



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

4/1/2026

4/8/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION** IS **WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	Lockton Companies, LLC DBA Lockton Insurance Brokers, LLC in CA CA license #0F15767 8110 E Union Ave., Ste. 100 Denver CO 80237 denver-certs@lockton.com	CONTACT NAME: PHONE (A/C. No. Ext): E-MAIL ADDRESS:	FAX (A/C. No):
INSURED	1507472 Sako and Partners Lower Holdings LLC Asset Plus USA LLC; Asset Campus USA, LLC 945 Bunker Hill Road, Floor 14 Houston, TX 77024	INSURER(S) AFFORDING COVERAGE INSURER A: James River Insurance Company INSURER B: Underwriters at Lloyds of London INSURER C: Arch Insurance (UK) Limited INSURER D: --- SEE ATTACHMENT --- INSURER E: Allied World Assurance Company (U.S.) Inc. INSURER F:	NAIC # 12203 10736 11150 19489

COVERAGES**CERTIFICATE NUMBER:** 21227071**REVISION NUMBER:** XXXXXXXX

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> \$50K SIR <input checked="" type="checkbox"/> \$10M Policy Agg. GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input checked="" type="checkbox"/> LOC <input type="checkbox"/> OTHER:	Y	Y	001421482	4/1/2025	4/1/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ Excluded PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
A	<input type="checkbox"/> AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY	N	N	001421482	4/1/2025	4/1/2026	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ XXXXXXXX BODILY INJURY (Per accident) \$ XXXXXXXX PROPERTY DAMAGE (Per accident) \$ XXXXXXXX \$ XXXXXXXX
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$	Y	Y	001236064	4/1/2025	4/1/2026	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 \$ XXXXXXXX
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input type="checkbox"/>	N/A	NOT APPLICABLE			PER STATUTE <input type="checkbox"/> OTH-ER <input type="checkbox"/> E.L. EACH ACCIDENT \$ XXXXXXXX E.L. DISEASE - EA EMPLOYEE \$ XXXXXXXX E.L. DISEASE - POLICY LIMIT \$ XXXXXXXX
B	Terrorism	Y	Y	CMTRB2500496	4/1/2025	4/1/2026	\$50M per occ./agg.
C	Active Assailant			CMTRO2500336	4/1/2025	4/1/2026	\$2M/\$10M
D	XS Liab			See Attached	4/1/2025	4/1/2026	See attached
E	Pollution			03142397	4/1/2024	4/1/2027	\$10M/\$20M

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

RE: Grand at Lake Sheri, The (fka Grove at Valdosta) - 2201 Baytree Road; Valdosta, GA 31602. Additional Named Insured includes: Grove at Valdosta Apartments, LLC. 30 day notice of Cancellation and 10 Day Notice of Cancellation for Non-Payment. Umbrella follows form. Certificate Holder and Knighthead Funding, LLC are included as Additional Insured where required by written contract for GL/Umbrella/Excess/Active Assailant Policies. GL/Umbrella/Excess/Active Assailant insurance is primary and non-contributory in favor of the Certificate Holder and Knighthead Funding, LLC when required by written contract.

CERTIFICATE HOLDER**CANCELLATION** See Attachment**21227071**KHRE SMA Funding, LLC ISAOA, ATIMA
c/o Knighthead Funding, LLC
777 West Putnam Avenue
3rd Floor, Suite B-2
Greenwich, CT 06830

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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A waiver of subrogation if provided in favor of Certificate Holder and Knighthead Funding, LLC for GL/Umbrella/Excess/
Active Assailant when required by written contract.

<u>Insurance Company</u>	<u>Policy Number</u>	<u>Policy Term</u>	<u>Limits</u>
Allied World Assurance Company (U.S.) Inc	3133359	4/1/2025 - 4/1/2026	\$5,000,000 xs \$5,000,000
Bowhead Specialty	CXS03203901	4/1/2025 - 4/1/2026	\$10,000,000 xs \$10,000,000
Texas Insurance Company	JTI25XANN0322902	4/1/2025 - 4/1/2026	\$10,000,000 xs \$20,000,000
Continental Insurance Company	7036695896	4/1/2025 - 4/1/2026	\$10,000,000 xs \$30,000,000
Federal Insurance Company	93651560	4/1/2025 - 4/1/2026	\$10,000,000 xs \$40,000,000

Named Insured Includes:

Asset Plus USA, LLC
 Asset Campus USA, LLC
 Asset Living Corporation
 Asset Living IP, LLC
 Asset Living, LLC (fka Shelton Residential, LLC)
 Asset Living Southeast, LLC (fka JMG Realty, LLC)
 JMG Realty, Inc.
 Asset Living Risk Management, LLC
 Asset Campus International, LLC
 Asset Receiver USA, LLC
 Alpha Barnes Real Estate Services, LLC
 Alpha Barnes Real Estate Services II, LLC
 Sako and Partners Holdings, LLC
 Sako and Partners Intermediate Holdings LLC
 Alpha Creek Services, LLC
 Asset Living Midwest, LLC