

## **EVIDENCE OF PROPERTY INSURANCE**

DATE (MM/DD/YYYY) 12/17/2025

THIS EVIDENCE OF PROPERTY INSURANCE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE ADDITIONAL INTEREST NAMED BELOW. THIS EVIDENCE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS EVIDENCE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE ADDITIONAL INTEREST.						
AGENCY PH	IONE	COMPANY	INTEREST.			
(A	HARTFORD UNDER	RWRITERS INSUR	RANCE COMPAI	NY		
MCAFEE INSURANCE AGE						
1816 W 4TH STREET						
WILIMGTON DE 19805						
FAX E-MAIL (A/C, NO): ADDRESS:						
CODE: 44430147	SUB CODE:					
AGENCY						
CUSTOMER ID #: INSURED	LOAN NUMBER		POLICY NUMBER			
MIDTOWN CHOCOLATIERS LLC		LOAN NOMBER			44 SBA BB6P2P	
145 S 13TH ST # 143		EFFECTIVE DATE	EXPIRATION DATE	CONTINUED	UNTILL	
PHILADELPHIA PA 19107-4916		11/16/2025	11/16/2026	TERMINATED IS QUEOUED		
		THIS REPLACES PRIOR EVID	THIS REPLACES PRIOR EVIDENCE DATED:			
PROPERTY INFORMATION						
Location: 1 , Building: 1						
Candy or Confectionery Store	with Cooking					
145 S 13TH ST # 143	e with Cooking					
	24.0					
PHILADELPHIA PA 19107-49	916					
NOT WITHSTANDING ANY RECEVIDENCE OF PROPERTY INSI	E LISTED BELOW HAVE BEEN ISSUED QUIREMENT, TERM OR CONDITION OF URANCE MAY BE ISSUED OR MAY PERT EXCLUSIONS AND CONDITIONS OF SUG	ANY CONTRACT OR OTI AIN, THE INSURANCE AF	HER DOCUMENT V FORDED BY THE P	VITH RESPECT T POLICIES DESCRI	TO WHICH THIS IBED HEREIN IS	
		THE OLICILS. LIMITS SHO		IN KEDOCED DI	I AID CLAINS.	
	PERILS INSURED BASIC	BROAD SPECIAL	x			
COVERAGE INFORMATION	PERILS INSURED BASIC COVERAGE/PERILS/FORMS	BROAD SPECIAL		OUNT OF INSURANCE	DEDUCTIBLE	
COVERAGE INFORMATION  Location Level Coverages:	COVERAGE/PERILS/FORMS	BROAD SPECIAL		OUNT OF INSURANCE	DEDUCTIBLE	
Location Level Coverages: Special Property Coverage Fo	coverage/perils/forms  orm including Theft	BROAD SPECIAL		DUNT OF INSURANCE		
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage For Business Personal Property (I	coverage/perils/forms  orm including Theft  BPP) - Replacement Cost	BROAD SPECIAL	AMC	DUNT OF INSURANCE	\$1,000.00	
Location Level Coverages: Special Property Coverage Fo	coverage/perils/forms  orm including Theft  BPP) - Replacement Cost	BROAD SPECIAL	\$23			
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Formula Property (Information of the Information of t	coverage/perils/forms  orm including Theft  BPP) - Replacement Cost	BROAD SPECIAL	\$23	32,100.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage For Business Personal Property (I	coverage/perils/forms  orm including Theft  BPP) - Replacement Cost	BROAD SPECIAL	\$23 \$19	32,100.00 90,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra E	COVERAGE/PERILS/FORMS  Drm including Theft  BPP) - Replacement Cost  stterments	BROAD SPECIAL	\$23	32,100.00 90,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Equipment Breakdown	coverage/perils/forms  orm including Theft BPP) - Replacement Cost etterments  xpense	BROAD SPECIAL	\$23 \$19	32,100.00 90,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra E	coverage/perils/forms  orm including Theft BPP) - Replacement Cost etterments  xpense	BROAD SPECIAL	\$23 \$19	32,100.00 90,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Equipment Breakdown	coverage/perils/forms  orm including Theft BPP) - Replacement Cost otterments  xpense rations	BROAD SPECIAL	\$23 \$19 ALS	32,100.00 90,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Execution Equipment Breakdown Interruption of Computer Open Back-up of Sewers and Drains	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost  Itterments  Expense  Trations  S Coverage	BROAD SPECIAL	\$23 \$19 ALS	32,100.00 90,000.00 S 5,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Execution Equipment Breakdown Interruption of Computer Ope Back-up of Sewers and Drain:  REMARKS (Including Special Business personal property)	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost  Itterments  Expense  Trations  S Coverage	BROAD SPECIAL	\$23 \$19 ALS	32,100.00 90,000.00 S 5,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Execution Equipment Breakdown Interruption of Computer Operages: Back-up of Sewers and Drain: REMARKS (Including Special Business personal property Wind coverage is included)	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost etterments  Expense  rations s Coverage I Conditions)	BROAD SPECIAL	\$23 \$19 ALS	32,100.00 90,000.00 S 5,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Execution Equipment Breakdown Interruption of Computer Ope Back-up of Sewers and Drain:  REMARKS (Including Special Business personal property)	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost etterments  Expense  rations s Coverage I Conditions)	BROAD SPECIAL	\$23 \$19 ALS	32,100.00 90,000.00 S 5,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Improvements and Beausiness Personal Property (Information Improvements and Beausiness Income and Extra Expuripment Breakdown Interruption of Computer Ope Back-up of Sewers and Drains REMARKS (Including Special Business personal property Wind coverage is included Spoilage coverage is included	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost etterments  Expense  rations s Coverage I Conditions)	BROAD SPECIAL	\$23 \$19 ALS	32,100.00 90,000.00 S 5,000.00	\$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra Execution Equipment Breakdown Interruption of Computer Operages: Business Personal Property Back-up of Sewers and Drain: REMARKS (Including Special Business personal property Wind coverage is included Spoilage coverage is included CANCELLATION	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost Exterments  Expense  Trations Show Coverage  I Conditions)  E DESCRIBED POLICIES BE CANCELLEI		\$23 \$19 ALS Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Formula Property (Information Improvements and Best Policy Coverages: Business Income and Extra Extr	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost Exterments  Expense  Trations Show Coverage  I Conditions)  E DESCRIBED POLICIES BE CANCELLEI		\$23 \$19 ALS Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Property (Information Improvements and Best Policy Coverages: Business Income and Extra	coverage/PERILS/FORMS  Drm including Theft BPP) - Replacement Cost Exterments  Expense  Trations Show Coverage  I Conditions)  E DESCRIBED POLICIES BE CANCELLEI	BEFORE THE EXPIRATION	\$23 \$19 ALS \$25 Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00 BE DELIVERED	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Formula Property (Information Improvements and Best Policy Coverages: Business Personal Property (Information Improvements and Best Policy Coverages: Business Income and Extra Englishment Breakdown Interruption of Computer Operage Back-up of Sewers and Drains REMARKS (Including Special Business personal property Wind coverage is included Spoilage Cov	coverage/Perils/Forms  Drim including Theft BPP) - Replacement Cost  Interments  Expense  I Conditions)  E DESCRIBED POLICIES BE CANCELLEI  POLICY PROVISIONS.	BEFORE THE EXPIRATION ADDITIONAL INSURED	\$23 \$19 ALS Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Improvements and Beausiness Personal Property (Information Improvements and Beausiness Income and Extra Enguipment Breakdown Interruption of Computer Operages: Business Income and Extra Enguipment Breakdown Interruption of Computer Operage Back-up of Sewers and Drains  REMARKS (Including Special Business personal property Wind coverage is included Spoilage coverage is included Spoilage coverage is included Should Any Of the Above In Accordance With the Information Interest Name and Address KILWINS CHOCOLATES FR KILWINS QUALITY CONFECTION	coverage/Perils/Forms  Drim including Theft BPP) - Replacement Cost  Interments  Expense  I Conditions)  E DESCRIBED POLICIES BE CANCELLED  POLICY PROVISIONS.	BEFORE THE EXPIRATION	\$23 \$19 ALS \$25 Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00 BE DELIVERED	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Improvements and Beausiness Personal Property (Information Improvements and Beausiness Income and Extra Enguipment Breakdown Interruption of Computer Operages: Business Income and Extra Enguipment Breakdown Interruption of Computer Operage Back-up of Sewers and Drains  REMARKS (Including Special Business personal property Wind coverage is included Spoilage coverage is included Spoilage coverage is included Spoilage Coverage is included Should Any Of the Above In Accordance With The Information Interest Name and Address KILWINS CHOCOLATES FRICKILWINS QUALITY CONFECTION BAY VIEW RD	coverage/Perils/Forms  Drim including Theft BPP) - Replacement Cost  Interments  Expense  I Conditions)  E DESCRIBED POLICIES BE CANCELLED  POLICY PROVISIONS.	ADDITIONAL INSURED MORTGAGEE	\$23 \$19 ALS \$25 Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00 BE DELIVERED	
COVERAGE INFORMATION  Location Level Coverages: Special Property Coverage Format Improvements and Beausiness Personal Property (Information Improvements and Beausiness Income and Extra Enguipment Breakdown Interruption of Computer Operages: Business Income and Extra Enguipment Breakdown Interruption of Computer Operage Back-up of Sewers and Drains  REMARKS (Including Special Business personal property Wind coverage is included Spoilage coverage is included Spoilage coverage is included Should Any Of the Above In Accordance With the Information Interest Name and Address KILWINS CHOCOLATES FR KILWINS QUALITY CONFECTION	coverage/Perils/Forms  Drim including Theft BPP) - Replacement Cost  Interments  Expense  I Conditions)  E DESCRIBED POLICIES BE CANCELLED  POLICY PROVISIONS.	ADDITIONAL INSURED MORTGAGEE	\$23 \$19  ALS \$25 Incl	32,100.00 90,000.00 S 5,000.00 luded in BPP	\$1,000.00 \$1,000.00 BE DELIVERED	