

Tenant's Insurance

MYTH: Your landlord's insurance *will cover* all of your personal belongings.

FACT: The landlord's policy only covers the actual structure of the apartment.

MYTH: If *someone is injured* on your property, the landlord's policy will cover it.

FACT: The landlord's policy does not cover liability to others.

MYTH: Tenants have *no preventive policies* to cover their belongings and guests.

FACT: A special policy is available called THE TENANT FORM (HO-4).

WHAT DOES TENANT'S INSURANCE COVER?

1. Personal property, whether at home or elsewhere.
2. Full coverage on furniture and clothing.
3. Limited coverage on furs, jewelry, and silver.
4. Household contents are covered against damages caused by:
fire, lightening, hail, windstorm, explosion, riots, aircraft, vehicles, smoke,
vandalism, theft, falling objects, ice, snow, sleet,
building collapse, leakage from water, freezing of plumbing, heating & air
conditioning & injury from electric shock.
5. Includes legal costs if you are sued because of injuries caused by you,
members of your family or pets.
6. It will pay for increases in living expenses due to residence being inhabitable.
7. It does not cover damage to the actual building.

HOW DO YOU KNOW YOUR ACTUAL INSURANCE NEEDS?

1. First, you need an accurate estimate of your household belongings. This will help you decide how much insurance to obtain.
2. Make an inventory of the contents of your residence. Include all personal items, furniture & appliances (which are owned by you).
3. Keep receipts, dates of purchases and photographs of major items.
4. Inventory your household goods & keep a copy of the inventory in a safe place away from the residence.

HOW TO SHOP FOR TENANT'S INSURANCE

1. Ask friends to recommend insurance agencies or companies.
2. Check the yellow pages in the phone book under the heading "Insurance".
3. *Always ask questions!!!!!!!*
4. Compare costs, quality & coverage to determine the best company for you.

[CLICK HERE](#) for Manhattan Area Renter's Insurance Providers

Source: Kansas State University Off-Housing Guide
www.offhousingguide.com