

Errors & Omissions Highlights Checklist

Does your E&O provider:	Pearl Insurance	Your Provider
Have an “A” rating or better by the leading financial rating agencies?*	✓	
Cover Real Estate Agents, Brokers, Leasing Agents, Property Managers, Auctioneers, Appraisers, Consultants, Short-Term Escrow Agents, Referral Agents, Franchise Corporations, Employees of Independent Contractors, and Notary Publics?	✓	
Give you the option to use their designated attorney or choose your own defense counsel (with written consent)?	✓	
Offer Lockbox coverage (all types of lockboxes) to full policy limits (deductible does not apply)	✓	
Cover Environmental Failure to Advise up to full policy limits (including pollutants, asbestos, lead, and radon)?	✓	
Include Defense Outside Limits?	✓	
Provide Public Relations Advisory Services for qualifying events with no applicable deductible (for \$15,000 per event, \$50,000 per policy period)?	✓	
Include an Automatic Fair Housing Discrimination sub-limit of \$250,000 for claims and damages (with up to \$1,000,000 available)?	✓	
Feature a unique Open House Property Damage Coverage with a \$50,000 sub-limit?	✓	
Offer a Liberalization Clause providing current insureds with automatic coverage for policy enhancements (if no premium is applicable)?	✓	
Include Innocent Partner Coverage for fraud and late reporting?	✓	
Include Personal Injury?	✓	
Cover services via the Insured’s Internet, email, telecommunications, and other similar systems?	✓	
Cover the Sale of Agent-Owned Residential Properties?	✓	
Offer 50% deductible reductions (for qualified firms)?	✓	
Provide comprehensive risk management tools and services?	✓	
Provide a claims staff dedicated solely to real estate professionals?	✓	
Include Early Claim Resolution for damages—a 50% deductible reduction (up to \$5,000 per policy period)?	✓	
Offer optional coverages such as Property Management BI/PD, Construction Development Coverage Endorsement, and Business Opportunity Coverage Endorsement?	✓	

Please check individual’s insurance policy for actual description of terms, coverages, amounts, conditions, limitations, and exclusions. (Not all coverages available in all states.)