Borrowed Autos.	
PHYSICAL DAMAGE COLLISION COVERAGE	8	ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS SEE SCHEDULE DEDUCTIBLE, FOR EACH COVERED AUTO. See ITEM FOUR For Hired Or Borrowed Autos.	\$ 25
PHYSICAL DAMAGE TOWING AND LABOR		FOR EACH DISABLEMENT OF A PRIVATE PASSENGER AUTO.	
<b>TAX/SURCHARGE/FEE</b>			
<b>PREMIUM FOR ENDORSEMENTS</b>			
<b>*ESTIMATED TOTAL PREMIUM</b>			\$ 314.00

\*This policy may be subject to final audit.

**ITEM FOUR**

**SCHEDULE OF HIRED OR BORROWED COVERED AUTO COVERAGE AND PREMIUMS**

<b>COVERED AUTOS LIABILITY COVERAGE – Cost Of Hire Rating Basis for Autos Used In Your Motor Carrier Operations (Other Than Mobile Or Farm Equipment)</b>			
<b>COVERED AUTOS LIABILITY COVERAGE</b>	<b>STATE</b>	<b>ESTIMATED ANNUAL COST OF HIRE FOR EACH STATE</b>	<b>PREMIUM</b>
Primary Coverage			
Excess Coverage			
<b>TOTAL HIRED AUTO PREMIUM</b>			

For "autos" used in your motor carrier operations, cost of hire means:

1. The total dollar amount of costs you incurred for the hire of automobiles (includes "trailers" and semitrailers), and if not included therein,
2. The total remunerations of all operators and drivers' helpers, of hired automobiles whether hired with a driver by lessor or an "employee" of the lessee, or any other third party, and
3. The total dollar amount of any other costs (*i.e.*, repair, maintenance, fuel, etc.) directly associated with operating the hired automobiles whether such costs are absorbed by the "insured", paid to the lessor or owner, or paid to others.

<b>COVERED AUTOS LIABILITY COVERAGE – Cost Of Hire Rating Basis for Autos NOT Used In Your Motor Carrier Operations (Other Than Mobile Or Farm Equipment)</b>			
<b>COVERED AUTOS LIABILITY COVERAGE</b>	<b>STATE</b>	<b>ESTIMATED ANNUAL COST OF HIRE FOR EACH STATE</b>	<b>PREMIUM</b>
Primary Coverage	NE	\$ 1,400	\$ 115
Excess Coverage			
<b>TOTAL HIRED AUTO PREMIUM</b>			\$ 115

For "autos" **NOT** used in your motor carrier operations, cost of hire means the total amount you incur for the hire of "autos" you don't own (not including "autos" you borrow or rent from your partners or "employees" or their family members). Cost of hire does not include charges for services performed by motor carriers of property or passengers.

ITEM FOUR

SCHEDULE OF HIRED OR BORROWED COVERED AUTO COVERAGE AND PREMIUMS (Cont'd)

Physical Damage Coverages – Cost Of Hire Rating Basis For All Autos (Other Than Mobile or Farm Equipment)				
COVERAGE	STATE	LIMIT OF INSURANCE	ESTIMATED ANNUAL COST OF HIRE FOR EACH STATE (Excluding Autos Hired With A Driver)	PREMIUM
COMPREHENSIVE	NE	ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS \$ 1,000 DEDUCTIBLE FOR EACH COVERED AUTO, BUT NO DEDUCTIBLE APPLIES TO LOSS CAUSED BY FIRE OR LIGHTNING.	\$ 1,400	\$ 25
SPECIFIED CAUSES OF LOSS		ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS DEDUCTIBLE FOR EACH COVERED AUTO FOR LOSS CAUSED BY MISCHIEF OR VANDALISM.		
COLLISION	NE	ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS \$ 1,000 DEDUCTIBLE FOR EACH COVERED AUTO.	\$ 1,400	\$ 25
<b>TOTAL HIRED AUTO PREMIUM</b>				\$ 50
For Physical Damage Coverages, cost of hire means the total amount you incur for the hire of "autos" you don't own (not including "autos" you borrow or rent from your partners or "employees" or their family members). Cost of hire does not include charges for any "auto" that is leased, hired, rented or borrowed with a driver.				

**ITEM FOUR**

**SCHEDULE OF HIRED OR BORROWED COVERED AUTO COVERAGE AND PREMIUMS (Cont'd)**

<b>Cost Of Hire Rating Basis For Mobile Or Farm Equipment – Other Than Physical Damage Coverages</b>					
<b>COVERAGE</b>	<b>STATE</b>	<b>ESTIMATED ANNUAL COST OF HIRE FOR EACH STATE</b>		<b>PREMIUM</b>	
		<b>Mobile Equipment</b>	<b>Farm Equipment</b>	<b>Mobile Equipment</b>	<b>Farm Equipment</b>
Covered Autos Liability – Primary Coverage					
Covered Autos Liability – Excess Coverage					
Personal Injury Protection					
Medical Expense Benefits (Virginia Only)					
Income Loss Benefits (Virginia Only)					
Auto Medical Payments					
<b>TOTAL HIRED AUTO PREMIUM</b>					
<p>Cost of hire means the total amount you incur for the hire of "autos" you don't own (not including "autos" you borrow or rent from your partners or "employees" or their family members). Cost of hire does not include charges for services performed by motor carriers of property or passengers.</p>					



**ITEM FOUR**

**SCHEDULE OF HIRED OR BORROWED COVERED AUTO COVERAGE AND PREMIUMS (Cont'd)**

Cost Of Hire Rating Basis For Mobile or Farm Equipment -- Physical Damage Coverages						
COVERAGE	STATE	LIMIT OF INSURANCE	ESTIMATED ANNUAL COST OF HIRE FOR EACH STATE (Excluding Autos Hired With A Driver)		PREMIUM	
			Mobile Equipment	Farm Equipment	Mobile Equipment	Farm Equipment
COMPREHENSIVE		ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS DEDUCTIBLE FOR EACH COVERED AUTO, BUT NO DEDUCTIBLE APPLIES TO LOSS CAUSED BY FIRE OR LIGHTNING.				
SPECIFIED CAUSES OF LOSS		ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS DEDUCTIBLE FOR EACH COVERED AUTO FOR LOSS CAUSED BY MISCHIEF OR VANDALISM.				
COLLISION		ACTUAL CASH VALUE OR COST OF REPAIR, WHICHEVER IS LESS, MINUS DEDUCTIBLE FOR EACH COVERED AUTO.				
<b>TOTAL HIRED AUTO PREMIUM</b>						
For Physical Damage Coverages, cost of hire means the total amount you incur for the hire of "autos" you don't own (not including "autos" you borrow or rent from your partners or "employees" or their family members). Cost of hire does not include charges for any auto that is leased, hired, rented or borrowed with a driver.						

**ITEM FOUR**

**SCHEDULE OF HIRED OR BORROWED COVERED AUTO COVERAGE AND PREMIUMS (Cont'd)**

Rental Period Rating Basis For Mobile Or Farm Equipment					
COVERAGE	TOWN AND STATE WHERE THE JOB SITE IS LOCATED	ESTIMATED NUMBER OF DAYS EQUIPMENT WILL BE RENTED		PREMIUM	
		Mobile Equipment	Farm Equipment	Mobile Equipment	Farm Equipment
Covered Autos Liability – Primary Coverage					
Covered Autos Liability – Excess Coverage					
Personal Injury Protection					
Medical Expense Benefits (Virginia Only)					
Income Loss Benefits (Virginia Only)					
Auto Medical Payments					
<b>TOTAL HIRED AUTO PREMIUMS</b>					

**ITEM FIVE**

**SCHEDULE FOR NON-OWNERSHIP COVERED AUTOS LIABILITY**

NAMED INSURED'S BUSINESS	RATING BASIS	NUMBER	PREMIUM
Other Than Garage Service Operations And Other Than Social Service Agencies	Number Of Employees	6	\$ 149
	Number Of Partners (Active and Inactive)		
Garage Service Operations	Number Of Employees Whose Principal Duty Involves The Operation Of Autos		
	Number Of Partners (Active and Inactive)		
Social Service Agencies	Number Of Employees		
	Number Of Volunteers Who Regularly Use Autos To Transport Clients		
	Number Of Partners (Active and Inactive)		
<b>TOTAL NON-OWNERSHIP COVERED AUTOS LIABILITY PREMIUM</b>			\$ 149

**ITEM SIX**

**SCHEDULE FOR GROSS RECEIPTS OR MILEAGE BASIS**

Type Of Risk (Check one):	<input type="checkbox"/> Public Autos	<input type="checkbox"/> Leasing Or Rental Concerns
Rating Basis (Check one):	<input type="checkbox"/> Gross Receipts (Per \$100)	<input type="checkbox"/> Mileage (Per Mile)
Estimated Yearly (Check One):	<input type="checkbox"/> Gross Receipts (Per \$100)	<input type="checkbox"/> Mileage
<b>Premiums</b>		
Covered Autos Liability		
Personal Injury Protection		
Added Personal Injury Protection		
Property Protection Insurance (Michigan Only)		
Auto Medical Payments		
Medical Expense And Income Loss Benefits (Virginia Only)		
Comprehensive		
Specified Causes Of Loss		
Collision		
Towing And Labor		

When used as a premium basis:

**FOR PUBLIC AUTOS**

Gross receipts means the total amount earned by the named insured for transporting passengers, mail and merchandise.

Gross receipts does not include:

1. Amounts paid to air, sea or land carriers operating under their own permits.
2. Advertising revenue.
3. Taxes collected as a separate item and paid directly to the government.
4. C.O.D. collections for cost of mail or merchandise including collection fees.

Mileage means the total live and dead mileage of all revenue producing "autos" during the policy period.

**FOR RENTAL OR LEASING CONCERNS**

Gross receipts means the total amount earned by the named insured for the leasing or renting of "autos" to others without drivers.

Mileage means the total live and dead mileage of all "autos" you leased or rented to others without drivers.

**Chubb. Insured.™**

**Policy Number**  
**(21)7359-76-56**

**SCHEDULE OF FORMS AND ENDORSEMENTS**

Named Insured GOLDEN SPIKE TOWER & VISITOR

Effective Date: 05-10-2021  
12:01 A.M., Standard Time

Agent Name HUB INTERNATIONAL MOUNTAIN STATES  
LIMITED

Agent No. 37461-001

**COMMON POLICY FORMS AND ENDORSEMENTS**

99-10-0460	02-97	DIRECT BILL NOTICE TO POLICYHOLDERS
16-10-0254	02-04	ADVISORY NOTICE TO POLICYHOLDERS - OFAC
99-10-0872	06-07	IMPORTANT NOTICE
16-02-0153	01-06	PREMIUM STATEMENT - VARIOUS STATES
16-02-0214	10-13	BUSINESS AUTO COVERAGE FORM DECLARATIONS
16-02-0251 (7)	09-16	SIGNATURE PAGE - GREAT NORTHERN INS. CO.
16-02-0214	10-13	BUSINESS AUTO COVERAGE FORM DECLARATIONS
16-02-0208	01-01	SCHEDULE OF FORMS AND ENDORSEMENTS
CA 00 01	10-13	BUSINESS AUTO COVERAGE FORM
CA 23 85	10-13	EXCL OF TERRORISM INVOLVING NUC/BIO/CHEM
IL 00 17	11-98	COMMON POLICY CONDITIONS
16-02-0282	02-04	COMPLIANCE W/APPLIC TRADE SANCTION LAWS
IL 00 03	08-07	CALCULATION OF PREMIUM
IL 00 21	07-02	NUCLEAR ENERGY LIABILITY EXCLUSION ENDT

**AUTOMOBILE FORMS AND ENDORSEMENTS**

16-10-0196	01-01	REDUCING AUTO LOSSES
CA 01 56	11-13	NEBRASKA CHANGES
CA 02 21	12-17	NEBRASKA CHANGES-CANCELLATION
CA 20 48	10-13	DESIGNATED INSURED

**CHUBB®**

**WORKERS COMPENSATION  
AND  
EMPLOYERS LIABILITY POLICY**

Chubb National Insurance Company

Policy Number  
(22) 7175-74-49

EXTENSION OF INFORMATION PAGE  
WORKERS COMPENSATION CLASSIFICATION SCHEDULE

State of: NEBRASKA

Named Insured GOLDEN SPIKE TOWER & VISITOR

Effective Date: 05-10-2021  
12:01 A.M., Standard Time

Agent Name HUB INTERNATIONAL MOUNTAIN STATES

Agent No. 0037461

Classification of Operation	Code No.	Annual Remuneration	Total Estimated Per \$100 of Remuneration	Estimated Annual Premium
0001-01 GOLDEN SPIKE TOWER & VISITOR CENTER FEIN # FEIN 47-0843465 SIC CODE 8412 NAICS CODE 712120  1249 HOMESTEAD RD NORTH PLATTE NE 69101				
Store - Retail NOC	8017	\$ 59,709	1.10	\$ 657.00
Clerical Office Employees NOC	8810	\$ 60,300	.11	\$ 66.00
Public Library or Museum- All Other Employees	9101	\$ 20,600	2.54	\$ 523.00
Total Class Premium				\$ 1,246.00
Increase Limits 1.008	9807			\$ 10.00
Empl Minimum Difference	9848			\$ 65.00
Total Subject Premium				\$ 1,321.00
Total Modified Premium				\$ 1,321.00
Standard Total				\$ 1,321.00
Expense Constant	0900			\$ 200.00
Terrorism .02	9740			\$ 28.00
Catastrophe (Other Than Certified Acts of Terrorism) .02	9741			\$ 28.00
Total Estimated Premium				\$ 1,577.00
Final Total				\$ 1,577.00
Policy Total Estimated Cost				\$ 1,577.00

Policy Number  
(22) 7175-74-49

**SCHEDULE OF FORMS AND ENDORSEMENTS**

**Chubb National Insurance Company**

Named Insured **GOLDEN SPIKE TOWER & VISITOR**

Effective Date: **05-10-2021**

12:01 A.M., Standard Time

Agent Name **HUB INTERNATIONAL MOUNTAIN STATES**

Agent No. **0037461**

**WORKERS COMPENSATION FORMS AND ENDORSEMENTS**

WC 90 03 84	07-18	CHUBB WC CLAIM KIT
WC 00 00 01A	05-88	INFORMATION PAGE WC AND EMPL LIABIL POL
WC 00 00 01A	05-88	SCHEDULE OF NAMES & LOCATIONS
WC 00 00 01A	05-88	WC CLASSIFICATION SCHEDULE
08 02 0109	04-84	WORK COMP POLICY COVER PAGE
WC 00 00 00C	01-15	WORKERS COMPENSATION AND EMPLOYERS LIAB
WC 00 04 14 A	01-19	90DAY REPORT-NOTIF CHANGE IN OWNERSHIP
WC 00 04 19	01-01	PREMIUM DUE DATE ENDORSEMENT
WC 00 04 21 E	01-21	CATASTROPHE (OTHER THAN CERT ACTS) ENDT
WC 00 04 22 C	01-21	TERRORISM RISK PGM REAUTH ACT DISCL ENDT
WC 00 04 24	01-17	AUDIT NONCOMPLIANCE CHARGE ENDT
WC 26 06 01 C	07-96	NE CANCELATION AND NONRENEWAL ENDT
08 02 0261	03-12	CIVIL UNIONS OR DOMESTIC PARTNERSHIPS
WC 99 07 73	11-06	TRADE OR ECONOMIC SANCTIONS

Policy Number (22) 7175-74-49

Chubb National Insurance Company

NCCI Carrier Code 35173

NAME AND LOCATION SCHEDULE

Named Insured GOLDEN SPIKE TOWER & VISITOR

Effective Date: 05-10-2021

12:01 A.M., Standard Time

Agent Name HUB INTERNATIONAL MOUNTAIN STATES

Agent No. 0037461

State: NEBRASKA

GOLDEN SPIKE TOWER & VISITOR

CENTER

1249 HOMESTEAD RD

NORTH PLATTE NE 69101

Legal Entity: LLC

FEIN: 47-0843465

SIC Code: 8412

NAICS Code: 712120



**Item 1. Name & Mailing Address of the Insured**

GOLDEN SPIKE TOWER & VISITOR  
CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 69101-1433

FEIN 47-0843465

TEL#:

# of EMP:

UI#:

Insured is: Limited Liability Company

**Name & Address of the Producer**

HUB INTERNATIONAL MOUNTAIN STATES  
LIMITED  
521 NORTH BAILEY AVENUE  
NORTH PLATTE 69101

Producer Number 0037461

**Issued by** Chubb National Insurance Company  
a stock insurance company  
incorporated in INDIANA

**N.C.C.I. Carrier Code** 35173

**Policy Number** (22) 7175-74-49

Previous Policy Number (21) 7175-74-49

OTHER WORK PLACES NOT SHOWN ABOVE - SEE ATTACHED EXTENSION OF INFORMATION PAGE

**Item 2. POLICY PERIOD**

12:01 A.M. standard time at the insured's mailing address FROM 05/10/21 TO 05/10/22

**Item 3. A. WORKERS COMPENSATION INSURANCE:** Part One of the policy applies to the Workers Compensation Law of the states listed here: NE

**B. EMPLOYERS LIABILITY INSURANCE:** Part Two of the policy applies to work in each state listed in Item 3A. The limits of our liability under Part Two are:

Bodily Injury by Accident	\$	500,000	each accident
Bodily Injury by Disease	\$	500,000	policy limit
Bodily Injury by Disease	\$	500,000	each employee

**C. OTHER STATES INSURANCE:** Part Three of the policy applies to the states, if any, listed here: All States, Except states designated in Item 3.A and ND, OH, WA, WY

**D. Endorsements (Form No.) Refer To Extension of Information Page "List of Endorsements & Schedules"**

**Item 4.** The Premium for this policy will be determined by our Manuals of Rules, Classifications, Rates and Rating Plans. All information required below is subject to verification and change by audit.

**Refer to Extension of Information Page**

Minimum Premium: \$619	Total Estimated Premium:	\$1,577
Minimum Premium State: NEBRASKA	Total State Surcharges:	
Expense Constant: NEBRASKA (\$200 INCL)	Total Estimated Charge:	\$1,577
Premium Adjustment Period: AT EXPIRATION	Deposit Amount:	\$1,577

**CHUBB GROUP OF INSURANCE COMPANIES:**

100 SOUTH 5TH STREET  
SUITE 1700  
MINNEAPOLIS, MN 55402-1225



02/09/21

Authorized Representative and Date Signed

Issue Date: 02/09/21

### Other important information

**For Insurance Customers in AZ, CA, CT, GA, IL, MA, ME, MN, MT, NV, NC, NJ, OH, OR, and VA only:** Under state law, under certain circumstances, you have the right see the personal information about you that we have on file. To see your information, write Chubb Group Attention: Privacy Inquiries, 202 Hall's Mill Road, P.O. Box 1600, Whitehouse Station, NJ 08889-1600. Chubb may charge a reasonable fee to cover the costs of providing this information. If you think any of the information is not accurate, you may write us. We will let you know what actions we take. If you do not agree with our actions, you may send us a statement. If you want a full description of privacy rights that we will protect in accordance with the law in your home state, please contact us and we will provide it. We may disclose information to certain third parties, such as law enforcement officers, without your permission.

**For Nevada residents only:** We may contact our existing customers by telephone to offer additional insurance products that we believe may be of interest to you. Under state law, you have the right to opt out of these calls by adding your name to our internal do-not-call list. To opt out of these calls, or for more information about your opt out rights, please contact our customer service department. You can reach us by calling 1-800-258-2930, emailing us at [privacyinquiries@Chubb.com](mailto:privacyinquiries@Chubb.com), or writing to Chubb Group, Attention: Privacy Inquiries, 202 Hall's Mill Road, P.O. Box 1600, Whitehouse Station, NJ 08889-1600. You are being provided this notice under Nevada state law. In addition to contacting Chubb, Nevada residents can contact the Nevada Attorney General for more information about your opt out rights by calling 775-684-1100, emailing [bcpinfo@ag.state.nv.us](mailto:bcpinfo@ag.state.nv.us), or by writing to: Office of the Attorney General, Nevada Department of Justice, Bureau of Consumer Protection: 100 North Carson Street, Carson City, NV 89701.

**For Vermont residents only:** Under state law, we will not share information about your creditworthiness within our corporate family except with your authorization or consent, but we may share information about our transactions or experiences with you within our corporate family without your consent.

### Chubb Group Companies Providing This Notice

This notice is being provided by the following Chubb Group companies to their customers located in the United States: ACE American Insurance Company, ACE Capital Title Reinsurance Company, ACE Fire Underwriters Insurance Company, ACE Insurance Company of the Midwest, ACE Life Insurance Company, ACE Property and Casualty Insurance Company, Agri General Insurance Company, Atlantic Employers Insurance Company, Bankers Standard Fire and Marine Company, Bankers Standard Insurance Company, Century Indemnity Company, Chubb Custom Insurance Company, Chubb Indemnity Insurance Company, Chubb Insurance Company of New Jersey, Chubb Lloyds Insurance Company of Texas, Chubb National Insurance Company, Executive Risk Indemnity Inc., Executive Risk Specialty Insurance Company, Federal Insurance Company, Great Northern Insurance Company, Illinois Union Insurance Company, Indemnity Insurance Company of North America, Insurance Company of North America, Pacific Employers Insurance Company, Pacific Indemnity Company, Penn Millers Insurance Company, Texas Pacific Indemnity Company, Vigilant Insurance Company, Westchester Fire Insurance Company and Westchester Surplus Lines Insurance Company.

**CHUBB®**

**Customarq Series**

The Burgee Program

FOR

GOLDEN SPIKE TOWER & VISITOR CENTER

Producer:

HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

Chubb Servicing Office:

MINNEAPOLIS  
100 SOUTH 5TH STREET  
SUITE 1700  
MINNEAPOLIS, MN 55402-1225



**CHUBB®**

**Customarq Series  
The Burgee Program**

**How To Report A Loss**

To report a **Loss**, use the following procedure.

---

**Loss Notification**

If an **Insured Person** has a **Loss**, please contact us by telephone as soon as possible for further assistance:

Telephone Number: 1-800-252-4670

24 hours a day, 7 days a week

**Fax Number**

You may also fax the loss report during normal business hours to:

Fax Number: 1-800-300-2538

**Mailing Address**

You may mail your loss report to the following address:

Chubb Group Of Insurance Companies  
Claim Service Center  
600 Independence Parkway  
P.O. Box 4700  
Chesapeake, Va. 23327-4700



**Table Of Contents**

This Table Of Contents is provided to acquaint you with the overall organization of this policy.

**POLICY ORGANIZATION**

Insuring Agreement

Premium Summary

Property Insurance Section

Property Schedule Of Forms & Declarations

Property Contracts \*

Property Endorsements

Liability Insurance Section

Liability Schedule Of Forms & Declarations

Liability Contracts \*

Liability Endorsements

Crime Insurance Section

Crime Schedule Of Forms & Declarations

Crime Contracts \*

Crime Endorsements

Common Policy Section

Common Policy Conditions

Common Policy Endorsements

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\* Note: Each contract within a section has its own Table Of Contents to facilitate your use of them.





CHUBB®

*NOTICE TO POLICYHOLDERS*

Enclosed is your commercial insurance policy from Chubb. The bill that corresponds with this policy has been mailed separately. When you receive the bill, please pay the amount due by the date indicated. Payment should be made directly to Chubb. As always, prompt payment will keep your coverage in place.

If you have any questions about the attached policy or need assistance with additional insurance, contact your agent or broker. For questions about billing, call our Premium Accounting Service Center at 1-800-372-4822. Thank you for insuring through Chubb.



Insuring Agreement

Chubb Group of Insurance Companies  
202B Hall's Mill Road  
Whitehouse Station, NJ 08889

Named Insured and Mailing Address

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

Policy Number 3604-62-75 WCE

Effective Date MAY 10, 2021

Issued by the stock insurance company  
indicated below, herein called the company.

**GREAT NORTHERN  
INSURANCE COMPANY**

Producer No. 0037461-00001

Incorporated under the laws of  
INDIANA

Producer HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

---

**Company and Policy Period**

Insurance is issued by the company in consideration of payment of the required premium.

This policy is issued for the period 12:01 AM standard time at the Named Insured's mailing address shown above:

From: MAY 10, 2021 To: MAY 10, 2022

Your acceptance of this policy terminates, effective with the inception of this policy, any prior policy of the same number issued to you by us.

This Insuring Agreement together with the Premium Summary, Schedule Of Forms, Declarations, Contracts, Endorsements and Common Policy Conditions comprise this policy.

In Witness Whereof, the company issuing this policy has caused this policy to be signed by its authorized officers, but this policy shall not be valid unless also signed by a duly authorized representative of the company.

President

Secretary

Authorized Representative



**CHUBB®**

**Customarq Series  
The Burgee Program**

**Premium Summary**

**Chubb Group of Insurance Companies  
202B Hall's Mill Road  
Whitehouse Station, NJ 08889**

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

*Policy Number* 3604-62-75 WCE

*Effective Date* MAY 10, 2021

*Issued by the stock insurance company  
indicated below, herein called the company.*

**GREAT NORTHERN  
INSURANCE COMPANY**

*Producer No.* 0037461-00001

*Incorporated under the laws of  
INDIANA*

*Producer* HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

---

**Policy Period**

From: MAY 10, 2021 To: MAY 10, 2022  
12:01 A.M. standard time at the Named Insured's mailing address shown above.

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**Premium Payment**

The First Named Insured shown in the Declarations is responsible for the payment of all premiums and will be the payee for any return premiums we pay.

---

**Premium Audit**

Certain classifications within our rates and rules indicate that premiums calculated therefrom can be significantly affected by large increases or decreases in your business results. Based upon our underwriting review of information provided by you, we may at our discretion perform a premium audit. You may also request such an audit.

If an audit is conducted and additional premiums are due, they are payable upon notice to the First Named Insured. If as a result of an audit the premium paid is greater than the earned premium, we will return the excess to the First Named Insured. The First Named Insured must keep records of the information we need to perform the audit and send us copies at such times as we may request.

---

<b>Coverage</b>	<b>Rate</b>	<b>Premium</b>
PROPERTY INSURANCE SECTION		\$ 7,494
LIABILITY INSURANCE SECTION		\$ 2,589

*Issue Date:* FEBRUARY 22, 2021

*continued*

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**Premium Summary**  
*(continued)*

CRIME INSURANCE SECTION

\$ 513

**TOTAL**

**\$ 10,596**

If ATD coverage is provided on this policy, additional certificate and handling fees may be imposed during the policy term.

---

**Coverage Premium**

Additional certificate and handling fees may be imposed as respects to certification of pressure equipment as mandated by State and/or local jurisdictional authorities.

---

**Payment Plan**

The bill that corresponds with this policy has been mailed separately. When you receive the bill, please pay the amount due by the date indicated. Payment should be made directly to Chubb. As always, prompt payment will keep your coverage in place.

***Property Insurance Section***

***Declarations***





**Property Insurance**

**Schedule of Forms**

*Policy Period*                    MAY 10, 2021 TO MAY 10, 2022  
*Effective Date*                    MAY 10, 2021  
*Policy Number*                    3604-62-75 WCE  
*Insured*                                GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*                GREAT NORTHERN INSURANCE COMPANY  
  
*Date Issued*                        FEBRUARY 22, 2021

The following is a schedule of forms issued as of the date shown above:

<i>Form Number</i>	<i>Edition Date</i>	<i>Form Name</i>	<i>Effective Date</i>	<i>Date Issued</i>
80-02-1313	3-19	EXCLUSIONS	05/10/21	02/22/21
80-02-1422	3-19	EXCLUSIONS-EARTHQUAKE AND FLOOD	05/10/21	02/22/21
80-02-0005	1-18	PROPERTY DECLARATIONS	05/10/21	02/22/21
80-02-0045	3-20	MALICIOUS PROGRAMMING EXCLUSION ADDED	05/10/21	02/22/21
80-02-0215	7-03	PROPERTY SUPPLEMENTARY DEC.-BUSINESS INCOME	05/10/21	02/22/21
80-02-0300	1-15	PROPERTY SUPPLEMENTARY DECLARATIONS	05/10/21	02/22/21
80-02-0315	5-20	SUPP DEC - IMPAIRMENT OF COMP SERVICES	05/10/21	02/22/21
80-02-1000	3-19	BUILDING AND PERSONAL PROPERTY	05/10/21	02/22/21
80-02-1004	3-19	BUSINESS INCOME WITH EXTRA EXPENSE	05/10/21	02/22/21
80-02-1095	7-03	IMPAIRMENT OF COMPUTER SERVICES-MALICIOUS PGM	05/10/21	02/22/21
80-02-1097	3-19	PROPERTY/BI CONDITIONS & DEFINITIONS	05/10/21	02/22/21
80-02-1112	12-19	CI EXTENSION FOR PROPERTY/BI INSURANCE	05/10/21	02/22/21
80-02-1658	1-15	CAP ON CERT. TERRORISM LOSSES (ALL PREMISES)	05/10/21	02/22/21
80-02-2208	7-20	VIRUS, BACTERIA OR MICROORGANISM EXCL ADDED	05/10/21	02/22/21
80-02-5184	4-05	VALUED POLICIES	05/10/21	02/22/21
80-02-5323	8-12	EVENT CANCELLATION ADDITIONAL COVERAGE ADDED	05/10/21	02/22/21
80-02-5337	3-14	BLANKET LOSS PAYEE	05/10/21	02/22/21
80-02-5355	1-15	SPECIAL WAITING PERIOD PROVISION ADDED	05/10/21	02/22/21
80-02-5407	3-19	OCEAN CARGO COVERAGE ADDED	05/10/21	02/22/21
80-02-5622	10-07	NE MAND - CONCEALMENT OR MISREPRESENTATION	05/10/21	02/22/21
99-10-0996	4-18	IMPORTANT NOTICE-NY LOC INSPECTIONS	05/10/21	02/22/21





**Property Insurance  
Declarations**

**Chubb Group of Insurance Companies  
202B Hall's Mill Road  
Whitehouse Station, NJ 08889**

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

Policy Number 3604-62-75 WCE  
Effective Date MAY 10, 2021

*Issued by the stock insurance company  
indicated below, herein called the company.*

**GREAT NORTHERN  
INSURANCE COMPANY**

*Incorporated under the laws of  
INDIANA*

Producer No. 0037461-00001  
Producer  
HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

**Policy Period:** From: MAY 10, 2021 To: MAY 10, 2022  
12:01 A.M. standard time at the Named Insured's mailing address shown above.

**Deductible** \$ 5,000  
**Waiting Period** 24 HOURS  
**Extended Period** UNLIMITED

The information shown above applies to:

- all premises coverages;
- all additional coverages; and
- debris removal coverage,

and all premises shown in this and all other property declarations, unless corresponding specific information is shown as applicable to a specific premises or coverage.

**Premises Schedule**

1. 1249 N HOMESTEAD RD, NORTH PLATTE, NE 69101

**Premises Coverages** If "Blanket" or "Loss Limit" is shown under Limits Of Insurance as applicable to a Premises, please refer to the "Premises Coverages – Blanket Limits" section or the "Loss Limits Of Insurance" section above to determine the Limit Of Insurance applicable to such Premises. "Blanket" limits are numbered for ease of reference. If a specific limit is shown under Limits Of Insurance for a Premises Coverage, that Limit applies to such coverage, even if a "Blanket" limit applies to other Premises Coverage at such premises.

PREMISES # 1      1249 N HOMESTEAD RD      BLDG # 1  
NORTH PLATTE, NEBRASKA 69101

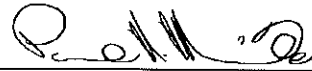




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*IMPAIRMENT OF COMPUTER SERVICES – MALICIOUS PROGRAMMING*

INSIDE ATTACK	\$ 1,000
OUTSIDE ATTACK – PER OCCURRENCE	\$ 1,000
OUTSIDE ATTACK – ANNUAL AGGREGATE	\$ 1,000



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*Authorized Representative*

**Supplementary Declarations For  
Cultural Institutions - Property**

**Chubb Group of Insurance Companies  
202B Hall's Mill Road  
Whitehouse Station, NJ 08889**

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

*Policy Number* 3604-62-75 WCE

*Effective Date* MAY 10, 2021

*Issued by the stock insurance company  
indicated below, herein called the company.*

**GREAT NORTHERN  
INSURANCE COMPANY**

*Producer No.* 0037461-00001

*Incorporated under the laws of  
INDIANA*

*Producer* HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

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**Policy Period**

From: MAY 10, 2021 To: MAY 10, 2022  
12:01 A.M. standard time at the Named Insured's mailing address shown above.

---

**Covered Premises \$250,000 Blanket Limit Of Insurance**

The Blanket Limit Of Insurance shown above applies only for the Premises Coverages shown below. Unless otherwise stated, this Blanket Limit Of Insurance applies separately at each covered premises shown in the Declarations. This Blanket Limit Of Insurance applies in excess of the applicable deductible shown in the Declarations.

At time of loss, the first Named Insured may elect to apportion this Blanket Limit Of Insurance to one or any combination of the Premises Coverages shown, but under no circumstance will the aggregate apportionment be permitted to exceed the Blanket Limit Of Insurance shown above at any one covered premises. For the purpose of the application of this \$250,000 Blanket Limit Of Insurance, all property at one premises shall constitute a single premises.

Separate specific Limits Of Insurance may be purchased for each of these Premises Coverages. If purchased, these Limits Of Insurance and any applicable deductible will be shown in the Declarations with the Premises Coverages. If no deductible is shown in the Declarations with the Premises Coverages, then the Property Deductible will apply. When a specific Limit Of Insurance is purchased for any of these Premises Coverages, such specific Limit Of Insurance will apply in addition to whatever amount the first Named Insured apportions to that coverage at time of loss as provided in the previous paragraphs.

---

**Coverages Included In The Blanket Limit Of Insurance:**

ACCOUNTS RECEIVABLE  
ELECTRONIC DATA PROCESSING PROPERTY  
LEASEHOLD INTEREST -  
BONUS PAYMENT,  
PREPAID RENT,  
SUBLEASE PROFIT,  
TENANTS' LEASE INTEREST  
LEASEHOLD INTEREST - UNDAMAGED  
TENANT'S IMPROVEMENTS & BETTERMENTS

NON - OWNED DETACHED TRAILERS  
TREES, SHRUBS, PLANTS, LAWNS OR TOPIARY  
PAIR AND SET  
PERSONAL PROPERTY OF EMPLOYEES  
PUBLIC SAFETY SERVICE CHARGES  
RESEARCH AND DEVELOPMENT PROPERTY  
VALUABLE PAPERS

---

**Property Coverages**

The Limits Of Insurance shown below:

- are provided for the Premises Coverages and Additional Coverages shown at no additional cost to you;
- apply separately at each premises shown in the Declarations, except for the following Additional Coverages which apply anywhere within the Coverage Territory:
  - Any Other Location;
  - Deferred Payments;
  - Exhibition, Fair Or Trade Show;
  - Installation;
  - In Transit;
  - Collections - In Transit; or
  - Mobile Communication Property (greater than 1,000 feet from a premises shown in the Declarations); and
- do not apply when the applicable coverage has been excluded as shown in the Declarations or by endorsement to this policy.

The Limits Of Insurance for:

- Debris Removal; and
- Preparation Of Loss Fees,

apply separately at each premises shown in the Declarations or anywhere within the Coverage Territory.

You may purchase increased Limits Of Insurance, and we will charge you an additional premium. If you purchase increased Limits Of Insurance for any of these coverages, the Limits Of Insurance shown in the Declarations will reflect your total Limit Of Insurance, including the Limits Of Insurance shown below. Any applicable deductible will be shown in the Declarations with the coverage. If no deductible is shown in the Declarations with the coverage, then the Property Deductible will apply. Extra Expense Coverage is not subject to any deductible.

Extra expense is subject to the:

- Business Income With Extra Expense contract and Business Income With Extra Expense And Research And Development Income contract if purchased; or
- Extra Expense contract, if the Business Income With Extra Expense contract or Business Income With Extra Expense And Research And Development Income contract is not purchased.



*Supplementary Declarations - Property*

*Effective Date*                      MAY 10, 2021

*Policy Number*                      3604-62-75 WCE

**Property Coverages**

*Limit Of Insurance*

<i>ANY OTHER LOCATION</i>	
ACCOUNTS RECEIVABLE	\$ 50,000
BUILDING COMPONENTS	\$ 50,000
ELECTRONIC DATA PROCESSING PROPERTY	\$ 50,000
COLLECTIONS	\$ 50,000
PERSONAL PROPERTY	\$ 50,000
RESEARCH AND DEVELOPMENT PROPERTY	\$ 50,000
VALUABLE PAPERS	\$ 50,000
 <i>COLLECTIONS – ON PREMISES</i>	 \$ 50,000
<i>DEBRIS REMOVAL</i>	
PREMISES SHOWN IN THE DECLARATIONS	\$ 100,000
ANY OTHER LOCATION	\$ 25,000
IN TRANSIT	\$ 25,000
 <i>DEFERRED PAYMENTS</i>	 \$ 25,000
<i>EXHIBITION, FAIR OR TRADE SHOW</i>	
ELECTRONIC DATA PROCESSING PROPERTY	\$ 50,000
COLLECTIONS	\$ 50,000
PERSONAL PROPERTY	\$ 50,000
 <i>EXTRA EXPENSE</i>	 \$ 100,000
 <i>FUNGUS CLEAN-UP OR REMOVAL</i>	 \$ 25,000
 <i>INSTALLATION</i>	
ANY JOB SITE	\$ 25,000
IN TRANSIT	\$ 25,000

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**Property Coverages****Limit Of Insurance**

<i>IN TRANSIT</i>	
ACCOUNTS RECEIVABLE	\$ 25,000
BUILDING COMPONENTS	\$ 25,000
ELECTRONIC DATA PROCESSING PROPERTY COLLECTIONS	\$ 50,000
PERSONAL PROPERTY	\$ 25,000
VALUABLE PAPERS	\$ 25,000
LOSS OF MASTER KEY	\$ 15,000
LOSS PREVENTION EXPENSES	\$ 15,000
MOBILE COMMUNICATION PROPERTY (GREATER THAN 1,000 FEET FROM A PREMISES SHOWN IN THE DECLARATIONS)	\$ 15,000
<i>MONEY &amp; SECURITIES</i>	
ON PREMISES	\$ 15,000
OFF PREMISES	\$ 15,000
POLLUTANT CLEAN-UP OR REMOVAL	\$ 25,000
EXHIBIT WATER	\$ 10,000
PREPARATION OF LOSS FEES	\$ 10,000

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The following displays the Coverages and the applicable Limits Of Insurance for:

**Newly Acquired Premises Or Newly Acquired Or  
Constructed Property****Limit Of Insurance**

<i>BUILDING</i>	\$2,500,000
<i>PERSONAL PROPERTY</i>	\$1,000,000
<i>PERSONAL PROPERTY AT EXISTING PREMISES</i>	\$ 100,000
<i>ELECTRONIC DATA PROCESSING EQUIPMENT</i>	\$1,000,000
<i>ELECTRONIC DATA</i>	\$ 50,000
<i>COMMUNICATION PROPERTY</i>	\$ 50,000
<i>COLLECTIONS</i>	\$ 50,000

**CHUBB®**

**Property Insurance**

**Supplementary Declarations - Property**

*Effective Date*            MAY 10, 2021

*Policy Number*            3604-62-75 WCE

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You may purchase increased Limits Of Insurance for any of the Newly Acquired Premises or Newly Acquired or Constructed Property Limits Of Insurance shown above and we will charge you an additional premium. If you purchase such increased Limits Of Insurance, the Limits Of Insurance shown in the Declarations will reflect your total limit, including the Limits Of Insurance shown above.



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*Authorized Representative*

**Chubb. Insured.™**



**Supplementary Declarations — Business Income**

**Chubb Group of Insurance Companies  
202B Hall's Mill Road  
Whitehouse Station, NJ 08889**

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

*Policy Number* 3604-62-75 WCE

*Effective Date* MAY 10, 2021

*Issued by the stock insurance company indicated below, herein called the company.*

**GREAT NORTHERN  
INSURANCE COMPANY**

*Producer No.* 0037461-00001

*Incorporated under the laws of  
INDIANA*

*Producer* HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

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**Policy Period**

From: MAY 10, 2021 To: MAY 10, 2022  
12:01 A.M. standard time at the Named Insured's mailing address shown above.

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**Additional Business Income Coverages**

The Limits Of Insurance shown below are provided for the Premises Coverages and Additional Coverages shown at no additional cost to you. You may purchase increased Limits Of Insurance, and we will charge you an additional premium. If you purchase increased Limits Of Insurance for any of these coverages, the Limits Of Insurance shown in the Declarations will reflect your total Limit Of Insurance, including the Limits Of Insurance shown below.

Except for Dependent Business Premises, Any Other Location, Exhibition, Fair or Trade Show and Preparation Of Loss Fees, the Limits Of Insurance shown below apply at each premises for which you have purchased a Limit Of Insurance for Business Income as shown in the Declarations.

The Limit Of Insurance for Dependent Business Premises applies:

- at each of your premises for which you have purchased a Limit Of Insurance for Business Income as shown in the Declarations;
- separately to each **occurrence**, regardless of the number of **dependent business premises** that sustain covered direct physical loss or damage; and
- only if such direct physical loss or damage causes a business income loss (or extra expense loss if Business Income With Extra Expense is purchased) at your premises for which you have purchased a Limit Of Insurance for Business Income as shown in the Declarations,

provided that actual loss for such premises is the direct result of direct physical loss or damage, by a **covered peril**, to the **dependent business premises**.

If you increase the \$100,000 Limit Of Insurance for Dependent Business Premises as provided for in this Supplementary Declarations, such increased Limit Of Insurance:

- will be shown in the Declarations and will reflect your total Dependent Business Premises Limit Of Insurance at the applicable **dependent business premises** shown in the Declarations; and
- is the most we will pay in any one **occurrence** at all premises for which a Limit Of Insurance for Business Income is shown in the Declarations.

The Limit Of Insurance for Any Other Location or Exhibition, Fair or Trade Show applies within the Coverage Territory of this policy.

The Limit Of Insurance for Preparation Of Loss Fees applies at each premises shown in the Declarations or anywhere within the Coverage Territory.

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**Business Income Coverages**

*Limit Of Insurance*

ANY OTHER LOCATION	\$ 25,000
CONTRACTUAL PENALTIES	\$ 10,000
DEPENDENT BUSINESS PREMISES	\$ 100,000
EXHIBITION, FAIR OR TRADE SHOW	\$ 10,000
PREPARATION OF LOSS FEES	\$ 10,000
INGRESS & EGRESS	\$ 25,000
LOSS OF UTILITIES	\$ 15,000
POLLUTANT CLEAN-UP OR REMOVAL	\$ 10,000

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The following displays the coverage and the applicable Limit Of Insurance provided for each newly acquired premises:

**Newly Acquired Premises**

*Limit Of Insurance*

BUSINESS INCOME	\$ 100,000
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Authorized Representative



**Chubb. Insured.<sup>SM</sup>**



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**Liability Insurance**

**Schedule of Forms**

*Policy Period*                    MAY 10, 2021 TO MAY 10, 2022

*Effective Date*                MAY 10, 2021

*Policy Number*                3604-62-75 WCE

*Insured*                         GOLDEN SPIKE TOWER & VISITOR CENTER

*Name of Company*            GREAT NORTHERN INSURANCE COMPANY

*Date Issued*                  FEBRUARY 22, 2021

The following is a schedule of forms issued as of the date shown above:

<i>Form Number</i>	<i>Edition Date</i>	<i>Form Name</i>	<i>Effective Date</i>	<i>Date Issued</i>
80-02-6541	3-05	CONDITION - PREMIUM AUDIT	05/10/21	02/22/21
80-02-2367	5-07	ADDL INSURED-SCHEDULED PERSON OR ORGANIZATION	05/10/21	02/22/21
80-02-2367	5-07	ADDL INSURED-SCHEDULED PERSON OR ORGANIZATION	05/10/21	02/22/21
80-02-0010	4-94	LIABILITY DECLARATIONS	05/10/21	02/22/21
80-02-2000	4-01	GENERAL LIABILITY	05/10/21	02/22/21
80-02-6403	1-15	CAP ON CERTIFIED TERRORISM LOSSES	05/10/21	02/22/21
80-02-6405	11-18	COND - AUTO INCREASE PAYROLL AND SALES	05/10/21	02/22/21
80-02-6528	1-13	EXCL-INFO LAWS INCL UNAUTH OR UNSOLICIT COMMUN	05/10/21	02/22/21
80-02-6543	3-05	EXCLUSION - ABUSE OR MOLESTATION, TOTAL	05/10/21	02/22/21
80-02-8290	5-10	EXCL - INTELLECTUAL PROPERTY LAWS OR RIGHTS	05/10/21	02/22/21
80-02-8422	4-12	EXCLUSION - POLLUTION	05/10/21	02/22/21
80-02-8423	4-12	EXCLUSION - LOSS OF USE ELECTRONIC DATA	05/10/21	02/22/21
80-02-8425	1-14	EXCL-ALCOHOLIC BEVERAGE TYPE BUSINESSES	05/10/21	02/22/21
80-02-8635	11-17	COV-PROD WITHDRWL EXP & CRISIS ASSISTANCE EXP	05/10/21	02/22/21



**Declarations**

**Chubb Group of Insurance Companies**  
**202B Hall's Mill Road**  
**Whitehouse Station, NJ 08889**

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
 1249 N HOMESTEAD RD  
 NORTH PLATTE, NE 691011433

*Policy Number* 3604-62-75 WCE

*Effective Date* MAY 10, 2021

*Issued by the stock insurance company indicated below, herein called the company.*

**GREAT NORTHERN  
INSURANCE COMPANY**

*Producer No.* 0037461-00001

*Incorporated under the laws of*  
**INDIANA**

*Producer* HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
 521 N BAILEY AVENUE  
 NORTH PLATTE, NE 69101-0000

**Policy Period**

From: MAY 10, 2021 To: MAY 10, 2022  
 12:01 A.M. standard time at the Named Insured's mailing address shown above.

**Liability Coverage****Limit Of Insurance****GENERAL LIABILITY**

GENERAL AGGREGATE LIMIT	\$ 2,000,000
PRODUCTS/COMPLETED OPERATIONS AGGREGATE LIMIT	\$ 2,000,000
EACH OCCURRENCE LIMIT	\$ 1,000,000
ADVERTISING INJURY AND PERSONAL INJURY AGGREGATE LIMIT	\$ 1,000,000
DAMAGE TO PREMISES RENTED TO YOU LIMIT	\$1,000,000
MEDICAL EXPENSES LIMIT	\$ 10,000

**RATING INFORMATION**

# CHUBB®

## **Liability Coverage** (continued)

**STATE: NEBRASKA**

COVERAGE NAME:

PREM/OPS

CLASSIFICATION CODE NUMBER:

00320

CLASSIFICATION DESCRIPTION:

SPECIAL EVENTS - SLIGHT EXPOSURE

(THIS CLASSIFICATION INCLUDES PRODUCTS/COMPLETED OPERATIONS)

PREMIUM BASIS:

PER EVENT DAY:

15

COVERAGE NAME:

PREM/OPS

CLASSIFICATION CODE NUMBER:

13506

CLASSIFICATION DESCRIPTION:

GIFT SHOPS - (FOR PROFIT)

PREMIUM BASIS:

GROSS SALES:

\$205,530

COVERAGE NAME:

PCO

CLASSIFICATION CODE NUMBER:

13506

CLASSIFICATION DESCRIPTION:

GIFT SHOPS - (FOR PROFIT)

PREMIUM BASIS:

GROSS SALES:

\$205,530

COVERAGE NAME:

PREM/OPS

CLASSIFICATION CODE NUMBER:

46426

CLASSIFICATION DESCRIPTION:

MUSEUMS - (FOR PROFIT)

(THIS CLASSIFICATION INCLUDES PRODUCTS/COMPLETED OPERATIONS)

PREMIUM BASIS:

AREA:

9,117

**Chubb. Insured.™**

***Crime Insurance Section***

***Declarations***



**Crime Insurance****Schedule of Forms**

*Policy Period*            MAY 10, 2021 TO MAY 10, 2022  
*Effective Date*        MAY 10, 2021  
*Policy Number*        3604-62-75 WCE  
*Insured*                GOLDEN SPIKE TOWER & VISITOR CENTER  
  
*Name of Company*      GREAT NORTHERN INSURANCE COMPANY  
  
*Date Issued*            FEBRUARY 22, 2021

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The following is a schedule of forms issued as of the date shown above:

<i>Form Number</i>	<i>Edition Date</i>	<i>Form Name</i>	<i>Effective Date</i>	<i>Date Issued</i>
80-02-0020	4-94	CRIME DECLARATIONS	05/10/21	02/22/21
80-02-3000	7-03	CRIME	05/10/21	02/22/21
80-02-3110	5-10	CI AMENDED LOSS PAYMENT BASIS	05/10/21	02/22/21





*Declarations*

*Named Insured and Mailing Address*

GOLDEN SPIKE TOWER & VISITOR CENTER  
1249 N HOMESTEAD RD  
NORTH PLATTE, NE 691011433

**Chubb Group of Insurance Companies**  
**202B Hall's Mill Road**  
**Whitehouse Station, NJ 08889**

*Policy Number* 3604-62-75 WCE

*Effective Date* MAY 10, 2021

*Issued by the stock insurance company indicated below, herein called the company.*

**GREAT NORTHERN  
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*Producer No.* 0037461-00001

*Incorporated under the laws of*  
**INDIANA**

*Producer* HUB INTERNATIONAL MOUNTAIN STATES LIMITED  
521 N BAILEY AVENUE  
NORTH PLATTE, NE 69101-0000

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**Policy Period**

From: MAY 10, 2021                      To: MAY 10, 2022  
12:01 A.M. standard time at the Named Insured's mailing address shown above.

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**Crime Coverage**

**Limit Of Insurance**

The following displays the coverages provided under this insurance.

<b>EMPLOYEE THEFT</b>	\$ 300,000	
DEDUCTIBLE		\$ 1,000

**Chubb. Insured.™**



COMMON

POLICY

CONDITIONS

***Common Policy Conditions Section***



**Policy Conditions**

**Schedule of Forms**

*Policy Period*                    MAY 10, 2021 TO MAY 10, 2022

*Effective Date*                MAY 10, 2021

*Policy Number*                3604-62-75 WCE

*Insured*                         GOLDEN SPIKE TOWER & VISITOR CENTER

*Name of Company*            GREAT NORTHERN INSURANCE COMPANY

*Date Issued*                    FEBRUARY 22, 2021

The following is a schedule of forms issued as of the date shown above:

<i>Form Number</i>	<i>Edition Date</i>	<i>Form Name</i>	<i>Effective Date</i>	<i>Date Issued</i>
80-02-9001	6-98	HOW TO REPORT A LOSS	05/10/21	02/22/21
80-02-9090	6-05	COMMON POLICY CONDITIONS	05/10/21	02/22/21
80-02-9751	1-00	NEBRASKA MANDATORY-CANCELLATION & NON-RENEW	05/10/21	02/22/21
80-02-9790	3-12	COND - CIVIL UNIONS OR DOMESTIC PARTNERSHIPS	05/10/21	02/22/21
80-02-9800	12-08	INSURING AGREEMENT	05/10/21	02/22/21
99-10-0460	2-97	DIRECT BILL NOTICE	05/10/21	02/22/21
99-10-0732	1-15	NOTICE TO POLICYHOLDERS-TRIPRA	05/10/21	02/22/21
99-10-0792	9-04	IMPORTANT NOTICE - OFAC	05/10/21	02/22/21
99-10-0872	6-07	AOD POLICYHOLDER NOTICE	05/10/21	02/22/21

