

ANNUAL STATEMENT

OF THE

RADIAN TITLE INSURANCE INC.

of **INDEPENDENCE**
STATE OF **OHIO**

TO THE
Insurance Department

OF THE

OHIO

FOR THE YEAR ENDED

December 31, 2024

TITLE

2024



ANNUAL STATEMENT

For the Year Ended December 31, 2024

Radian Title Insurance Inc.

NAIC Group Code	0766 (Current Period)	0766 (Prior Period)	NAIC Company Code	51632	Employer's ID Number	34-1252928
Organized under the Laws of	OH		State of Domicile or Port of Entry		OH	
Country of Domicile	US					
Incorporated/Organized	April 7, 1978		Commenced Business		April 7, 1978	
Statutory Home Office	6100 Oak Tree Blvd. Suite 200 (Street and Number)		, Independence, OH, US 44131 (City or Town, State, Country and Zip Code)			
Main Administrative Office	6100 Oak Tree Blvd. Suite 200 (Street and Number)		Independence, OH, US 44131 (City or Town, State, Country and Zip Code)		216-524-3400 (Area Code)	(Telephone Number)
Mail Address	6100 Oak Tree Blvd. Suite 200 (Street and Number or P.O. Box)		, Independence, OH, US 44131 (City or Town, State, Country and Zip Code)		216-524-3400 (Area Code) (Telephone Number)	
Primary Location of Books and Records	6100 Oak Tree Blvd. Suite 200 (Street and Number)		Independence, OH, US 44131 (City or Town, State, Country and Zip Code)		216-524-3400 (Area Code) (Telephone Number)	
Internet Web Site Address	www.radiantitle.com					
Statutory Statement Contact	Ruby Gass (Name)		216-524-3400 (Area Code)		(Telephone Number) (Extension)	
	Ruby.Gass@radian.com (E-Mail Address)		216-524-3488 (Fax Number)			

OFFICERS

	Name	Title
1.	Steven Robert Stipetich #	President
2.	Elizabeth Ann Difley #	Secretary
3.	Sumita Pandit	Senior EVP/CFO

VICE-PRESIDENTS

Name	Title	Name	Title
Dawn Marie Henderson	Vice President		

DIRECTORS OR TRUSTEES

Richard Gerald Thornberry	Daniel Ephraim Kobell	Eric Robert Ray	Brien Joseph McMahon
Edward John Hoffman	Mary Creedon Dickerson	Robert James Quigley	Sumita Pandit

State of Pennsylvania

County of ss

The officers of this reporting entity being duly sworn, each depose and say that they are the described officers of said reporting entity, and that on the reporting period stated above, all of the herein described assets were the absolute property of the said reporting entity, free and clear from any liens or claims thereon, except as herein stated, and that this statement, together with related exhibits, schedules and explanations therein contained, annexed or referred to, is a full and true statement of all the assets and liabilities and of the condition and affairs of the said reporting entity as of the reporting period stated above, and of its income and deductions therefrom for the period ended, and have been completed in accordance with the NAIC Annual Statement Instructions and Accounting Practices and Procedures manual except to the extent that: (1) state law may differ; or, (2) that state rules or regulations require differences in reporting not related to accounting practices and procedures, according to the best of their information, knowledge and belief, respectively. Furthermore, the scope of this attestation by the described officers also includes the related corresponding electronic filing with the NAIC, when required, that is an exact copy (except for formatting differences due to electronic filing) of the enclosed statement. The electronic filing may be requested by various regulators in lieu of or in addition to the enclosed statement.

(Signature)

Steven Robert Stipetich

(Printed Name)

1.

(Signature)

Elizabeth Ann Difley

(Printed Name)

2.

(Signature)

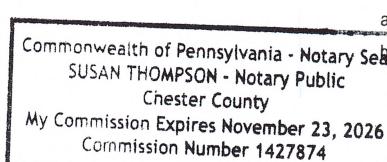
Sumita Pandit

(Printed Name)

3.

Subscribed and sworn to (or affirmed) before me this on this

4th day of February, 2025, by



a. Is this an original filing?

[X] Yes [] No

b. State the amendment number

2. Date filed

3. Number of pages attached

ASSETS

	Current Year			Prior Year
	1 Assets	2 Nonadmitted Assets	3 Net Admitted Assets (Cols. 1 - 2)	4 Net Admitted Assets
1. Bonds (Schedule D)	15,727,609		15,727,609	20,921,688
2. Stocks (Schedule D):				
2.1 Preferred stocks				
2.2 Common stocks				
3. Mortgage loans on real estate (Schedule B):				
3.1 First liens				
3.2 Other than first liens				
4. Real estate (Schedule A):				
4.1 Properties occupied by the company (less \$ 0 encumbrances)				
4.2 Properties held for the production of income (less \$ 0 encumbrances)				
4.3 Properties held for sale (less \$ 0 encumbrances)				
5. Cash (\$ 493,005, Schedule E - Part 1), cash equivalents (\$ 11,233,086, Schedule E - Part 2), and short-term investments (\$ 21,305,801, Schedule DA)	33,031,892		33,031,892	24,642,724
6. Contract loans (including \$ 0 premium notes)				
7. Derivatives (Schedule DB)				
8. Other invested assets (Schedule BA)	1,163,999		1,163,999	1,002,092
9. Receivables for securities				
10. Securities lending reinvested collateral assets (Schedule DL)				
11. Aggregate write-ins for invested assets				
12. Subtotals, cash and invested assets (Lines 1 to 11)	49,923,500		49,923,500	46,566,504
13. Title plants less \$ 0 charged off (for Title insurers only)	42,852		42,852	42,852
14. Investment income due and accrued	280,650		280,650	282,120
15. Premiums and considerations:				
15.1 Uncollected premiums and agents' balances in the course of collection	372,840	2,481	370,359	187,224
15.2 Deferred premiums, agents' balances and installments booked but deferred and not yet due (including \$ 0 earned but unbilled premiums)				
15.3 Accrued retrospective premiums (\$ 0) and contracts subject to redetermination (\$ 0)				
16. Reinsurance:				
16.1 Amounts recoverable from reinsurers	29,611		29,611	47,595
16.2 Funds held by or deposited with reinsured companies				
16.3 Other amounts receivable under reinsurance contracts				150,000
17. Amounts receivable relating to uninsured plans				
18.1 Current federal and foreign income tax recoverable and interest thereon				
18.2 Net deferred tax asset	505,110	194,427	310,683	361,765
19. Guaranty funds receivable or on deposit				
20. Electronic data processing equipment and software				
21. Furniture and equipment, including health care delivery assets (\$ 0)				
22. Net adjustment in assets and liabilities due to foreign exchange rates				
23. Receivables from parent, subsidiaries and affiliates				
24. Health care (\$ 0) and other amounts receivable				
25. Aggregate write-ins for other-than-invested assets	90,521	11,188	79,333	368,924
26. Total assets excluding Separate Accounts, Segregated Accounts and Protected Cell Accounts (Lines 12 to 25)	51,245,084	208,096	51,036,988	48,006,984
27. From Separate Accounts, Segregated Accounts and Protected Cell Accounts				
28. Total (Lines 26 and 27)	51,245,084	208,096	51,036,988	48,006,984

DETAILS OF WRITE-IN LINES				
1101.				
1102.				
1103.				
1198. Summary of remaining write-ins for Line 11 from overflow page	NONE			
1199. Totals (Lines 1101 through 1103 plus 1198) (Line 11 above)				
2501. Premium tax receivable	53,116		53,116	290,901
2502. Miscellaneous tax recoverable	26,217		26,217	73,315
2503. Prepaid expenses	11,188	11,188		4,708
2598. Summary of remaining write-ins for Line 25 from overflow page				
2599. Totals (Lines 2501 through 2503 plus 2598) (Line 25 above)	90,521	11,188	79,333	368,924

LIABILITIES, SURPLUS AND OTHER FUNDS

	1 Current Year	2 Prior Year
1. Known claims reserve (Part 2B, Line 3, Col. 4)	1,145,292	174,500
2. Statutory premium reserve (Part 1B, Line 2.6, Col. 1)	9,409,044	9,588,071
3. Aggregate of other reserves required by law		
4. Supplemental reserve (Part 2B, Col. 4, Line 10)		
5. Commissions, brokerage and other charges due or accrued to attorneys, agents and real estate brokers		
6. Other expenses (excluding taxes, licenses and fees)	291,399	245,459
7. Taxes, licenses and fees (excluding federal and foreign income taxes)	1,835	1,848
8.1 Current federal and foreign income taxes (including \$ 0 on realized capital gains (losses))	239,543	44,370
8.2 Net deferred tax liability		
9. Borrowed money \$ 0 and interest thereon \$ 0		
10. Dividends declared and unpaid		
11. Premiums and other consideration received in advance		
12. Unearned interest and real estate income received in advance		
13. Funds held by company under reinsurance treaties		
14. Amounts withheld or retained by company for account of others	5,500	(151)
15. Provision for unauthorized and certified (\$ 0) reinsurance		
16. Net adjustments in assets and liabilities due to foreign exchange rates		
17. Drafts outstanding		
18. Payable to parent, subsidiaries and affiliates	168,889	152,406
19. Derivatives		
20. Payable for securities		
21. Payable for securities lending		
22. Aggregate write-ins for other liabilities	(3,764,515)	(3,307,040)
23. Total liabilities (Lines 1 through 22)	7,496,987	6,899,463
24. Aggregate write-ins for special surplus funds	2,065,801	2,065,801
25. Common capital stock	2,000,000	2,000,000
26. Preferred capital stock		
27. Aggregate write-ins for other than special surplus funds		
28. Surplus notes		
29. Gross paid in and contributed surplus	46,332,700	46,332,700
30. Unassigned funds (surplus)	(6,858,500)	(9,290,980)
31. Less treasury stock, at cost:		
31.1 0 shares common (value included in Line 25 \$ 0)		
31.2 0 shares preferred (value included in Line 26 \$ 0)		
32. Surplus as regards policyholders (Lines 24 to 30 less 31) (Page 4, Line 32)	43,540,001	41,107,521
33. Totals (Page 2, Line 28, Col. 3)	51,036,988	48,006,984

DETAILS OF WRITE-INS		
0301.		
0302.		
0303.		
0398. Summary of remaining write-ins for Line 03 from overflow page	NONE	
0399. Totals (Lines 0301 through 0303 plus 0398) (Line 03 above)		
2201. Reserve for retroactive reinsurance	(3,764,515)	(3,307,040)
2202.		
2203.		
2298. Summary of remaining write-ins for Line 22 from overflow page		
2299. Totals (Lines 2201 through 2203 plus 2298) (Line 22 above)	(3,764,515)	(3,307,040)
2401. Retroactive reinsurance gain	2,065,801	2,065,801
2402.		
2403.		
2498. Summary of remaining write-ins for Line 24 from overflow page		
2499. Totals (Lines 2401 through 2403 plus 2498) (Line 24 above)	2,065,801	2,065,801
2701.		
2702.		
2703.		
2798. Summary of remaining write-ins for Line 27 from overflow page	NONE	
2799. Totals (Lines 2701 through 2703 plus 2798) (Line 27 above)		

OPERATIONS AND INVESTMENT EXHIBIT

STATEMENT OF INCOME	1 Current Year	2 Prior Year
OPERATING INCOME		
1. Title insurance and related income (Part 1):		
1.1 Title insurance premiums earned (Part 1B, Line 3, Col.1)	12,225,535	10,598,099
1.2 Escrow and settlement services (Part 1A, Line 2, Col. 4)	615,375	272,449
1.3 Other title fees and service charges (Part 1A, Total of Line 3, 4, 5 and 6, Col. 4)	299,424	163,555
2. Other operating income (Part 4, Line 2, Col. 5)		
3. Total Operating Income (Lines 1 through 2)	13,140,334	11,034,103
EXPENSES		
4. Losses and loss adjustment expenses incurred (Part 2A, Line 10, Col. 4)	1,187,946	283,918
5. Operating expenses incurred (Part 3, Line 24, Cols. 4)	11,798,092	10,265,772
6. Other operating expenses (Part 4, Line 6, Col. 5)		
7. Total Operating Expenses	12,986,038	10,549,690
8. Net operating gain or (loss) (Lines 3 minus 7)	154,296	484,413
INVESTMENT INCOME		
9. Net investment income earned (Exhibit of Net Investment Income, Line 17)	2,271,738	1,978,603
10. Net realized capital gains (losses) less capital gains tax of \$ 8,075 (Exhibit of Capital Gains (Losses))	7,781	(5,559)
11. Net investment gain (loss) (Lines 9 + 10)	2,279,519	1,973,044
OTHER INCOME		
12. Aggregate write-ins for miscellaneous income or (loss) or other deductions	594,320	(328,718)
13. Net income, after capital gains tax and before all other federal income taxes (Lines 8 + 11 + 12)	3,028,135	2,128,739
14. Federal and foreign income taxes incurred	535,052	284,707
15. Net income (Lines 13 minus 14)	2,493,083	1,844,032
CAPITAL AND SURPLUS ACCOUNT		
16. Surplus as regards policyholders, December 31 prior year (Page 3, Line 32, Column 2)	41,107,521	39,285,346
17. Net income (from Line 15)	2,493,083	1,844,032
18. Change in net unrealized capital gains or (losses) less capital gains tax of \$ 115	431	628
19. Change in net unrealized foreign exchange capital gain (loss)		
20. Change in net deferred income taxes	(65,589)	(119,342)
21. Change in nonadmitted assets (Exhibit of Nonadmitted Assets, Line 28, Col. 3)	4,556	96,857
22. Change in provision for unauthorized and certified reinsurance (Page 3, Line 15, Cols. 2 minus 1)		
23. Change in supplemental reserves (Page 3, Line 4, Cols. 2 minus 1)		
24. Change in surplus notes		
25. Cumulative effect of changes in accounting principles		
26. Capital Changes:		
26.1 Paid in		
26.2 Transferred from surplus (Stock Dividend)		
26.3 Transferred to surplus		
27. Surplus Adjustments:		
27.1 Paid in		
27.2 Transferred to capital (Stock Dividend)		
27.3 Transferred from capital		
28. Dividends to stockholders		
29. Change in treasury stock (Page 3, Lines (31.1) and (31.2), Cols. 2 minus 1)		
30. Aggregate write-ins for gains and losses in surplus		
31. Change in surplus as regards policyholders for the year (Lines 17 through 30)	2,432,481	1,822,175
32. Surplus as regards policyholders, December 31 current year (Lines 16 plus 31) (Page 3, Line 32)	43,540,002	41,107,521

DETAILS OF WRITE-IN LINES		
1201. Change in retroactive reinsurance	594,320	(328,718)
1202.		
1203.		
1298. Summary of remaining write-ins for Line 12 from overflow page		
1299. Totals (Lines 1201 through 1203 plus 1298) (Line 12 above)	594,320	(328,718)
3001.		
3002.		
3003.		
3098. Summary of remaining write-ins for Line 30 from overflow page		
3099. Totals (Lines 3001 through 3003 plus 3098) (Line 30 above)		

NONE

CASH FLOW

	1	2
	Current Year	Prior Year
Cash from Operations		
1. Premiums collected net of reinsurance	11,860,892	11,379,985
2. Net investment income	2,268,417	688,679
3. Miscellaneous income	914,799	436,004
4. Total (Lines 1 through 3)	15,044,108	12,504,668
5. Benefit and loss related payments	199,170	299,619
6. Net transfers to Separate Accounts, Segregated Accounts and Protected Cell Accounts	11,601,746	10,668,831
7. Commissions, expenses paid and aggregate write-ins for deductions	347,954	79,917
8. Dividends paid to policyholders	12,148,870	11,048,367
9. Federal and foreign income taxes paid (recovered) net of \$ 8,075 tax on capital gains (losses)	2,895,238	1,456,301
10. Total (Lines 5 through 9)		
11. Net cash from operations (Line 4 minus Line 10)		
Cash from Investments		
12. Proceeds from investments sold, matured or repaid:		
12.1 Bonds	9,275,146	13,424,199
12.2 Stocks		
12.3 Mortgage loans		
12.4 Real estate		
12.5 Other invested assets	1,000,000	
12.6 Net gains or (losses) on cash, cash equivalents and short-term investments	15,856	3,156
12.7 Miscellaneous proceeds		
12.8 Total investment proceeds (Lines 12.1 to 12.7)	10,291,002	13,427,355
13. Cost of investments acquired (long-term only):		
13.1 Bonds	4,066,506	5,481,139
13.2 Stocks		
13.3 Mortgage loans		
13.4 Real estate		
13.5 Other invested assets	1,170,674	1,002,092
13.6 Miscellaneous applications	457	59
13.7 Total investments acquired (Lines 13.1 to 13.6)	5,237,637	6,483,290
14. Net increase (decrease) in contract loans and premium notes		
15. Net cash from investments (Line 12.8 minus Line 13.7 minus Line 14)	5,053,365	6,944,065
Cash from Financing and Miscellaneous Sources		
16. Cash provided (applied):		
16.1 Surplus notes, capital notes		
16.2 Capital and paid in surplus, less treasury stock		
16.3 Borrowed funds		
16.4 Net deposits on deposit-type contracts and other insurance liabilities		
16.5 Dividends to stockholders		
16.6 Other cash provided (applied)	440,565	56,307
17. Net cash from financing and miscellaneous sources (Lines 16.1 to 16.4 minus Line 16.5 plus Line 16.6)	440,565	56,307
RECONCILIATION OF CASH, CASH EQUIVALENTS AND SHORT-TERM INVESTMENTS		
18. Net change in cash, cash equivalents and short-term investments (Line 11, plus Lines 15 and 17)	8,389,168	8,456,673
19. Cash, cash equivalents and short-term investments:		
19.1 Beginning of year	24,642,724	16,186,051
19.2 End of year (Line 18 plus Line 19.1)	33,031,892	24,642,724

Note: Supplemental disclosures of cash flow information for non-cash transactions:

20.0001		
20.0002		
20.0003		

OPERATIONS AND INVESTMENT EXHIBIT**PART 1A – SUMMARY OF TITLE INSURANCE PREMIUMS
WRITTEN AND RELATED REVENUES**

	1 Direct Operations	Agency Operations		4 Current Year (Cols. 1 + 2 + 3)	5 Prior Year Total
		2 Non-Affiliated Agency Operations	3 Affiliated Agency Operations		
1. Direct premiums written (Sch T, Line 59, Cols. 3, 4 and 5)	666,341	7,909,023	3,830,744	12,406,108	10,464,647
2. Escrow and settlement service charges	615,375			615,375	272,449
3. Title examinations					
4. Searches and abstracts	68,682			68,682	35,771
5. Surveys					
6. Aggregate write-ins for service charges	36,681		194,061	230,742	127,785
7. Totals (Lines 1 to 6)	1,387,079	7,909,023	4,024,805	13,320,907	10,900,652

DETAILS OF WRITE-INS					
0601. Miscellaneous income	35,631			35,631	9,650
0602. Closing protection letter fees	1,050		194,061	195,111	118,135
0603.					
0698. Summary of remaining write-ins for Line 06 from overflow page					
0699. Total (Lines 0601 through 0603 plus 0698) (Line 06 above)	36,681		194,061	230,742	127,785

PART 1B – PREMIUMS EARNED EXHIBIT

	1 Current Year	2 Prior Year
1. Title premiums written:		
1.1 Direct (Part 1A, Line 1, Col. 4)	12,406,108	10,464,647
1.2 Assumed	359,600	250,000
1.3 Ceded	12,046,508	10,214,647
1.4 Net title premiums written (Lines 1.1 + 1.2 - 1.3)		
2. Statutory premium reserve:		
2.1 Balance at December 31 prior year	9,588,070	9,971,523
2.2 Aggregate write-ins for book adjustments to Line 2.1		
2.3 Additions during the current year	807,456	655,489
2.4 Withdrawals during the current year	986,483	1,038,942
2.5 Aggregate write-ins for other adjustments not effecting earned premiums		
2.6 Balance at December 31 current year (Lines 2.1 + 2.2 + 2.3 - 2.4 + 2.5)	9,409,043	9,588,070
3. Net title premiums earned during year (Lines 1.4 + 2.1 + 2.5 - 2.6) (Sch. T, Line 59, Col. 7)	12,225,535	10,598,100

DETAILS OF WRITE-INS	1 Current Year	2 Prior Year
02.201		
02.202		
02.203		
02.298 Summary of remaining write-ins for Line 02.2 from overflow page		
02.299 Total (Lines 02.201 through 02.203 plus 02.298) (Line 02.2 above)		
02.501		
02.502		
02.503		
02.598 Summary of remaining write-ins for Line 02.5 from overflow page		
02.599 Total (Lines 02.501 through 02.503 plus 02.598) (Line 02.5 above)		

NONE**NONE**

OPERATIONS AND INVESTMENT EXHIBIT

PART 2A – LOSSES PAID AND INCURRED

	1 Direct Operations	Agency Operations		4 Total Current Year (Cols. 1 + 2 + 3)	5 Total Prior Year
		2 Non-Affiliated Agency Operations	3 Affiliated Agency Operations		
1. Losses and allocated loss adjustment expenses paid - direct business, less salvage and subrogation (Total same as Sch. T, Line 59, Col. 8)	148,350	42,899	25,905	217,154	270,418
2. Losses and allocated loss adjustment expenses paid - reinsurance assumed, less salvage and subrogation					
3. Total (Line 1 plus Line 2)	148,350	42,899	25,905	217,154	270,418
4. Deduct: Recovered during year from reinsurance					
5. Net payments (Line 3 minus Line 4)	148,350	42,899	25,905	217,154	270,418
6. Known claims reserve – current year (Page 3, Line 1, Column 1)	1,020,292	40,000	85,000	1,145,292	174,500
7. Known claims reserve – prior year (Page 3, Line 1, Column 2)	116,000	30,000	28,500	174,500	161,000
8. Losses and allocated Loss Adjustment Expenses incurred (Line 5 plus Line 6 minus Line 7)	1,052,642	52,899	82,405	1,187,946	283,918
9. Unallocated loss adjustment expenses incurred (Part 3, Line 24, Column 5)					
10. Losses and loss adjustment expenses incurred (Line 8 plus Line 9)	1,052,642	52,899	82,405	1,187,946	283,918

OPERATIONS AND INVESTMENT EXHIBIT

PART 2B – UNPAID LOSSES AND LOSS ADJUSTMENT EXPENSES

	1 Direct Operations	Agency Operations		4 Total Current Year (Cols. 1 + 2 + 3)	5 Total Prior Year
		2 Non-Affiliated Agency Operations	3 Affiliated Agency Operations		
1. Loss and allocated LAE reserve for title and other losses of which notice has been received:					
1.1 Direct (Schedule P, Part 1, Line 12, Col. 17)	1,257,000	40,000	85,000	1,382,000	174,500
1.2 Reinsurance assumed (Schedule P, Part 1, Line 12, Col. 18)					
2. Deduct reinsurance recoverable (Schedule P, Part 1, Line 12, Col. 19)	236,708			236,708	
3. Known claims reserve net of reinsurance (Line 1.1 plus Line 1.2 minus Line 2)	1,020,292	40,000	85,000	1,145,292	174,500
4. Incurred But Not Reported:					
4.1 Direct (Schedule P, Part 1, Line 12, Col. 20)	177,000	2,094,000	1,014,000	3,285,000	3,825,000
4.2 Reinsurance assumed (Schedule P, Part 1, Line 12, Col. 21)	2,000	22,000	11,000	35,000	25,000
4.3 Reinsurance ceded (Schedule P, Part 1, Line 12, Col. 22)	175,000	2,072,000	1,003,000	3,250,000	3,800,000
4.4 Net incurred but not reported (Line 4.1 plus Line 4.2 minus Line 4.3)	68,000	805,000	390,000	1,263,000	1,250,000
5. Unallocated LAE reserve (Schedule P, Part 1, Line 12, Col. 23)	XXX	XXX	XXX		
6. Less discount for time value of money, if allowed (Schedule P, Part 1, Line 12, Col. 33)					
7. Total Schedule P reserves (Lines 3 + 4.4 + 5 - 6) (Schedule P, Part 1, Line 12, Col. 34)	XXX	XXX	XXX	5,658,292	5,224,500
8. Statutory premium reserve at year end (Part 1B, Line 2.6)	XXX	XXX	XXX	9,409,043	9,588,070
9. Aggregate of other reserves required by law (Page 3, Line 3)	XXX	XXX	XXX		
10. Supplemental reserve (a) (Lines 7 - (3 + 8 + 9))	XXX	XXX	XXX		

(a) If the sum of Lines 3 + 8 + 9 is greater than Line 7, place a "0" in this Line.

OPERATIONS AND INVESTMENT EXHIBIT

PART 3 – EXPENSES

	Title and Escrow Operating Expenses				5 Unallocated Loss Adjustment Expenses	6 Other Operations	7 Investment Expenses	Totals				
	1 Direct Operations	Agency Operations		4 Total (Cols. 1 + 2 + 3)				8 Current Year (Cols. 4 + 5 + 6 + 7)	9 Prior Year			
		2 Non-affiliated Agency Operations	3 Affiliated Agency Operations									
1. Personnel costs:												
1.1 Salaries	376,379	478,088	269,675	1,124,142				1,124,142	1,065,576			
1.2 Employee relations and welfare	85,094	108,089	60,969	254,152				254,152	245,474			
1.3 Payroll taxes	37,037	47,045	26,537	110,619				110,619	92,203			
1.4 Other personnel costs												
1.5 Total personnel costs	498,510	633,222	357,181	1,488,913				1,488,913	1,403,253			
2. Amounts paid to or retained by title agents		6,147,115	3,030,967	9,178,082				9,178,082	7,952,165			
3. Production services (purchased outside):												
3.1 Searches, examinations and abstracts	4,036			4,036				4,036	5,429			
3.2 Surveys												
3.3 Other	520,734			520,734				520,734	318,756			
4. Advertising												
5. Boards, bureaus and associations									50			
6. Title plant rent and maintenance	14,750			14,750				14,750	20,470			
7. Claim adjustment services	XXX	XXX	XXX	XXX	XXX	XXX	XXX					
8. Amounts charged off, net of recoveries	312		725	1,037				1,037	(234)			
9. Marketing and promotional expenses	24,934			24,934				24,934	64,853			
10. Insurance												
11. Directors' fees												
12. Travel and travel items	973	1,236	697	2,906				2,906	3,604			
13. Rent and rent items	17,489	22,215	12,531	52,235				52,235	39,021			
14. Equipment	289	367	207	863				863	18,792			
15. Cost or depreciation of EDP equipment and software	2,855	3,627	2,046	8,528				8,528	7,732			
16. Printing, stationery, books and periodicals	1,364	1,733	978	4,075				4,075	22,886			
17. Postage, telephone, messengers and express	1,299	1,650	931	3,880				3,880	3,843			
18. Legal and auditing	28,696	36,451	20,561	85,708				85,708	62,390			
19. Totals (Lines 1.5 to 18)	1,116,241	6,847,616	3,426,824	11,390,681				11,390,681	9,923,010			
20. Taxes, licenses and fees:												
20.1 State and local insurance taxes	27,741	158,176	80,494	266,411				266,411	223,691			
20.2 Insurance department licenses and fees	11,457	65,326	33,243	110,026				110,026	70,158			
20.3 Gross guaranty association assessments												
20.4 All other (excluding federal income and real estate)	(552)	(3,149)	(1,602)	(5,303)				(5,303)	12,827			
20.5 Total taxes, licenses and fees (Lines 20.1 + 20.2 + 20.3 + 20.4)	38,646	220,353	112,135	371,134				371,134	306,676			
21. Real estate expenses												
22. Real estate taxes												
23. Aggregate write-ins for other expenses	12,147	15,429	8,703	36,279			51,364	87,643	88,669			
24. Total expenses incurred (Lines 19 + 20.5 + 21 + 22 + 23)	1,167,034	7,083,398	3,547,662	11,798,094			51,364	(a)	11,849,458			
25. Less unpaid expenses - current year	282,496	1,090	554	284,140	1,263,000		9,094		1,556,234			
26. Add unpaid expenses - prior year	236,475	1,211	527	238,213	1,250,000		9,094		1,497,307			
27. TOTAL EXPENSES PAID (Lines 24 - 25 + 26)	1,121,013	7,083,519	3,547,635	11,752,167	(13,000)		51,364		11,790,531			
									10,848,490			

DETAILS OF WRITE-IN LINES									
2301. Bank Charges	12,147	15,429	8,703	36,279			51,364		87,643
2302.									
2303.									
2398. Summary of remaining write-ins for Line 23 from overflow page									
2399. Totals (Lines 2301 through 2303 plus 2398) (Line 23 above)	12,147	15,429	8,703	36,279			51,364		88,669

(a) Includes management fees of \$ 0 to affiliates and \$ 0 to non-affiliates.

OPERATIONS AND INVESTMENT EXHIBIT

PART 4 – NET OPERATING GAIN/LOSS EXHIBIT

	1 Direct Operations	Agency Operations		4 Total (Cols. 1 + 2 + 3)	5 Other Operations	Totals	
		2 Non-affiliated Agency Operations	3 Affiliated Agency Operations			6	7
						Current Year (Cols. 4 + 5)	Prior Year
1. Title insurance and related income (Part 1):							
1.1 Title insurance premiums earned (Part 1B, Line 3, Col. 1)	846,254	7,656,800	3,722,481	12,225,535	XXX	12,225,535	10,598,099
1.2 Escrow and settlement services (Part 1A, Line 2)	615,375			615,375	XXX	615,375	272,449
1.3 Other title fees and service charges (Part 1A, Lines 3 through 6)	105,363		194,061	299,424	XXX	299,424	163,556
2. Aggregate write-ins for other operating income	XXX	XXX	XXX	XXX			
3. Total Operating Income (Lines 1.1 through 1.3 + 2)	1,566,992	7,656,800	3,916,542	13,140,334		13,140,334	11,034,104
DEDUCT:							
4. Losses and loss adjustment expenses incurred (Part 2A, Line 10, Col. 4)	1,052,642	52,899	82,405	1,187,946	XXX	1,187,946	283,918
5. Operating expenses incurred (Part 3, Line 24, Cols. 1 to 3 and 6)	1,167,034	7,083,398	3,547,661	11,798,093		11,798,093	10,265,772
6. Total Operating Deductions (Lines 4 + 5)	2,219,676	7,136,297	3,630,066	12,986,039		12,986,039	10,549,690
7. Net operating gain or (loss) (Lines 3 minus 6)	(652,684)	520,503	286,476	154,295		154,295	484,414

DETAILS OF WRITE-IN LINES							
0201.	XXX	XXX	XXX	XXX			
0202.	XXX	XXX	XXX	XXX			
0203.	XXX	XXX	XXX	XXX			
0298. Summary of remaining write-ins for Line 02 from overflow page	XXX	XXX	XXX	XXX			
0299. Total (Lines 0201 through 0203 plus 0298) (Line 02 above)	XXX	XXX	XXX	XXX			

NONE

EXHIBIT OF NET INVESTMENT INCOME

		1 Collected During Year	2 Earned During Year
1. U.S. Government bonds	(a)	184,918	182,766
1.1 Bonds exempt from U.S. tax	(a)	18,496	18,496
1.2 Other bonds (unaffiliated)	(a)	485,178	489,566
1.3 Bonds of affiliates			
2.1 Preferred stocks (unaffiliated)	(a)		
2.11 Preferred stocks of affiliates	(b)		
2.2 Common stocks (unaffiliated)	(b)		
2.21 Common stocks of affiliates			
3. Mortgage loans	(c)		
4. Real estate	(d)		
5. Contract loans			
6. Cash, cash equivalents and short-term investments	(e)	1,638,441	1,615,079
7. Derivative instruments	(f)		
8. Other invested assets		(1,912)	17,745
9. Aggregate write-ins for investment income			
10. Total gross investment income		2,325,121	2,323,652
11. Investment expenses	(g)		51,364
12. Investment taxes, licenses and fees, excluding federal income taxes	(g)		
13. Interest expense	(h)		
14. Depreciation on real estate and other invested assets	(i)		550
15. Aggregate write-ins for deductions from investment income			
16. Total deductions (Lines 11 through 15)			51,914
17. Net investment income (Line 10 minus Line 16)			2,271,738

DETAILS OF WRITE-IN LINES			
0901.			
0902.			
0903.			
0998. Summary of remaining write-ins for Line 09 from overflow page			
0999. Totals (Lines 0901 through 0903 plus 0998) (Line 09 above)			
1501. Miscellaneous expense			550
1502.			
1503.			
1598. Summary of remaining write-ins for Line 15 from overflow page			
1599. Totals (Lines 1501 through 1503 plus 1598) (Line 15 above)			550

(a) Includes \$ 42,212 accrual of discount less \$ 28,654 amortization of premium and less \$ 6,094 paid for accrued interest on purchases.
 (b) Includes \$ 0 accrual of discount less \$ 0 amortization of premium and less \$ 0 paid for accrued dividends on purchases.
 (c) Includes \$ 0 accrual of discount less \$ 0 amortization of premium and less \$ 0 paid for accrued interest on purchases.
 (d) Includes \$ 0 for company's occupancy of its own buildings; and excludes \$ 0 interest on encumbrances.
 (e) Includes \$ 943,486 accrual of discount less \$ 5,566 amortization of premium and less \$ 451,459 paid for accrued interest on purchases.
 (f) Includes \$ 0 accrual of discount less \$ 0 amortization of premium.
 (g) Includes \$ 0 investment expenses and \$ 0 investment taxes, licenses and fees, excluding federal income taxes, attributable to segregated and Separate Accounts.
 (h) Includes \$ 0 interest on surplus notes and \$ 0 interest on capital notes.
 (i) Includes \$ 0 depreciation on real estate and \$ 0 depreciation on other invested assets.

EXHIBIT OF CAPITAL GAINS (LOSSES)

	1 Realized Gain (Loss) on Sales or Maturity	2 Other Realized Adjustments	3 Total Realized Capital Gain (Loss) (Columns 1 + 2)	4 Change in Unrealized Capital Gain (Loss)	5 Change in Unrealized Foreign Exchange Capital Gain (Loss)
1. U.S. Government bonds					
1.1 Bonds exempt from U.S. tax					
1.2 Other bonds (unaffiliated)	457		457	545	
1.3 Bonds of affiliates					
2.1 Preferred stocks (unaffiliated)					
2.11 Preferred stocks of affiliates					
2.2 Common stocks (unaffiliated)					
2.21 Common stocks of affiliates					
3. Mortgage loans					
4. Real estate					
5. Contract loans					
6. Cash, cash equivalents and short-term investments	15,399		15,399		
7. Derivative instruments					
8. Other invested assets					
9. Aggregate write-ins for capital gains (losses)					
10. Total capital gains (losses)	15,856		15,856	545	

DETAILS OF WRITE-IN LINES					
0901.					
0902.					
0903.					
0998. Summary of remaining write-ins for Line 09 from overflow page					
0999. Totals (Lines 0901 through 0903 plus 0998) (Line 09 above)					

NONE

EXHIBIT OF NONADMITTED ASSETS

	1 Current Year Total Nonadmitted Assets	2 Prior Year Total Nonadmitted Assets	3 Change in Total Nonadmitted Assets (Col. 2 - Col. 1)
1. Bonds (Schedule D)			
2. Stocks (Schedule D):			
2.1 Preferred stocks			
2.2 Common stocks			
3. Mortgage loans on real estate (Schedule B):			
3.1 First liens			
3.2 Other than first liens			
4. Real estate (Schedule A):			
4.1 Properties occupied by the company			
4.2 Properties held for the production of income			
4.3 Properties held for sale			
5. Cash (Schedule E - Part 1), cash equivalents (Schedule E - Part 2) and short-term investments (Schedule DA)			
6. Contract loans			
7. Derivatives (Schedule DB)			
8. Other invested assets (Schedule BA)			
9. Receivables for securities			
10. Securities lending reinvested collateral assets (Schedule DL)			
11. Aggregate write-ins for invested assets			
12. Subtotals, cash and invested assets (Lines 1 to 11)			
13. Title plants (for Title insurers only)			
14. Investment income due and accrued			
15. Premiums and considerations:			
15.1 Uncollected premiums and agents' balances in the course of collection	2,481		(2,481)
15.2 Deferred premiums, agents' balances and installments booked but deferred and not yet due			
15.3 Accrued retrospective premiums and contracts subject to redetermination			
16. Reinsurance:			
16.1 Amounts recoverable from reinsurers			
16.2 Funds held by or deposited with reinsured companies			
16.3 Other amounts receivable under reinsurance contracts			
17. Amounts receivable relating to uninsured plans			
18.1 Current federal and foreign income tax recoverable and interest thereon	194,427	209,047	14,620
18.2 Net deferred tax asset			
19. Guaranty funds receivable or on deposit			
20. Electronic data processing equipment and software			
21. Furniture and equipment, including health care delivery assets		860	860
22. Net adjustment in assets and liabilities due to foreign exchange rates			
23. Receivables from parent, subsidiaries and affiliates			
24. Health care and other amounts receivable			
25. Aggregate write-ins for other-than-invested assets	11,188	2,746	(8,442)
26. Total assets excluding Separate Accounts, Segregated Accounts and Protected Cell Accounts (Lines 12 to 25)	208,096	212,653	4,557
27. From Separate Accounts, Segregated Accounts and Protected Cell Accounts			
28. Total (Lines 26 and 27)	208,096	212,653	4,557

DETAILS OF WRITE-IN LINES			
1101.			
1102.			
1103.			
1198. Summary of remaining write-ins for Line 11 from overflow page	NONE		
1199. Totals (Lines 1101 through 1103 plus 1198) (Line 11 above)			
2501. Prepaid expenses	11,188	2,746	(8,442)
2502. Premium tax receivable			
2503. Miscellaneous tax recoverable			
2598. Summary of remaining write-ins for Line 25 from overflow page			
2599. Totals (Lines 2501 through 2503 plus 2598) (Line 25 above)	11,188	2,746	(8,442)

NOTES TO FINANCIAL STATEMENTS

1. Summary of Significant Accounting Policies and Going Concern

a. Accounting Practices

The accompanying statutory financial statements of Radian Title Insurance Inc (“RTI”, “Radian Title” or “Company”) have been prepared in conformity with the National Association of Insurance Commissioners’ (“NAIC”) *Accounting Practices and Procedures* manual (“NAIC SAP”), the NAIC Annual Statement Instructions, and other accounting practices as prescribed or permitted by the State of Ohio – Ohio Department of Insurance (“ODI”). Radian Title has adopted certain prescribed accounting practices that differ from those found in the NAIC SAP. Specifically, SSAP No. 57, “*Title Insurance*” and the timing of amounts released from the statutory premium reserve. The Company’s accounting practice differs from NAIC SAP resulting in total statutory capital and surplus that was lower by \$3,056,209 and \$2,500,721 at December 31, 2024 and December 31, 2023, respectively, than if reported in accordance with NAIC SAP.

	SSAP #	F/S Page	#	F/S Line	
				2024	2023
Net Income					
(1) Radian Title state basis (Page 4, Line 15, Columns 1 &3)				\$ 2,493,083	\$ 1,844,032
(2) State Prescribed Practices that are an increase / (decrease) from NAIC SAP: Premium Reserve Recovery	57	4	5	(555,488)	(743,496)
(3) State Permitted Practices that are an increase / (decrease) from NAIC SAP:	-	-	-	-	-
(4) NAIC SAP (1-2-3=4)				<u>\$ 3,048,571</u>	<u>\$ 2,587,528</u>
Surplus					
(5) Radian Title state basis (Page 3, Line 32, Columns 1 &2)				\$ 43,540,001	\$ 41,107,521
(6) State Prescribed Practices that are an increase / (decrease) from NAIC SAP: Premium Reserve Recovery	57	3	30	(3,056,209)	(2,500,721)
(7) State Permitted Practices that are an increase / (decrease) from NAIC SAP:	-	-	-	-	-
(8) NAIC SAP (5-6-7=8)				<u>\$ 46,596,210</u>	<u>\$ 43,608,242</u>

b. Use of estimates in the Preparation of Financial Statements

The preparation of financial statements in conformity with NAIC SAP, the NAIC Annual Statement Instructions, and other accounting practices as prescribed or permitted by the ODI requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities. It also requires disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenue and expenses during the period. Actual results could differ from those estimates.

c. Accounting Policies

Cash and Short-Term Investments

The Company considers all highly liquid securities with original maturities of twelve months or less when purchased to be cash, cash equivalents and short-term investments. Short-term investments include securities with original maturities of greater than 90 days and twelve months or less. Cash and cash equivalents include money market instruments and highly liquid securities with original maturities of 90 days or less when purchased.

Bonds

Bonds are stated at amortized cost or at values prescribed by the NAIC, and any discounts or premiums are amortized using the scientific (constant yield) interest method. Bonds that are designated highest quality and high-quality (NAIC designations 1 and 2, respectively) are reported at amortized cost and all other bonds (NAIC designations 3 to 6) shall be reported at lower of amortized cost or fair value. For loan- and asset-backed securities, the impacts of changes in expected cash flows, including the effect of updated prepayment assumptions, are recognized using the retrospective adjustment method. Under the retrospective method, the recalculated effective yield will equate the present value of the actual and anticipated cash flows with the original cost of the investment. The current balance is then increased or decreased to the amount that would have resulted had the revised yield been applied since inception, and investment income is correspondingly decreased or increased. Prepayment assumptions are reviewed quarterly using industry data and are based on prepayment rates of the underlying loans.

NOTES TO FINANCIAL STATEMENTS

1. Summary of Significant Accounting Policies and Going Concern (continued)

Interest is recognized on the accrual basis. Realized capital gains and losses are calculated using the specific cost of the investments sold.

The Company conducts a quarterly evaluation of declines in market value of the securities to determine whether the decline is other-than-temporary. If the market value of a security is below the cost basis, and it is judged to be other-than-temporary, the cost basis of the individual security is written down to market value through earnings as a realized loss, and the market value becomes the new basis. The Company's evaluation of market declines for other-than-temporary impairment is based on management's case-by case evaluation of the underlying reasons for the decline in market value. The Company considers a wide range of factors about the security and uses its best judgment in evaluating the cause of the decline in the estimated market value of the security and in assessing the prospects for near-term recovery. Inherent in management's evaluation of the security are assumptions and estimates about the operations of the issuer and its future earnings potential. Considerations used by the Company in the impairment evaluation process include, but are not limited to: (i) the length of time and the extent to which the market value has been below cost or amortized cost; (ii) the potential for impairments of securities when the issuer is experiencing significant financial difficulties; (iii) the potential for impairments in an entire industry sector or sub-sector; (iv) the potential for impairments in certain economically depressed geographic locations; (v) the potential for impairments of securities where the issuer, series of issuers or industry has suffered a catastrophic type of loss or has exhausted natural resources; (vi) the Company's ability and intent to hold the security for a period of time sufficient to allow for the full recovery of its value to an amount equal to or greater than cost or amortized cost; and (vii) other subjective factors, including concentrations and information obtained from regulators and rating agencies. Taxes owed on realized gains for December 31, 2024 and December 31, 2023 were \$8,075 and \$8,715, respectively. Unrealized gains and losses are recorded as increases or decreases, respectively, in unassigned surplus.

Title Plants

Title Plants consist of title records related to regions and are stated at cost. Expenses associated with current maintenance are charged to expense in the year incurred. Properly maintained title plants are not amortized because there is no indication of diminution in their value. The Company reviews title plants for impairment whenever events or changes in circumstances indicate that the carrying value may not be recoverable. As of December 31, 2024 and December 31, 2023, there was no impairment for Title Plants.

Electronic Data Processing Equipment and Software

Electronic data processing ("EDP") equipment and software are recorded at cost and depreciated using straight-line method over the estimated useful life. As of December 31, 2024 and December 31, 2023, all of the Company's EDP assets were reported as admitted assets. The Company reviews EDP equipment for impairment whenever events or changes in circumstances indicate that the carrying value may not be recoverable. As of December 31, 2024 and December 31, 2023, there was no impairment for EDP equipment.

Revenue and Expense Recognition

Premiums on title insurance policies issued by the Company, directly and through independent agents, are recognized as revenue when the Company is legally or contractually entitled to collect the premium. Premiums from title policies issued by the Company through independent agents are recognized and are recorded before the deduction of agent commissions and net of ceded premiums and changes in statutory premium reserves. Premium related expenses, including commissions and premium related taxes/assessments are charged to operations, as incurred.

On March 26, 2018, the Company entered into an Agency Agreement and has appointed Radian Settlement Services ("RSS") as an agent. RSS is an affiliate of the Company and a wholly owned subsidiary of Radian Title Services Inc., an ultimate subsidiary of Radian Group Inc. ("RGI"). RSS is authorized to issue commitments, policies, judicial reports, endorsements and other forms of title evidence authorized by the Company, collectively "Title Assurances", on real estate located in 32 states and the District of Columbia. The Agency Agreement identifies Agent's commission for each state ranging from 60% to 85%, with the majority of the commissions being at the 80% rate.

NOTES TO FINANCIAL STATEMENTS

1. Summary of Significant Accounting Policies and Going Concern (continued)

On June 22, 2018, the Company entered into dual Master Services Agreements ("MSAs") with RSS. The Company will provide title search and underwriting services to RSS and receive support and facilitation services on title insurance policies from RSS. Fees for services are based upon approved pricing and can be changed upon mutual consent of the parties and approval from ODI. The MSAs may be terminated without cause upon seven days written notice.

The Company also provides escrow and settlement services related to residential purchase, sale, or refinancing transactions for which it is paid a fee. Revenues for such services are recognized upon settlement. In certain states where the Company operates, escrow and settlement service fees are prohibited from being collected and the cost of these services is part of an "All-Inclusive Premium."

For premiums written in Ohio, Ohio insurance law requires the Company to establish a statutory premium reserve equal to 10% of the premium retained by the Company for that year. At the end of that year and each succeeding year, the Company may release an amount equal to 0.5% of the original premium until the total amount of the reserve for that year has been withdrawn. For all other states where the Company writes insurance, the Company follows the various state insurance department regulations when determining what statutory premium reserves are established.

Losses and Loss Adjustment Expenses

Generally, title insurance claim rates are lower than for other types of insurance because title insurance policies typically insure against prior events affecting the quality of real estate titles, rather than against unforeseen, and therefore less avoidable, future events. Claims payments generally result from either judgment errors or mistakes made in the title search and examination process or the escrow process, or from other problems such as fraud or incapacity of persons transferring property rights.

When a claim is reported, the Company establishes a "Known Claims" reserve on a case-by-case basis, based upon the best estimate of the total amount necessary to settle the claim and to provide for allocated loss adjustment expenses ("LAE"), including legal defense costs. The estimates are based on all information known to the Company and include consideration of all known legal issues. These reserves are periodically adjusted by management based on its evaluation of subsequent developments regarding the reported claim. Adjustments to these estimates are reported in current operations. Claims and expenses paid are charged against this reserve. While management believes the amount recorded is reasonable and adequate, the ultimate losses may vary from the estimated amount included in the statutory financial statements.

Income Taxes

Current income tax expense is reflected on the statement of operations while changes in Deferred tax assets ("DTA") and Deferred tax liabilities ("DTL") are recorded directly to statutory surplus. The Company has a tax sharing allocation agreement with RGI for the years 2024 and 2023 for which the Companies file a consolidated federal income tax return. The agreement states that tax charges or refunds shall be recorded as if the Company had filed its federal income tax returns on a separate return basis. The Company pays premium taxes on gross premiums written in lieu of most state income or franchise taxes.

As of December 31, 2024 and December 31, 2023, the Company has not recognized a tax liability for uncertain tax positions.

- d. **Going Concern** – As of March 1, 2025, management has not identified any issues to raise substantial doubt regarding the Company's ability to continue as a going concern.

2. Accounting Changes and Correction of Errors – None

3. Business Combinations and Goodwill – None

4. Discontinued Operations – None

5. Investments

- a. Mortgage Loans, including Mezzanine Real Estate Loans – Not applicable
- b. Debt Restructuring – Not applicable

NOTES TO FINANCIAL STATEMENTS

c. Reverse Mortgages – Not applicable

d. Loan-Backed Securities

1. Sources of Prepayment Assumptions - Prepayment assumptions are determined using a combination of prepayment speeds from Mortgage Industry Advisory Corporation and Moody's cash flows
2. Securities with a Recognized Other-than-Temporary-Impairment - None
3. Information Pertaining to Each Security with a Recognized Other-than-Temporary-Impairment - None
4. All impaired securities (fair value is less than amortized cost) for which other-than-temporary impairment has not been recognized in earnings as a realized loss (including securities with a recognized other-than-temporary impairment for non-interest related declines when a non-recognized interest related impairment remains):

a. The aggregate amount of unrealized losses:

1.	Less than 12 months	\$ -
2.	12 Months or Longer	<u><u>\$ 103,089</u></u>

b. The aggregate related fair value of securities with unrealized losses:

1.	Less than 12 months	\$ -
2.	12 Months or Longer	<u><u>\$ 734,777</u></u>

5. In evaluating whether a decline in value is other-than-temporary, the Company considers several factors, including, but not limited to the following:

- the extent and the duration of the decline in value;
- the reasons for the decline in value (credit event, interest related or market fluctuations);
- the financial position and access to capital of the issuer, including the current and future impact of any specific events;
- our intent to sell the security, or whether it is more likely than not that the Company will be required to sell it before recovery; and
- the financial condition of and near-term prospects of the issuer.

A debt security impairment is deemed other-than-temporary if:

- The Company either intends to sell the security, or does not have the ability to retain the security for a period of time sufficient to recover the amortized cost basis; or
- The Company will be unable to collect cash flows sufficient to recover the amortized cost basis of the security.

Impairments due to deterioration in credit that result in a conclusion that the present value of cash flows expected to be collected will not be sufficient to recover the amortized cost basis of the security are considered other-than-temporary. Other declines in fair value (for example, due to interest rate changes, sector credit rating changes or the Company-specific rating changes) that result in a conclusion that the present value of cash flows expected to be collected will not be sufficient to recover the amortized cost basis of the security may also result in a conclusion that other-than-temporary impairment has occurred. To the extent the Company determines that a security is deemed to be other-than-temporarily impaired, an impairment loss is recognized.

NOTES TO FINANCIAL STATEMENTS

5. Investments (continued)

- e. Dollar Repurchase Agreements and/or Securities Lending Transactions– Not applicable
- f. Repurchase Agreements Transactions Accounted for as Secured Borrowing– Not applicable
- g. Reverse Repurchase Agreements Transactions Accounted for as Secured Borrowing– Not applicable
- h. Repurchase Agreements Transactions Accounted for as a Sale– Not applicable
- i. Reverse Repurchase Agreements Transactions Accounted for as a Sale– Not applicable
- j. Real Estate – Not applicable
- k. Investments in low Income Housing Tax Credits (LIHTC) – Not applicable
- l. Restricted Assets

Restricted Assets Category	1 Total Gross (Admitted & Nonadmitted) Restricted from Current Year	2 Total Gross (Admitted & Nonadmitted) Restricted from Prior Year	3 Increase / (decrease) (1 minus 2)	4 Total Current Year Nonadmitted Restricted	5 Total Current Year Admitted Restricted (1 minus 4)	6 Gross (Admitted & Nonadmitted) Restricted to Total Assets (a)	7 Admitted Restricted to Total Admitted Assets (b)
a) Subject to contractual obligation for which liability is not known	\$ -	-	-	-	\$ -	0.00%	0.00%
b) Collateral held under security lending agreements	\$ -	-	-	-	\$ -	0.00%	0.00%
c) Subject to repurchase agreements	\$ -	-	-	-	\$ -	0.00%	0.00%
d) Subject to reverse repurchase agreements	\$ -	-	-	-	\$ -	0.00%	0.00%
e) Subject to dollar repurchase agreements	\$ -	-	-	-	\$ -	0.00%	0.00%
f) Subject to reverse dollar repurchase agreements	\$ -	-	-	-	\$ -	0.00%	0.00%
g) Placed under option contracts	\$ -	-	-	-	\$ -	0.00%	0.00%
h) Letter stock or securities restricted as to sale - excluding FHLB capital stock	\$ -	-	-	-	\$ -	0.00%	0.00%
i) FHLB capital stock	\$ -	-	-	-	\$ -	0.00%	0.00%
j) On deposit with states	\$ 6,397,690	\$ 6,424,261	\$ (26,571)	\$ -	\$ 6,397,690	12.48%	12.54%
k) On deposit with other regulatory bodies	\$ -	-	-	-	\$ -	0.00%	0.00%
l) Pledged as collateral to FHLB (including assets backing funding agreements)	\$ -	-	-	-	\$ -	0.00%	0.00%
m) Pledged as collateral not captured in other categories	\$ -	-	-	-	\$ -	0.00%	0.00%
n) Other restricted assets	\$ -	-	-	-	\$ -	0.00%	0.00%
o) Total restricted assets	\$ 6,397,690	\$ 6,424,261	\$ (26,571)	\$ -	\$ 6,397,690	12.48%	12.54%

- m. Working Capital Finance Investments– Not applicable
- n. Offsetting and Netting of Assets and Liabilities– Not applicable
- o. 5 GI Securities– Not applicable
- p. Short Sales– Not applicable
- q. Prepayment Penalty and Acceleration Fees

- 1. Number of CUSIPs
- 2. Aggregate Amount of Investment Income \$ -

- r. Cash Pooling – Not applicable

6. Joint Ventures, Partnerships and Limited Liability Companies

The Company has no investments in Joint Ventures, Partnerships or Limited Liability Companies that exceed 10% of its admitted assets.

NOTES TO FINANCIAL STATEMENTS

7. Investment Income

Investment income is recorded on the accrual basis of accounting with the appropriate adjustments made for amortization of premium and accretion of discounts relating to bonds and notes acquired at other than par value. Dividends on stocks are credited to income on the ex-dividend date. Realized gains or losses on disposition of securities owned are determined on a specific identification basis and are reflected in the statement of income. Unrealized investment gains or losses are credited or charged directly to unassigned surplus net of allowed deferred income taxes. At December 31, 2024, the Company had no bonds or note investments in default as to principal and/or interest. Excluding U.S. Government fixed maturity securities; the Company is not exposed to any significant concentration of credit risk.

- a. The bases, by category of investment income, for excluding (non-admitting) any investment income due and accrued - Not applicable
- b. The total amount excluded – Not applicable
- c. The gross, nonadmitted and admitted amounts for interest income due and accrued.

<u>Interest Income Due and Accrued</u>	<u>Amount</u>
1. Gross	\$ 280,650
2 Nonadmitted	-
3. Admitted	<u>\$ 280,650</u>

- d. The aggregate deferred interest

<u>Aggregate Deferred Interest</u>	<u>Amount</u>
	\$ ____ -

- e. The cumulative amounts of paid in kind (PIK) interest included in the current principal balance

<u>Cumulative amounts of PIK interest included in the current principal balance</u>	<u>Amount</u>
	\$ ____ -

8. Derivative Instruments – None

9. Income Taxes

- A. The components of the net deferred tax asset / (liability) at December 31, are as follows:

1.

	12/31/2024		
	(1)	(2)	(3) (Col 1+2)
	Ordinary	Capital	Total
(a) Gross Deferred Tax Assets	\$ 544,099	\$ 372	\$ 544,471
(b) Statutory Valuation Allowance Adjustments	-	-	-
(c) Adjusted Gross Deferred Tax Assets (1a-1b)	<u>544,099</u>	<u>372</u>	<u>544,471</u>
(d) Deferred Tax Assets Nonadmitted	<u>194,055</u>	<u>372</u>	<u>194,427</u>
(e) Sub-total Net Admitted Deferred Tax Asset (1c-1d)	<u>350,044</u>	-	<u>350,044</u>
(f) Deferred Tax Liabilities	<u>39,361</u>	-	<u>39,361</u>
(g) Net Admitted Deferred Tax Asset/(Net Deferred Tax Liability) (1e-1f)	<u>\$ 310,683</u>	<u>\$ -</u>	<u>\$ 310,683</u>

NOTES TO FINANCIAL STATEMENTS

(a)	Gross Deferred Tax Assets
(b)	Statutory Valuation Allowance Adjustments
(c)	Adjusted Gross Deferred Tax Assets (1a-1b)
(d)	Deferred Tax Assets Nonadmitted
(e)	Sub-total Net Admitted Deferred Tax Asset (1c-1d)
(f)	Deferred Tax Liabilities
(g)	Net Admitted Deferred Tax Asset/(Net Deferred Tax Liability) (1e-1f)

12/31/2023		
(4)	(5)	(6) (Col 4+5)
Ordinary	Capital	Total
\$ 612,046	\$ 487	\$ 612,533
-	-	-
612,046	487	612,533
208,573	474	209,047
403,473	13	403,486
41,708	13	41,721
<u>\$ 361,765</u>	<u>\$ -</u>	<u>\$ 361,765</u>

(a)	Gross Deferred Tax Assets
(b)	Statutory Valuation Allowance Adjustments
(c)	Adjusted Gross Deferred Tax Assets (1a-1b)
(d)	Deferred Tax Assets Nonadmitted
(e)	Sub-total Net Admitted Deferred Tax Asset (1c-1d)
(f)	Deferred Tax Liabilities
(g)	Net Admitted Deferred Tax Asset/(Net Deferred Tax Liability) (1e-1f)

Change		
(7) (Col 1-4)	(8) (Col 2-5)	(9) (Col 7+8)
Ordinary	Capital	Total
\$ (67,947)	\$ (115)	\$ (68,062)
-	-	-
(67,947)	(115)	(68,062)
(14,518)	(102)	(14,620)
(53,429)	(13)	(53,442)
(2,347)	(13)	(2,360)
<u>\$ (51,082)</u>	<u>\$ -</u>	<u>\$ (51,082)</u>

2. Admission Calculation Components SSAP No. 101

(a)	Federal Income Taxes Paid In Prior Years Recoverable Through Loss Carrybacks.
(b)	Adjusted Gross Deferred Tax Assets Expected To Be Realized (Excluding The Amount Of Deferred Tax Assets From 2(a) above) After Application of the Threshold Limitation. (The Lesser of 2(b)1 and 2(b)2 Below).
1.	Adjusted Gross Deferred Tax Assets Expected to be Realized Following the Balance Sheet Date.
2.	Adjusted Gross Deferred Tax Assets Allowed per Limitation Threshold.
(c)	Adjusted Gross Deferred Tax Assets (Excluding The Amount Of Deferred Tax Assets From 2(a) and 2(b) above) Offset by Gross Deferred Tax Liabilities.
(d)	Deferred Tax Assets Admitted as the result of application of SSAP No. 101. Total (2(a) + 2(b) + 2(c)).

12/31/2024		
(1)	(2)	(3) (Col 1+2)
Ordinary	Capital	Total
\$ 254,698	\$ -	\$ 254,698
55,985	-	55,985
55,985	-	55,985
N/A	N/A	6,484,398
39,361	-	39,361
<u>\$ 350,044</u>	<u>\$ -</u>	<u>\$ 350,044</u>

(a)	Federal Income Taxes Paid In Prior Years Recoverable Through Loss Carrybacks.
(b)	Adjusted Gross Deferred Tax Assets Expected To Be Realized (Excluding The Amount Of Deferred Tax Assets From 2(a) above) After Application of the Threshold Limitation. (The Lesser of 2(b)1 and 2(b)2 Below).
1.	Adjusted Gross Deferred Tax Assets Expected to be Realized Following the Balance Sheet Date.
2.	Adjusted Gross Deferred Tax Assets Allowed per Limitation Threshold.
(c)	Adjusted Gross Deferred Tax Assets (Excluding The Amount Of Deferred Tax Assets From 2(a) and 2(b) above) Offset by Gross Deferred Tax Liabilities.
(d)	Deferred Tax Assets Admitted as the result of application of SSAP No. 101. Total (2(a) + 2(b) + 2(c)).

12/31/2023		
(4)	(5)	(6) (Col 4+5)
Ordinary	Capital	Total
\$ 303,384	\$ -	\$ 303,384
58,381	-	58,381
58,381	-	58,381
N/A	N/A	6,111,863
41,708	13	41,721
<u>\$ 403,473</u>	<u>\$ 13</u>	<u>\$ 403,486</u>

NOTES TO FINANCIAL STATEMENTS

	Change		
	(7) (Col 1-4) Ordinary	(8) (Col2-5) Capital	(9) (Col 7+8) Total
(a) Federal Income Taxes Paid In Prior Years Recoverable Through Loss Carrybacks.	\$ (48,686)	\$ -	\$ (48,686)
(b) Adjusted Gross Deferred Tax Assets Expected To Be Realized (Excluding The Amount Of Deferred Tax Assets From 2(a) above) After Application of the Threshold Limitation. (The Lesser of 2(b)1 and 2(b)2 Below).	(2,396)	-	(2,396)
1. Adjusted Gross Deferred Tax Assets Expected to be Realized Following the Balance Sheet Date.	(2,396)	-	(2,396)
2. Adjusted Gross Deferred Tax Assets Allowed per Limitation Threshold.	N/A	N/A	372,535
(c) Adjusted Gross Deferred Tax Assets (Excluding The Amount Of Deferred Tax Assets From 2(a) and 2(b) above) Offset by Gross Deferred Tax Liabilities.	(2,347)	(13)	(2,360)
(d) Deferred Tax Assets Admitted as the result of application of SSAP No. 101. Total (2(a) + 2(b) + 2(c)).	<u>\$ (53,429)</u>	<u>\$ (13)</u>	<u>\$ (53,442)</u>

3 Recovery Period and Threshold Limitations

	2024		2023	
	1%	2%	1%	2%
(a) Ratio Percentage Used To Determine Recovery Period And Threshold Limitation Amount.	\$ 43,229,318	\$ 40,745,756	\$ 43,229,318	\$ 40,745,756
(b) Amount of Adjusted Capital And Surplus Used to Determine Recovery Period And Threshold Limitation In 2(b)2 Above.	-	-	-	-

4. Impact of Tax Planning Strategies – None

B. Regarding deferred tax liabilities that are not recognized – Not Applicable

C. Current income taxes incurred consist of the following major components:

	(1) 12/31/2024	(2) 12/31/2023	(3) (Col 1-2) Change
	\$ 535,052	\$ 284,707	\$ 250,345
1. Current Income Tax			
(a) Federal	\$ 535,052	\$ 284,707	\$ 250,345
(b) Foreign	-	-	-
(c) Subtotal (1a+1b)	535,052	284,707	250,345
(d) Federal Income Tax on Net Capital Gains	8,075	8,715	(640)
(e) Utilization of Capital Loss Carry-Forwards	-	-	-
(f) Other	-	-	-
(g) Federal and Foreign Income Taxes Incurred (1c+1d+1e+1f)	<u>\$ 543,127</u>	<u>\$ 293,422</u>	<u>\$ 249,705</u>

2 Deferred Tax Assets

(a) Ordinary:	\$ 4,645	\$ 611	\$ 4,034
(1) Discounting of Unpaid Losses	\$ 233,463	\$ 276,311	\$ (42,848)
(2) Unearned Premium Reserve	-	-	-
(3) Policyholder Reserves	-	-	-
(4) Investments	-	-	-
(5) Deferred Acquisition Costs	-	-	-
(6) Policyholder Dividends Accrual	-	-	-
(7) Fixed Assets	2,441	2,660	(219)
(8) Compensation and Benefits Accrual	105,490	130,943	(25,453)
(9) Pension Accrual	-	-	-
(10) Receivables - Nonadmitted	521	-	521
(11) Net Operating Loss Carry Forward	186,397	200,736	(14,339)
(12) Tax Credit Carry-Forward	-	-	-
(13) Other	11,142	785	10,357
(99) Subtotal (sum of 2a1 through 2a13)	<u>\$ 544,099</u>	<u>\$ 612,046</u>	<u>\$ (67,947)</u>
(b) Statutory Valuation Allowance Adjustment	-	-	-
(c) Nonadmitted	194,055	208,573	(14,518)
(d) Admitted Ordinary Deferred Tax Assets (2a99-2b-2c)	<u>\$ 350,044</u>	<u>\$ 403,473</u>	<u>\$ (53,429)</u>

NOTES TO FINANCIAL STATEMENTS

<p>(e) Capital</p> <p>(1) Investments</p> <p>(2) Net Capital Loss Carry-Forwards</p> <p>(3) Real Estate</p> <p>(4) Other</p> <p>(99) Subtotal (2e1+2e2+2e3+2e4)</p>	\$ 372 \$ 487 \$ (115)
	- - -
	- - -
	- - -
	\$ 372 \$ 487 \$ (115)
<p>(f) Statutory Valuation Allowance Adjustment</p> <p>(g) Nonadmitted</p> <p>(h) Admitted Capital Deferred Tax Assets (2e99 - 2f - 2g)</p>	\$ 372 \$ 474 \$ (102)
	\$ - \$ 13 \$ (13)
<p>(i) Admitted Deferred Tax Assets (2d + 2h)</p>	\$ 350,044 \$ 403,486 \$ (53,442)
	\$ 350,044 \$ 403,486 \$ (53,442)
3 Deferred Tax Liabilities	
<p>(a) Ordinary:</p> <p>(1) Investments</p> <p>(2) Fixed Assets</p> <p>(3) Deferred and Uncollected Premium</p> <p>(4) Policyholder Reserves</p> <p>(5) Other</p> <p>(99) Subtotal (3a1+3a2+3a3+3a4+3a5)</p>	\$ 39,361 \$ 41,708 \$ (2,347)
	- - -
	- - -
	- - -
	\$ 39,361 \$ 41,708 \$ (2,347)
<p>(b) Capital</p> <p>(1) Investments</p> <p>(2) Real Estate</p> <p>(3) Other</p> <p>(99) Subtotal (3b1+3b2+3b3)</p>	13 \$ (13)
	- - -
	- - -
	\$ - \$ 13 \$ (13)
<p>(c) Deferred Tax Liabilities (3a99 +3b99)</p>	\$ 39,361 \$ 41,721 \$ (2,360)
<p>4. Net Deferred Tax assets / Liabilities (2i-3c)</p>	\$ 310,683 \$ 361,765 \$ (51,082)

D. The provision for federal and foreign income taxes incurred is different from that which would be obtained by applying the statutory Federal income tax rate to net income before taxes. The significant items causing this difference are as follows:

Provision computed at statutory rate	12/31/2024	Effective Tax Rate
	\$ 637,604	21.00 %
Change in non-admitted assets	(2,113)	(0.07)
Prior Year True-up	4,450	0.15
Other	(31,225)	(1.03)
Total	<u><u>\$ 608,716</u></u>	<u><u>20.05 %</u></u>
Federal and foreign income taxes incurred	\$ 535,052	17.62 %
Federal income taxes incurred - capital gain (loss)	8,075	0.27
Change in net deferred income taxes	65,589	2.16
Total Statutory income tax	<u><u>\$ 608,716</u></u>	<u><u>20.05 %</u></u>

E.

1. At December 31, 2024, the Company has net operating loss carryforwards of \$887,605 available to offset against future taxable income. The annual utilization of the Company's net operating loss is limited under Section 382 of the Internal Revenue Service Code and any carryforward that remains unutilized will begin to expire in 2036.
2. The amount of federal income taxes incurred in the current and prior years that will be available for recoupment in the event of future net losses are:

Tax year 2024	\$ 539,567
Tax year 2023	\$ 283,483

3. The Company has no deposits admitted under Section 6603 of the Internal Revenue Service Code.

NOTES TO FINANCIAL STATEMENTS

F. The Company's Federal Income Tax Return is consolidated with the following entities:

- Radian Mortgage Services, Inc.
- homegenius Inc.
- homegenius Real Estate Inc.
- Radian Group Inc. ("RGI")
- Radian Guaranty Inc.
- Radian Insurance Inc.
- Radian MI Services Inc.
- Radian Mortgage Assurance Inc.
- Radian Real Estate Services Inc.
- Radian Settlement Services Inc. ("RSS")
- Radian Title Services Inc.
- Radian Investment Group Inc.

The method of allocation between the companies is subject to a written agreement, approved by the Board of Directors. Allocation is based upon separate return calculations. Pursuant to this agreement, the Company has the ability to recoup federal income taxes paid in prior years in the event of future net losses, which it may incur, or to recoup its net losses carried forward as an offset to future net income subject to federal income taxes. Intercompany tax balances are settled according to the terms of the approved agreement. To the extent the Company becomes an applicable reporting entity in the future, the Company may be charged with a portion of the corporate alternative minimum tax ("CAMT") incurred by the consolidated group (or credited with a portion of the consolidated group's CAMT credit utilization).

Tax Reform Impact: On August 16, 2022, the U.S. enacted the Inflation Reduction Act of 2022 ("IRA"). In September 2023, the NAIC Statutory Accounting Principles Working Group adopted INT 23-03, which provides guidance on accounting for the tax effects of the IRA including information relating to transition accounting and reporting aspects of the new CAMT. The Company (and the tax-controlled group of corporations of which the Company is a member) has determined it is a nonapplicable reporting entity which will not be liable for CAMT in 2024.

G. Federal and foreign tax contingencies – Not Applicable.

H. Repatriation Transition Tax – None.

I. Alternative Minimum Tax Credit – None.

10. Information Concerning Parent, Subsidiaries, Affiliates and Other Related Parties

- a. The Company provides title insurance on residential and commercial property in 41 states and the District of Columbia in which it holds certificates of authority. The Company provides title insurance policies as well as escrow and settlement services through a network of direct and affiliated operations as well as independent agents.
- b. Transactions Greater than 1/2 of 1% of admitted assets – Not applicable
- c. Transactions with related parties who are not reported on Schedule Y – Not applicable
- d. The following table identifies the intercompany balances as of December 31, 2024 and December 31, 2023.

	12/31/2024	12/31/2023
Net Due From/ (To) Radian Group Inc.	\$ (117,894)	\$ (129,534)
Net Due From/ (To) Radian Settlement Services Inc.	(50,995)	(22,286)
Net Due From/ (To) Radian Real Estate Management LLC	-	(586)
	<u>\$ (168,889)</u>	<u>\$ (152,406)</u>

NOTES TO FINANCIAL STATEMENTS

e. On June 22, 2018, the Company entered into dual MSA with RSS, an affiliate and wholly owned subsidiary of Radian Title Services Inc., an ultimate subsidiary of RGI. The Company will provide title search and underwriting services and receive support and facilitation services on title insurance policies. Fees for services are based upon approved pricing and can be changed upon mutual consent of the parties and approval from ODI. The MSAs may be terminated without cause upon seven days written notice. As of December 31, 2024 the Company was invoiced \$420,784 for services received under the MSAs.

The Company has also entered into a tax sharing agreement with RGI.

f. Guarantees for the benefit of an affiliate or related party – Not applicable

g. All outstanding shares of the Company are owned by the parent company, Radian Title Services Inc.

h. The Company owns no shares of stock of its ultimate parent.

i. SCA investments which exceeded 10% of admitted assets – Not applicable

j. Impairment Write Downs - Not applicable

k. Foreign insurance company subsidiaries – Not applicable

l. Downstream non-insurance holding companies - Not applicable

m. All SCA investments – Not applicable

n. Investment in Insurance SCAs – Not applicable

o. SCA and SSAP No. 48 Entity Loss Tracking – Not applicable

11. Debt

At December 31, 2024 and December 31, 2023, the Company had no debt outstanding.

12. Retirement Plans, Deferred Compensation, Postemployment Benefits and Compensated Absences and Other Postretirement Benefit Plans - None

13. Capital and Surplus, Dividend Restrictions and Quasi-Reorganizations

a. At December 31, 2024, the Company has 800 shares of common stock authorized, and 400 shares outstanding with a par value of \$5,000.

b. The Company has no preferred stock outstanding.

c. Under Ohio's insurance laws, dividends and other distributions may only be paid out of an insurer's positive unassigned surplus, measured as of the end of the prior fiscal year, unless the ODI approves the payment of dividends or other distributions from another source. While all proposed dividends and distributions to stockholders must be filed with the ODI prior to payment, if an Ohio domiciled insurer had positive unassigned surplus as of the end of the prior fiscal year, then unless the prior approval of the ODI is obtained, such insurer could only pay dividends or other distributions during any 12-month period in an aggregate amount less than or equal to the greater of: (i) 10% of the preceding year-end statutory policyholders' surplus; or (ii) the preceding year's statutory net income. The Company had negative unassigned surplus at December 31, 2024 of \$6.9 million, therefore it is unable to pay ordinary dividends or other distributions in 2025 without approval from the Ohio Department of Insurance.

d. The Company has not paid any dividends to date.

e. As of December 31, 2018, a special surplus fund of \$2,065,801 was established as a result of the retroactive reinsurance purchased as of March 27, 2018. The retroactive reinsurance is a Loss Portfolio Transfer with PartnerRe in which all policies issued by the Company and outstanding at the time will be 100% reinsured by a subsidiary of PartnerRe.

f. Other than the special surplus fund of \$2,065,801 established as of March 27, 2018 related to the retroactive reinsurance treaty with PartnerRe (see Note 13 (e)), there are no other restrictions on the Company's unassigned funds.

g. There were no advances to surplus.

NOTES TO FINANCIAL STATEMENTS

- h. There are no stocks held by the Company, including stock of affiliated companies, for special purposes.
- i. There are no changes in the special surplus fund from the prior year.
- j. The portion of unassigned funds reduced by cumulative unrealized losses – \$1,773
- k. Surplus Notes – Not applicable
- l. Impact of the restatement in a quasi-reorganization – Not applicable
- m. Effective date of quasi-reorganization - Not applicable

14. Liabilities, Contingencies and Assessments – None

15. Leases

The Company leases its office facilities, title plants and some of its equipment under non-cancellable operating leases most of which will expire in 2025. Rental expense for December 31, 2024 and December 31, 2023 was \$63,777 and \$75,066, respectively.

Certain rental commitments have renewal options extending through the year 2025. Some of these renewals are subject to adjustment in future periods.

At December 31, 2024, the minimum aggregate rental commitments are as follows:

<u>Year Ending December 31,</u>	<u>Operating Leases</u>
<u>2025</u>	<u>5,432</u>
	<u>\$ 5,432</u>

16. Information about Financial Instruments with Off-Balance-Sheet Risk and Financial Instruments with Concentrations of Credit Risk – None.

17. Sale, Transfer and Servicing of Financial Assets and Extinguishments of Liabilities – None.

18. Gain or Loss to the Reporting Entity from Uninsured Plans and the Uninsured Portion of Partially Insured Plans – Not Applicable to Title Companies.

19. Direct Premium Written/Produced by Managing General Agents/Third Party Administrators – Not Applicable to Title Companies.

20. Fair Value Measurements

- a. For assets and liabilities measured and reported at fair value

NOTES TO FINANCIAL STATEMENTS

1. Fair Value Measurements at Reporting Date

As of December 31, 2024	Level 1	Level 2	Level 3	Total
<u>Bonds</u>				
Industrial and Misc.	\$ -	\$ 11,538	\$ -	\$ 11,538
Total Bonds	\$ -	\$ 11,538	\$ -	\$ 11,538
<u>Preferred Stocks</u>				
Industrial and Misc.	\$ -	\$ -	\$ -	\$ -
Total Preferred Stocks	\$ -	\$ -	\$ -	\$ -
<u>Common Stocks</u>				
Industrial and Misc.	\$ -	\$ -	\$ -	\$ -
Total Common Stocks	\$ -	\$ -	\$ -	\$ -
Total Assets at Fair Value	\$ -	\$ 11,538	\$ -	\$ 11,538

As December 31, 2023	Level 1	Level 2	Level 3	Total
<u>Bonds</u>				
Industrial and Misc.	\$ -	\$ 12,630	\$ -	\$ 12,630
Total Bonds	\$ -	\$ 12,630	\$ -	\$ 12,630
<u>Preferred Stocks</u>				
Industrial and Misc.	\$ -	\$ -	\$ -	\$ -
Total Preferred Stocks	\$ -	\$ -	\$ -	\$ -
<u>Common Stocks</u>				
Industrial and Misc.	\$ -	\$ -	\$ -	\$ -
Total Common Stocks	\$ -	\$ -	\$ -	\$ -
Total Assets at Fair Value	\$ -	\$ 12,630	\$ -	\$ 12,630

2. There were no fair value measurements in Level 3.
3. Transfers between levels are recognized as of the end of the quarter in which the transfer occurs.
4. The Bond categorized within Level 2 of the fair value hierarchy is a RMBS. It was determined for this residential mortgage-backed security that fair value would be used for book adjusted carry value after application of the modeling process. This security's fair value was obtained from Refinitiv. Refinitiv valuation techniques reflect market participants' assumptions and maximize the use of relevant observable inputs including quoted prices for similar assets, benchmark yield curves and market corroborated inputs.
5. There are no derivative assets or liabilities.

b. Not applicable

c. Aggregate Fair Value Hierarchy

As of December 31, 2024						
Type of Financial Instrument	Aggregate Fair Value	Admitted Assets	Level 1	Level 2	Level 3	Not Practicable Carrying Value
Bonds	\$ 15,163,083	\$ 15,727,609	\$ 5,934,834	\$ 9,228,249	\$ -	\$ -
Short Term	21,322,456	21,305,801	-	21,322,456	-	-
Cash Equivalents	11,233,054	11,233,086	2,470,106	8,762,948	-	-
Other invested assets	1,162,499	1,163,999	-	1,162,499	-	-
	\$ 48,881,092	\$ 49,430,495	\$ 8,404,940	\$ 40,476,152	\$ -	\$ -

As of December 31, 2023						
Type of Financial Instrument	Aggregate Fair Value	Admitted Assets	Level 1	Level 2	Level 3	Not Practicable Carrying Value
Bonds	\$ 20,163,726	\$ 20,921,688	\$ 5,809,025	\$ 14,354,701	\$ -	\$ -
Short Term	14,278,840	14,278,120	-	14,278,840	-	-
Cash Equivalents	9,165,740	9,164,984	1,578,033	7,587,707	-	-
Other invested assets	1,001,242	1,002,092	-	1,001,242	-	-
	\$ 44,609,548	\$ 45,366,884	\$ 7,387,058	\$ 37,222,490	\$ -	\$ -

d. Not Practicable to Estimate Fair Value – None

NOTES TO FINANCIAL STATEMENTS

e. Investments measured using the NAV practical expedient – None

21. Other Items

- a. Unusual or Infrequent Items – None
- b. Troubled Debt Restructuring Debtors – None
- c. Other Disclosures

The Company holds \$322,421 and \$360,080 at December 31, 2024 and December 31, 2023 respectively in segregated escrow bank accounts pending the closing of real estate transactions. These amounts are excluded from the Company's financial statements.

- d. Business Interruption Insurance Recoveries – None
- e. State Transferable and Non-transferable Tax Credit – None
- f. Sub-Prime Mortgage Related Risk Exposure – None
- g. Insurance Linked Securities (ILS) Contracts – None
- h. Amount that could be realized on Life Insurance – None

22. Events Subsequent

Subsequent events have been considered through March 1, 2025 for the statutory statement issued on that date.

23. Reinsurance

- a. Unsecured Reinsurance Recoverable – None
- b. Reinsurance Recoverable in Dispute – None
- c. Reinsurance Assumed and Ceded

At December 31, 2024, the Company had no reinsurance liability.

There is no additional or return commission, predicated on loss experience or on any other form of profit-sharing arrangements in this statement as a result of existing contractual arrangements.

- d. Uncollected Reinsurance – None
- e. Commutation of Ceded Reinsurance – None
- f. Retroactive Reinsurance

On March 27, 2018, the Company entered into a Loss Portfolio Transfer Reinsurance Agreement, with a former affiliate, PartnerRe Europe SE, in which all policies issued by the Company as of the effective date, subject to certain limitations, became 100% reinsured for consideration paid by the Company of \$4,231,821. The reinsurance agreement was classified as retroactive reinsurance and a contra liability reserve ("Reserve for Retroactive Reinsurance") was established equal to the total of the Statutory premium reserve ("SPR") and Known Claims Reserves of \$6,297,622 which represented the Company's liabilities for the reinsured policies as of the effective date of the agreement. The difference in the liability transferred and the consideration paid of \$2,065,801, was recorded as a gain from retroactive reinsurance on the statement of operations and the amount was transferred from unassigned deficit and restricted as Special surplus funds.

The Reserve for Retroactive Reinsurance is reduced for covered claims payments made by the Company as well as adjustments for changes in reserve estimates and SPR withdrawals. As of December 31, 2024, changes to the Retroactive Reinsurance Reserve included \$63,272 of ceded paid claims, SPR withdrawals of \$456,817 and additional incurred losses of \$977,564. Other assets include \$29,611 of paid losses that are expected to be reimbursed to the Company in accordance with the agreement. The Special surplus funds will be transferred into unassigned deficit when the actual retroactive reinsurance recovered exceeds the consideration paid.

NOTES TO FINANCIAL STATEMENTS

The following table shows a reconciliation of the retroactive reinsurance activity.

	<u>Ceded</u>
Reserves Transferred	
Initial reserves	\$ 6,297,622
Prior years adjustments	(2,990,582)
Current year adjustments	457,475
Current total	<u><u>\$ 3,764,515</u></u>
 Consideration paid	 <u><u>\$ 4,231,821</u></u>
 Paid Losses Reimbursed	 <u><u></u></u>
Prior years	\$ 986,405
Current year	136,845
Current total	<u><u>\$ 1,123,250</u></u>
 Special Surplus from Retroactive Reinsurance	 <u><u></u></u>
Initial surplus gain / (loss)	\$ 2,065,801
Prior year adjustments	-
Current year adjustments	-
Current year restricted surplus	<u>(2,065,801)</u>
Cumulative total transferred to unassigned funds	<u><u>\$ -</u></u>

g. Reinsurance Accounted for as a Deposit – The Company did not do deposit accounting for any reinsurance agreements.

h. Certified Reinsurer Rating Downgraded or Status Subject to Revocation – Not applicable.

24. Retrospectively Rated Contracts & Contract Subject to Redetermination- Not applicable to title companies

25. Change in Incurred Losses and Loss Adjustment Expenses

	12/31/2024	12/31/2023
Claims Payable		
Beginning Balance	\$ 174,500	\$ 161,000
 Incurred Claims:		
Insured Events of current year	\$ 158,243	\$ 155,601
Insured Events of prior years	1,029,703	128,317
Total Incurred Claims	<u>\$ 1,187,946</u>	<u>\$ 283,918</u>
 Payment of Claims:		
Claims incurred in current year	\$ 63,243	\$ 127,101
Claims incurred in prior years	153,911	143,317
Total Claims Paid	<u>\$ 217,154</u>	<u>\$ 270,418</u>
 Ending Balance	 <u><u>\$ 1,145,292</u></u>	 <u><u>\$ 174,500</u></u>

26. Intercompany Pooling Arrangements – Not applicable to title companies

27. Structured Settlements – None

28. Supplemental Reserve – None

GENERAL INTERROGATORIES

PART 1 – COMMON INTERROGATORIES

GENERAL

1.1 Is the reporting entity a member of an Insurance Holding Company System consisting of two or more affiliated persons, one or more of which is an insurer?

Yes [] No []

If yes, complete Schedule Y, Parts 1, 1A, 2 and 3

1.2 If yes, did the reporting entity register and file with its domiciliary State Insurance Commissioner, Director or Superintendent or with such regulatory official of the state of domicile of the principal insurer in the Holding Company System, a registration statement providing disclosure substantially similar to the standards adopted by the National Association of Insurance Commissioners (NAIC) in its Model Insurance Holding Company System Regulatory Act and model regulations pertaining thereto, or is the reporting entity subject to standards and disclosure requirements substantially similar to those required by such Act and regulations?

Yes [] No [] N/A []

1.3 State Regulating?

Ohio

1.4 Is the reporting entity publicly traded or a member of a publicly traded group?

Yes [] No []

1.5 If the response to 1.4 is yes, provide the CIK (Central Index Key) code issued by the SEC for the entity/group.

0000890926

2.1 Has any change been made during the year of this statement in the charter, by-laws, articles of incorporation, or deed of settlement of the reporting entity?

Yes [] No []

2.2 If yes, date of change:

12/31/2023

3.1 State as of what date the latest financial examination of the reporting entity was made or is being made.

12/31/2023

3.2 State the as of date that the latest financial examination report became available from either the state of domicile or the reporting entity. This date should be the date of the examined balance sheet and not the date the report was completed or released.

12/31/2018

3.3 State as of what date the latest financial examination report became available to other states or the public from either the state of domicile or the reporting entity. This is the release date or completion date of the examination report and not the date of the examination (balance sheet date).

04/15/2020

3.4 By what department or departments?

Ohio Department of Insurance

3.5 Have all financial statement adjustments within the latest financial examination report been accounted for in a subsequent financial statement filed with departments?

Yes [] No [] N/A []

3.6 Have all of the recommendations within the latest financial examination report been complied with?

Yes [] No [] N/A []

4.1 During the period covered by this statement, did any agent, broker, sales representative, non-affiliated sales/service organization or any combination thereof under common control (other than salaried employees of the reporting entity) receive credit or commissions for or control a substantial part (more than 20 percent of any major line of business measured on direct premiums) of:

4.11 sales of new business?

Yes [] No []

4.12 renewals?

Yes [] No []

4.2 During the period covered by this statement, did any sales/service organization owned in whole or in part by the reporting entity or an affiliate, receive credit or commissions for or control a substantial part (more than 20 percent of any major line of business measured on direct premiums) of:

4.21 sales of new business?

Yes [] No []

4.22 renewals?

Yes [] No []

5.1 Has the reporting entity been a party to a merger or consolidation during the period covered by this statement?

Yes [] No []

If yes, complete and file the merger history data file with the NAIC.

GENERAL INTERROGATORIES

5.2 If yes, provide the name of the entity, NAIC Company Code, and state of domicile (use two letter state abbreviation) for any entity that has ceased to exist as a result of the merger or consolidation.

1 Name of Entity	2 NAIC Company Code	3 State of Domicile
.....

6.1 Has the reporting entity had any Certificates of Authority, licenses or registrations (including corporate registration, if applicable) suspended or revoked by any governmental entity during the reporting period?

Yes [] No [X]

6.2 If yes, give full information:

.....

.....

.....

7.1 Does any foreign (non-United States) person or entity directly or indirectly control 10% or more of the reporting entity?

Yes [] No [X]

7.2 If yes,

7.21 State the percentage of foreign control. _____ %

7.22 State the nationality(s) of the foreign person(s) or entity(s); or if the entity is a mutual or reciprocal, the nationality of its manager or attorney-in-fact and identify the type of entity(s) (e.g., individual, corporation, government, manager or attorney-in-fact).

1 Nationality	2 Type of Entity
.....

8.1 Is the company a subsidiary of a depository institution holding company (DIHC) or a DIHC itself, regulated by the Federal Reserve Board?

Yes [] No [X]

8.2 If response to 8.1 is yes, please identify the name of the DIHC.

.....

.....

.....

8.3 Is the company affiliated with one or more banks, thrifts or securities firms?

Yes [] No [X]

8.4 If response to 8.3 is yes, please provide the names and locations (city and state of the main office) of any affiliates regulated by a federal financial regulatory services agency [i.e. the Federal Reserve Board (FRB), the Office of the Comptroller of the Currency (OCC), the Federal Deposit Insurance Corporation (FDIC) and the Securities Exchange Commission (SEC)] and identify the affiliate's primary federal regulator.

1 Affiliate Name	2 Location (City, State)	3 FRB	4 OCC	5 FDIC	6 SEC
.....

8.5 Is the reporting entity a depository institution holding company with significant insurance operations as defined by the Board of Governors of Federal Reserve System or a subsidiary of the depository institution holding company?

Yes [] No [X]

8.6 If response to 8.5 is no, is the reporting entity a company or subsidiary of a company that has otherwise been made subject to the Federal Reserve Board's capital rule?

Yes [] No [X] N/A []

9. What is the name and address of the independent certified public accountant or accounting firm retained to conduct the annual audit?

PricewaterhouseCoopers LLP
Two Commerce Square, Suite 1800
2001 Market Street, Philadelphia, PA 19103-7042

.....

GENERAL INTERROGATORIES

10.1 Has the insurer been granted any exemptions to the prohibited non-audit services provided by the certified independent public accountant requirements as allowed in Section 7H of the Annual Financial Reporting Model Regulation (Model Audit Rule), or substantially similar state law or regulation? Yes [] No [X]

10.2 If response to 10.1 is yes, provide information related to this exemption:

.....

10.3 Has the insurer been granted any exemptions related to the other requirements of the Annual Financial Reporting Model Regulation as allowed for in Section 18A of the Model Regulation, or substantially similar state law or regulation? Yes [] No [X]

10.4 If response to 10.3 is yes, provide information related to this exemption:

.....

10.5 Has the reporting entity established an Audit Committee in compliance with the domiciliary state insurance laws? Yes [X] No [] N/A []

10.6 If the response to 10.5 is no or n/a, please explain:

.....

11. What is the name, address and affiliation (officer/employee of the reporting entity or actuary/consultant associated with an actuarial consulting firm) of the individual providing the statement of actuarial opinion/certification?

John Pierce F.C.A.S., Consulting Actuary
234 North Chester Avenue Park Ridge, IL 60068

12.1 Does the reporting entity own any securities of a real estate holding company or otherwise hold real estate indirectly? Yes [] No [X]

12.11 Name of real estate holding company _____

12.12 Number of parcels involved _____

12.13 Total book/adjusted carrying value \$ _____

12.2 If yes, provide explanation:

.....

13. FOR UNITED STATES BRANCHES OF ALIEN REPORTING ENTITIES ONLY:

13.1 What changes have been made during the year in the United States manager or the United States trustees of the reporting entity?

.....

13.2 Does this statement contain all business transacted for the reporting entity through its United States Branch on risks wherever located? Yes [] No []

13.3 Have there been any changes made to any of the trust indentures during the year? Yes [] No []

13.4 If answer to (13.3) is yes, has the domiciliary or entry state approved the changes? Yes [] No [] N/A []

GENERAL INTERROGATORIES

14.1 Are the senior officers (principal executive officer, principal financial officer, principal accounting officer or controller, or persons performing similar functions) of the reporting entity subject to a code of ethics, which includes the following standards?

- Honest and ethical conduct, including the ethical handling of actual or apparent conflicts of interest between personal and professional relationships;
- Full, fair, accurate, timely and understandable disclosure in the periodic reports required to be filed by the reporting entity;
- Compliance with applicable governmental laws, rules, and regulations;
- The prompt internal reporting of violations to an appropriate person or persons identified in the code; and
- Accountability for adherence to the code.

Yes [X] No []

14.11 If the response to 14.1 is no, please explain:

.....

14.2 Has the code of ethics for senior managers been amended?

Yes [] No [X]

14.21 If the response to 14.2 is yes, provide information related to amendment(s).

.....

14.3 Have any provisions of the code of ethics been waived for any of the specified officers?

Yes [] No [X]

14.31 If the response to 14.3 is yes, provide the nature of any waiver(s).

.....

15.1 Is the reporting entity the beneficiary of a Letter of Credit that is unrelated to reinsurance where the issuing or confirming bank is not on the SVO Bank List?

Yes [] No [X]

15.2 If the response to 15.1 is yes, indicate the American Bankers Association (ABA) Routing Number and the name of the issuing or confirming bank of the Letter of Credit and describe the circumstances in which the Letter of Credit is triggered.

1 American Bankers Association (ABA) Routing Number	2 Issuing or Confirming Bank Name	3 Circumstances That Can Trigger the Letter of Credit	4 Amount
.....

BOARD OF DIRECTORS

16. Is the purchase or sale of all investments of the reporting entity passed upon either by the board of directors or a subordinate committee thereof?

Yes [X] No []

17. Does the reporting entity keep a complete permanent record of the proceedings of its board of directors and all subordinate committees thereof?

Yes [X] No []

18. Has the reporting entity an established procedure for disclosure to its board of directors or trustees of any material interest or affiliation on the part of any of its officers, directors, trustees or responsible employees that is in conflict or is likely to conflict with the official duties of such person?

Yes [X] No []

FINANCIAL

19. Has this statement been prepared using a basis of accounting other than Statutory Accounting Principles (e.g., Generally Accepted Accounting Principles)?

Yes [] No [X]

GENERAL INTERROGATORIES

20.1 Total amount loaned during the year (inclusive of Separate Accounts, exclusive of policy loans):

20.11 To directors or other officers	\$ _____
20.12 To stockholders not officers	\$ _____
20.13 Trustees, supreme or grand (Fraternal only)	\$ _____

20.2 Total amount of loans outstanding at the end of year (inclusive of Separate Accounts, exclusive of policy loans):

20.21 To directors or other officers	\$ _____
20.22 To stockholders not officers	\$ _____
20.23 Trustees, supreme or grand (Fraternal only)	\$ _____

21.1 Were any assets reported in this statement subject to a contractual obligation to transfer to another party without the liability for such obligation being reported in the statement?

Yes [] No [X]

21.2 If yes, state the amount thereof at December 31 of the current year:

21.21 Rented from others	\$ _____
21.22 Borrowed from others	\$ _____
21.23 Leased from others	\$ _____
21.24 Other	\$ _____

22.1 Does this statement include payments for assessments as described in the Annual Statement Instructions other than guaranty fund or guaranty association assessments?

Yes [] No [X]

22.2 If answer is yes:

22.21 Amount paid as losses or risk adjustment	\$ _____
22.22 Amount paid as expenses	\$ _____
22.23 Other amounts paid	\$ _____

23.1 Does the reporting entity report any amounts due from parent, subsidiaries or affiliates on Page 2 of this statement?

Yes [] No [X]

23.2 If yes, indicate any amounts receivable from parent included in the Page 2 amount:

\$ _____

24.1 Does the insurer utilize third parties to pay agent commissions in which the amounts advanced by the third parties are not settled in full within 90 days?

Yes [] No [X]

24.2 If the response to 24.1 is yes, identify the third-party that pays the agents and whether they are a related party.

1 Name of Third Party	2 Is the Third-Party Agent a Related Party (Yes/No)
.....

INVESTMENT

25.01 Were all the stocks, bonds and other securities owned December 31 of current year, over which the reporting entity has exclusive control, in the actual possession of the reporting entity on said date? (other than securities lending programs addressed in 25.03)

Yes [X] No []

25.02 If no, give full and complete information, relating thereto:

.....
.....
.....

25.03 For security lending programs, provide a description of the program including value for collateral and amount of loaned securities, and whether collateral is carried on or off-balance sheet. (an alternative is to reference Note 17 where this information is also provided)

.....
.....
.....

25.04 For the reporting entity's securities lending program, report amount of collateral for conforming programs as outlined in the Risk Based Capital Instructions.

\$ _____

25.05 For the reporting entity's securities lending program report amount of collateral for other programs.

\$ _____

GENERAL INTERROGATORIES

25.06 Does your securities lending program require 102% (domestic securities) and 105% (foreign securities) from the counterparty at the outset of the contract?

Yes [] No [] N/A [X]

25.07 Does the reporting entity non-admit when the collateral received from the counterparty falls below 100%?

Yes [] No [] N/A [X]

25.08 Does the reporting entity or the reporting entity's securities lending agent utilize the Master Securities Lending Agreement (MSLA) to conduct securities lending?

Yes [] No [] N/A [X]

25.09 For the reporting entity's security lending program, state the amount of the following as of December 31 of the current year:

25.091 Total fair value of reinvested collateral assets reported on Schedule DL, Parts 1 and 2 \$ _____

25.092 Total book adjusted/carrying value of reinvested collateral assets reported on Schedule DL, Parts 1 and 2 \$ _____

25.093 Total payable for securities lending reported on the liability page \$ _____

26.1 Were any of the stocks, bonds or other assets of the reporting entity owned at December 31 of the current year not exclusively under the control of the reporting entity or has the reporting entity sold or transferred any assets subject to a put option contract that is currently in force? (Exclude securities subject to Interrogatory 21.1 and 25.03).

Yes [X] No []

26.2 If yes, state the amount thereof at December 31 of the current year:

26.21	Subject to repurchase agreements	\$ _____
26.22	Subject to reverse repurchase agreements	\$ _____
26.23	Subject to dollar repurchase agreements	\$ _____
26.24	Subject to reverse dollar repurchase agreements	\$ _____
26.25	Placed under option agreements	\$ _____
26.26	Letter stock or securities restricted as to sale - excluding FHLB Capital Stock	\$ _____
26.27	FHLB Capital Stock	\$ _____
26.28	On deposit with states	\$ _____ 6,397,690
26.29	On deposit with other regulatory bodies	\$ _____
26.30	Pledged as collateral - excluding collateral pledged to an FHLB	\$ _____
26.31	Pledged as collateral to FHLB - including assets backing funding agreements	\$ _____
26.32	Other	\$ _____

26.3 For category (26.26) provide the following:

1 Nature of Restriction	2 Description	3 Amount
.....
.....

27.1 Does the reporting entity have any hedging transactions reported on Schedule DB?

Yes [] No [X]

GENERAL INTERROGATORIES

27.2 If yes, has a comprehensive description of the hedging program been made available to the domiciliary state? Yes No N/A X
If no, attach a description with this statement.

LINES 27.3 through 27.5 : FOR LIFE/FRATERNAL REPORTING ENTITIES ONLY:

27.3 Does the reporting entity utilize derivatives to hedge variable annuity guarantees subject to fluctuations as a result of interest rate sensitivity? Yes No

27.4 If the response to 27.3 is YES, does the reporting entity utilize:

27.41	Special accounting provision of SSAP No. 108	<input type="checkbox"/> Yes <input type="checkbox"/> No
27.42	Permitted accounting practice	<input type="checkbox"/> Yes <input type="checkbox"/> No
27.43	Other accounting guidance	<input type="checkbox"/> Yes <input type="checkbox"/> No

27.5 By responding YES to 27.41 regarding utilizing the special accounting provisions of SSAP No. 108, the reporting entity attests to the following:

Yes No

- The reporting entity has obtained explicit approval from the domiciliary state.
- Hedging strategy subject to the special accounting provisions is consistent with the requirements of VM-21.
- Actuarial certification has been obtained which indicates that the hedging strategy is incorporated within the establishment of VM-21 reserves and provides the impact of the hedging strategy within the Actuarial Guideline Conditional Tail Expectation Amount.
- Financial Officer Certification has been obtained which indicates that the hedging strategy meets the definition of a Clearly Defined Hedging Strategy within VM-21 and that the Clearly Defined Hedging Strategy is the hedging strategy being used by the company in its actual day-to-day risk mitigation efforts.

28.1 Were any preferred stocks or bonds owned as of December 31 of the current year mandatorily convertible into equity, or, at the option of the issuer, convertible into equity? Yes No X

28.2 If yes, state the amount thereof at December 31 of the current year. \$ _____

29. Excluding items in Schedule E - Part 3 - Special Deposits, real estate, mortgage loans and investments held physically in the reporting entity's offices, vaults or safety deposit boxes, were all stocks, bonds and other securities, owned throughout the current year held pursuant to a custodial agreement with a qualified bank or trust company in accordance with Section 1, III - General Examination Considerations, F. Outsourcing of Critical Functions, Custodial or Safekeeping Agreements of the NAIC Financial Condition Examiners Handbook? Yes X No

29.01 For agreements that comply with the requirements of the NAIC Financial Condition Examiners Handbook, complete the following:

1 Name of Custodian(s)	2 Custodian's Address
CENTURY TRUST	100 S. FEDERAL PLACE, SANTA FE, NM 87501
BANK OF NY MELLON	10161 CENTURION PARKWAY, JACKSONVILLE, FL 32256
AVENU INSIGHTS & ANALYTICS	100 HANCOCK STREET, 10TH FLOOR QUINCY, MA 02171
WASHINGTON TRUST COMPANY	23 BROAD STREET, WESTERLY, RI 02891
FIRST BANK & TRUST	P.O. BOX 1347, SIOUX FALLS, SD 57101
HARRIS BANK	P.O. BOX 755, CHICAGO, IL 60690
HUNTINGTON NATIONAL BANK	7 EASTON OVAL EA4E95, COLUMBUS, OH 43219
REGIONS BANK	400 W. CAPITOL, LITTLE ROCK, AR 72201
REGIONS BANK	1900 5TH AVENUE N., SUITE 2500, BIRMINGHAM, AL 35203
WELLS FARGO	1021 E. CARY STREET, MAC-R3529-062, RICHMOND, VA 23219
US BANK	555 SW OAK STREET, PORTLAND, OR 97204
US BANK	1 ENTERPRISE ST, 255 EATER STREET, SUITE 700, JACKSONVILLE, FL 32256
US BANK	ONE WEST FOURTH STREET, WINSTON-SALEM, NC 27101
TEXAS TRUST	208 EAST 10TH STREET, AUSTIN, TX 78701
NORTHERN TRUST	50 SOUTH LASALLE STREET CHICAGO, IL 60603

29.02 For all agreements that do not comply with the requirements of the NAIC Financial Condition Examiners Handbook, provide the name, location and a complete explanation:

1 Name(s)	2 Location(s)	3 Complete Explanation(s)
.....

29.03 Have there been any changes, including name changes, in the custodian(s) identified in 29.01 during the current year? Yes No X

GENERAL INTERROGATORIES

29.04 If yes, give full and complete information relating thereto:

1 Old Custodian	2 New Custodian	3 Date of Change	4 Reason
.....
.....

29.05 Investment management - Identify all investment advisors, investment managers, broker/dealers, including individuals that have the authority to make investment decisions on behalf of the reporting entity. This includes both primary and sub-advisors. For assets that are managed internally by employees of the reporting entity, note as such.
["... that have access to the investment accounts"; "...handle securities"]

1 Name Firm or Individual	2 Affiliation
Fort Washington Investment Advisors	U
Jason Lenzini	I

29.0597 For those firms/individuals listed in the table for Question 29.05, do any firms/individuals unaffiliated with the reporting entity (i.e., designated with a "U") manage more than 10% of the reporting entity's invested assets? Yes [] No []

29.0598 For firms/individuals unaffiliated with the reporting entity (i.e., designated with a "U") listed in the table for Question 29.05, does the total assets under management aggregate to more than 50% of the reporting entity's invested assets? Yes [] No []

29.06 For those firms or individuals listed in the table 29.05 with an affiliation code of "A" (affiliated) or "U" (unaffiliated), provide the information for the table below.

1 Central Registration Depository Number	2 Name Firm or Individual	3 Legal Entity Identifier (LEI)	4 Registered With	5 Investment Managem Agreement (IMA) Filed
107126	Fort Washington Investment Advisors	KSRXYW3EHSEF8KM62	SEC	NO
.....

30.1 Does the reporting entity have any diversified mutual funds reported in Schedule D – Part 2 (diversified according to the Securities and Exchange Commission (SEC) in the Investment Company Act of 1940 [Section 5 (b) (1)])? Yes [] No []

30.2 If yes, complete the following schedule:

1 CUSIP #	2 Name of Mutual Fund	3 Book/Adjusted Carrying Value
.....
.....
30.2999 TOTAL		

30.3 For each mutual fund listed in the table above, complete the following schedule:

1 Name of Mutual Fund (from above table)	2 Name of Significant Holding of the Mutual Fund	3 Amount of Mutual Fund's Book/Adjusted Carrying Value Attributable to the Holding	4 Date of Valuation
.....
.....

GENERAL INTERROGATORIES

31. Provide the following information for all short-term and long-term bonds and all preferred stocks. Do not substitute amortized value or statement value for fair value.

	1 Statement (Admitted) Value	2 Fair Value	3 Excess of Statement over Fair Value (-), or Fair Value over Statement (+)
31.1 Bonds	45,796,390	45,248,488	(547,902)
31.2 Preferred stocks			
31.3 Totals	45,796,390	45,248,488	(547,902)

31.4 Describe the sources or methods utilized in determining the fair values:

Refinitiv/Reuters, NT-Ice

.....

.....

.....

32.1 Was the rate used to calculate fair value determined by a broker or custodian for any of the securities in Schedule D? Yes [] No [X]

32.2 If the answer to 32.1 is yes, does the reporting entity have a copy of the broker's or custodian's pricing policy (hard copy or electronic copy) for all brokers or custodians used as a pricing source? Yes [] No []

32.3 If the answer to 32.2 is no, describe the reporting entity's process for determining a reliable pricing source for purposes of disclosure of fair value for Schedule D:

.....

.....

.....

33.1 Have all the filing requirements of the Purposes and Procedures Manual of the NAIC Investment Analysis Office been followed? Yes [X] No []

33.2 If no, list exceptions:

.....

.....

.....

34 By self-designating 5GI securities, the reporting entity is certifying the following elements of each self-designated 5GI security:

- a. Documentation necessary to permit a full credit analysis of the security does not exist or an NAIC CRP credit rating for an FE or PL security is not available.
- b. Issuer or obligor is current on all contracted interest and principal payments.
- c. The insurer has an actual expectation of ultimate payment of all contracted interest and principal.

Has the reporting entity self-designated 5GI securities?

Yes [] No [X]

35 By self-designating PLGI securities, the reporting entity is certifying the following elements of each self-designated PLGI security:

- a. The security was either:
 - i. issued prior to January 1, 2018 (which is exempt from PLR filing requirements pursuant to the P&P Manual), or
 - ii. issued from January 1, 2018 to December 31, 2021 and subject to a confidentiality agreement executed prior to January 1, 2022 which confidentiality agreement remains in force, for which an insurance company cannot provide a copy of a private letter rating rationale report to the SVO due to confidentiality or other contractual reasons ("waived submission PLR securities").
- b. The reporting entity is holding capital commensurate with the NAIC Designation and NAIC Designation Category reported for the security.
- c. The NAIC Designation and NAIC Designation Category were derived from the credit rating assigned by an NAIC CRP in its legal capacity as an NRSRO which is shown on a current private letter rating, dated during the financial statement year, held by the insurer and available for examination by state insurance regulators.
- d. Other than for waived submission PLR securities, defined above, on or after January 1, 2024 for any PLR securities issued on or after January 1, 2022, if the reporting entity is not permitted to share this private credit rating or the private rating letter rationale report of the PL security with the SVO, it certifies that it is reporting it as an NAIC 5.B GI and may not assign any other self-designation.

Has the reporting entity self-designated PLGI to securities, all of which meet the above requirement and as specified in the P&P Manual?

Yes [] No [X]

GENERAL INTERROGATORIES

36. By assigning FE to a Schedule BA non-registered private fund, the reporting entity is certifying the following elements of each self-designated FE fund:

- a. The shares were purchased prior to January 1, 2019.
- b. The reporting entity is holding capital commensurate with the NAIC Designation reported for the security.
- c. The security had a public credit rating(s) with annual surveillance assigned by an NAIC CRP in its legal capacity as an NRSRO prior to January 1, 2019.
- d. The fund only or predominantly holds bonds in its portfolio.
- e. The current reported NAIC Designation was derived from the public credit rating(s) with annual surveillance assigned by an NAIC CRP in its legal capacity as an NRSRO.
- f. The public credit rating(s) with annual surveillance assigned by an NAIC CRP has not lapsed.

Has the reporting entity assigned FE to Schedule BA non-registered private funds that complied with the above criteria? Yes [] No [X]

37. By rolling/renewing short-term or cash-equivalent investments with continued reporting on Schedule DA, part 1 or Schedule E Part 2 (identified through a code (%) in those investment schedules), the reporting entity is certifying to the following:

- a. The investment is a liquid asset that can be terminated by the reporting entity on the current maturity date.
- b. If the investment is with a nonrelated party or nonaffiliate, then it reflects an arms-length transaction with renewal completed at the discretion of all involved parties.
- c. If the investment is with a related party or affiliate, then the reporting entity has completed robust re-underwriting of the transaction for which documentation is available for regulator review.
- d. Short-term and cash equivalent investments that have been renewed/rolled from the prior period that do not meet the criteria in 37.a - 37.c are reported as long-term investments.

Has the reporting entity rolled/renewed short-term or cash equivalent investments in accordance with these criteria? Yes [] No [] N/A [X]

38.1 Does the reporting entity directly hold cryptocurrencies? Yes [] No [X]

38.2 If the response to 38.1 is yes, on what schedule are they reported? _____

39.1 Does the reporting entity directly or indirectly accept cryptocurrencies as payments for premiums on policies? Yes [] No [X]

39.2 If the response to 39.1 is yes, are the cryptocurrencies held directly or are they immediately converted to U.S. dollars?

39.21 Held directly Yes [] No [X]

39.22 Immediately converted to U.S. dollars Yes [] No [X]

39.3 If the response to 38.1 or 39.1 is yes, list all cryptocurrencies accepted for payments of premiums or that are held directly.

1	2	3
Name of Cryptocurrency	Immediately Converted to USD, Directly Held, or Both	Accepted for Payment of Premiums
.....
.....

OTHER

40.1 Amount of payments to trade associations, service organizations and statistical or Rating Bureaus, if any? \$ 23,250

40.2 List the name of the organization and the amount paid if any such payment represented 25% or more of the total payments to trade associations, service organizations and statistical or rating bureaus during the period covered by this statement.

1	2
Name	Amount Paid
New York State Land Title Association	\$ 10,000
.....	\$
.....	\$

41.1 Amount of payments for legal expenses, if any? \$ 12,725

41.2 List the name of the firm and the amount paid if any such payment represented 25% or more of the total payments for legal expenses during the period covered by this statement.

1	2
Name	Amount Paid
BEDELL LAW PLLC	\$ 4,375
.....	\$
.....	\$

42.1 Amount of payments for expenditures in connection with matters before legislative bodies, officers or departments of government, if any? \$ _____

GENERAL INTERROGATORIES

42.2 List the name of the firm and the amount paid if any such payment represented 25% or more of the total payment expenditures in connection with matters before legislative bodies, officers or departments of government during the period covered by this statement.

1 Name	2 Amount Paid
.....	\$
.....	\$
.....	\$

GENERAL INTERROGATORIES

PART 2 – TITLE INTERROGATORIES

1. Did any persons while an officer, director, trustee, or employee receive directly or indirectly, during the period covered by this statement, any compensation in addition to his/her regular compensation on account of the reinsurance transactions of the reporting entity? Yes [] No [X]

2. Largest net aggregate amount insured in any one risk. \$ 5,060,000

3.1 Has this reporting entity reinsured any risk with any other entity and agreed to release such entity from liability, in whole or in part, from any loss that may occur on the risk or portion thereof, reinsured? Yes [] No [X]

3.2 If yes, give full information

4. If the reporting entity has assumed risk from another entity, there should be charged on account of such reinsurances a reserve equal to that which the original entity would have been required to charge had it retained the risks. Has this been done? Yes [] No [X]

5.1 Has this reporting entity guaranteed policies issued by any other entity and now in force? Yes [] No [X]

5.2 If yes, give full information

6. Uncompleted building construction loans:
 6.1 Amount already loaned \$ _____
 6.2 Balance to be advanced \$ _____
 6.3 Total amount to be loaned \$ _____

7.1 Does the reporting entity issue bonds secured by certificates of participation in building construction loans prior to the completion of the buildings? Yes [] No [X]

7.2 If yes, give total amount of such bonds or certificates of participation issued and outstanding. \$ _____

8. What is the aggregate amount of mortgage loans owned by the reporting entity that consist of co-ordinate interest in first liens? \$ _____

9.1 Reporting entity assets listed on Page 2 include the following segregated assets of the Statutory Premium Reserve or other similar statutory reserves:
 9.11 Bonds \$ _____
 9.12 Short-term investments \$ _____
 9.13 Mortgages \$ _____
 9.14 Cash \$ _____
 9.15 Other admissible invested assets \$ _____
 9.16 Total \$ _____

9.2 List below segregate funds held for others by the reporting entity, set apart in special accounts and excluded from entity assets and liabilities. (These funds are also included in Schedule E – Part 1D Summary, and the "From Separate Accounts, Segregated Accounts and Protected Cell Accounts" line on Page 2 except for escrow funds held by Title insurers).
 9.21 Custodial funds not included in this statement were held pursuant to the governing agreements of custody in the amount of: \$ 322,421
 These funds consist of:
 9.22 In cash on deposit \$ 322,421
 9.23 Other forms of security \$ _____

FIVE – YEAR HISTORICAL DATA

Show amounts in whole dollars only, no cents; show percentages to one decimal place, i.e. 17.6.

	1 2024	2 2023	3 2022	4 2021	5 2020
Source of Direct Title Premiums Written (Part 1A)					
1. Direct operations (Part 1A, Line 1, Col. 1)	666,341	328,909	1,365,409	5,700,919	2,874,497
2. Non-affiliated agency operations (Part 1A, Line 1, Col. 2)	7,909,023	7,141,673	9,317,620	10,713,249	8,112,897
3. Affiliated agency operations (Part 1A, Line 1, Col. 3)	3,830,744	2,994,065	13,738,859	23,250,832	11,855,800
4. Total	12,406,108	10,464,647	24,421,888	39,665,000	22,843,194
Operating Income Summary (Page 4 & Part 1)					
5. Premiums earned (Part 1B, Line 3)	12,225,535	10,598,100	23,270,292	36,868,512	21,540,426
6. Escrow and settlement service charges (Part 1A, Line 2)	615,375	272,449	1,525,973	5,864,167	2,132,678
7. Title examinations (Part 1A, Line 3)					
8. Searches and abstracts (Part 1A, Line 4)	68,682	35,771	106,527	314,616	209,817
9. Surveys (Part 1A, Line 5)					
10. Aggregate write-ins for service charges (Part 1A, Line 6)	230,742	127,785	697,007	1,570,258	586,285
11. Aggregate write-ins for other operating income (Page 4, Line 2)					
12. Total operating income (Page 4, Line 3)	13,140,334	11,034,105	25,599,799	44,617,553	24,469,206
Statement of Income (Page 4)					
13. Net operating gain or (loss) (Line 8)	154,296	484,413	2,858,507	8,976,922	2,689,461
14. Net investment gain or (loss) (Line 11)	2,279,519	1,973,044	726,531	117,489	364,981
15. Total other income (Line 12)	594,320	(328,718)	(406,943)	(449,871)	(398,836)
16. Federal and foreign income taxes incurred (Line 14)	535,052	284,707	589,111	1,782,325	530,053
17. Net income (Line 15)	2,493,083	1,844,032	2,588,984	6,862,215	2,125,553
Balance Sheet (Pages 2 and 3)					
18. Title insurance premiums and fees receivable (Page 2, Line 15, Col. 3)	370,359	187,224	244,755	1,242,656	1,376,000
19. Total admitted assets excluding segregated accounts (Page 2, Line 26, Col. 3)	51,036,988	48,006,984	47,482,601	44,054,032	33,351,905
20. Known claims reserve (Page 3, Line 1)	1,145,292	174,500	161,000	356,000	450,000
21. Statutory premium reserve (Page 3, Line 2)	9,409,044	9,588,071	9,971,523	9,323,927	7,291,170
22. Total liabilities (Page 3, Line 23)	7,496,987	6,899,463	8,197,255	7,454,534	4,503,034
23. Capital paid up (Page 3, Lines 25 + 26)	2,000,000	2,000,000	2,000,000	2,000,000	2,000,000
24. Surplus as regards policyholders (Page 3, Line 32)	43,540,001	41,107,521	39,285,346	36,599,498	28,848,871
Cash Flow (Page 5)					
25. Net cash from operations (Line 11)	2,895,238	1,456,301	3,172,404	10,505,439	2,243,866
Percentage Distribution of Cash, Cash-Equivalents and Invested Assets (Page 2, Col. 3)					
(Item divided by Page 2, Line 12, Col. 3) x 100.0					
26. Bonds (Line 1)	31.5	44.9	62.5	39.2	50.8
27. Stocks (Lines 2.1 & 2.2)					
28. Mortgage loans on real estate (Line 3.1 and 3.2)					
29. Real estate (Lines 4.1, 4.2 & 4.3)					
30. Cash, cash equivalents and short-term investments (Line 5)	66.2	52.9	35.1	60.2	49.2
31. Contract loans (Line 6)					
32. Derivatives (Line 7)					
33. Other invested assets (Line 8)	2.3	2.2	2.4		
34. Receivable for securities (Line 9)					
35. Securities lending reinvested collateral assets (Line 10)					
36. Aggregate write-ins for invested assets (Line 11)					
37. Subtotals cash, cash equivalents and invested assets (Line 12)	100.0	100.0	100.0	100.0	100.0
Investments in Parent, Subsidiaries and Affiliates					
38. Affiliated bonds (Sch. D Summary, Line 12, Col. 1)					
39. Affiliated preferred stocks (Sch. D, Summary, Line 18, Col. 1)					
40. Affiliated common stocks (Sch. D, Summary, Line 24, Col. 1)					
41. Affiliated short-term investments (subtotals included in Schedule DA Verification, Col. 5, Line 10)					
42. Affiliated mortgage loans on real estate					
43. All other affiliated					
44. Total of above Lines 38 to 43					
45. Total investment in parent included in Lines 38 to 43 above					
46. Percentage of investments in parent, subsidiaries and affiliates to surplus as regards policyholders (Line 44 above divided by Page 3, Line 32, Col. 1 x 100.0)					

FIVE – YEAR HISTORICAL DATA

(Continued)

	1 2024	2 2023	3 2022	4 2021	5 2020
Capital and Surplus Accounts (Page 4)					
47. Net unrealized capital gains or (losses) (Line 18)	431	628	(1,180)	349	239
48. Change in nonadmitted assets (Line 21)	4,556	96,857	213,225	1,048,000	(1,439,387)
49. Dividends to stockholders (Line 28)					
50. Change in surplus as regards policyholders for the year (Line 31)	2,432,481	1,822,175	2,685,848	7,750,627	1,500,204
Losses Paid and Incurred (Part 2A)					
51. Net payments (Line 5, Col. 4)	217,154	270,418	456,555	124,878	330,424
52. Losses and allocated LAE incurred (Line 8, Col. 4)	1,187,946	283,918	261,555	30,878	635,424
53. Unallocated LAE incurred (Line 9, Col. 4)					
54. Losses and loss adjustment expenses incurred (Line 10, Col. 4)	1,187,946	283,918	261,555	30,878	635,424
Operating Expenses to Total Operating Income (Part 3) (%) (Line item divided by Page 4, Line 3 x 100.0)					
55. Personnel costs (Part 3, Line 1.5, Col. 4)	11.3	12.7	7.5	5.7	6.7
56. Amounts paid to or retained by title agents (Part 3, Line 2, Col. 4)	69.8	72.1	69.4	58.9	65.2
57. All other operating expenses (Part 3, Lines 24 minus 1.5 minus 2, Col. 4)	8.6	8.3	10.9	15.2	14.5
58. Total (Lines 55 to 57)	89.8	93.0	87.8	79.8	86.4
Operating Percentages (Page 4) (Line item divided by Page 4, Line 3 x 100.0)					
59. Losses and loss adjustment expenses incurred (Line 4)	9.0	2.6	1.0	0.1	2.6
60. Operating expenses incurred (Line 5)	89.8	93.0	87.8	79.8	86.4
61. Aggregate write-ins for other operating deductions (Line 6)					
62. Total operating deductions (Line 7)	98.8	95.6	88.8	79.9	89.0
63. Net operating gain or (loss) (Line 8)	1.2	4.4	11.2	20.1	11.0
Other Percentages (Line item divided by Part 1B, Line 1.4 x 100.0)					
64. Losses and loss expenses incurred to net premiums written (Page 4, Line 4)	9.9	2.8	1.1	0.1	2.8
65. Operating expenses incurred to net premiums written (Page 4, Line 5)	97.9	100.5	94.0	91.5	93.7
One-Year Schedule P Part 2 Development (\$000 omitted)					
66. Development in estimated losses and ALAE on policies effective before current year (Schedule P, Part 2, Line 22, Col. 11)	214	(800)	(144)	(1,163)	(196)
67. Percent of such development to policyholders' surplus of prior year-end (Line 66 above divided by Page 4, Line 16, Col. 1 x 100.0)	0.5	(2.0)	(0.4)	(4.0)	(0.7)
One-Year Schedule P Part 3 Development (\$000 omitted)					
68. Development in estimated losses and ALAE for claims reported before current year (Schedule P, Part 3, Line 12, Col. 11)	1,027	128	185	(64)	31
69. Percent of such development to policyholders' surplus of prior year-end (Line 68 above divided by Page 4, Line 16, Col. 1 x 100.0)	2.5	0.3	0.5	(0.2)	0.1
Two-Year Schedule P Part 2 Development (\$000 omitted)					
70. Development in estimated losses and ALAE on policies effective before prior year-end (Schedule P, Part 2, Line 22, Col. 12)	(533)	(1,036)	(821)	(1,240)	(1,118)
71. Percent of development of losses and loss expenses incurred to reported policyholders' surplus of second prior year-end (Line 70 above divided by Page 4, Line 16, Col. 2 x 100.0)	(1.4)	(2.8)	(2.8)	(4.5)	(4.1)
Two-Year Schedule P Part 3 Development (\$000 omitted)					
72. Development in estimated losses and ALAE for claims reported before prior year-end (Schedule P, Part 3, Line 12, Col. 12)	1,166	270	117	(194)	138
73. Percent of such development to policyholders' surplus of second prior year-end (Line 72 above divided by Page 4, Line 16, Col. 2 x 100.0)	3.0	0.7	0.4	(0.7)	0.5

NOTE: If a party to a merger, have the two most recent years of this exhibit been restated due to a merger in compliance with the disclosure requirements of SSAP No. 3, Accounting Changes and Correction of Errors?

Yes [] No [X]

If no, please explain:
not applicable

.....
.....
.....
.....
.....

SCHEDULE P – PART 1 – SUMMARY

(\$000 omitted)

Years in Which Policies Were Written	Amount of Insurance Written in Millions	Premiums Written and Other Income					Loss and Allocated Loss Adjustment Expenses Payments					
		2	3	4	5	6	Loss Payments			Allocated LAE Payments		
							Net (Cols. 2 + 3 + 4 - 5)	7	8	9	10	11
1. Prior	XXX	138,170		17,640	1,609	154,201	6,709		461	4,424		751
2. 2015		12,305		5,433	185	17,553	141			160		
3. 2016		11,856		3,895	182	15,569	20			116		
4. 2017		9,504		2,268	184	11,588	51			28		
5. 2018		9,422		1,658	206	10,874	18			9		
6. 2019		12,183		2,795	207	14,771	19			81		
7. 2020		22,843		2,929	289	25,483	382			400		
8. 2021		39,665		7,747	764	46,648	17			37		
9. 2022		24,422		2,330	504	26,248	19			13		
10. 2023		10,465		436	250	10,651	117			10		
11. 2024		12,406		915	360	12,961	46			4		
12. Total	XXX	303,241		48,046	4,740	346,547	7,539		461	5,282		751

Years in Which Policies Were Written	13 Salvage and Subrogation Received	14 Unallocated Loss Expense Payments	15 Total Net Loss and Expense (Cols. 7 + 8 + 10 + 11 - 9 - 12 + 14)	16 Number of Claims Reported (Direct)	Loss and Allocated Loss Adjustment Expenses Unpaid						23 Unallocated Loss Expense Unpaid	
					Known Claim Reserves			IBNR Reserves				
					17 Direct	18 Assumed	19 Ceded	20 Direct	21 Assumed	22 Ceded		
1. Prior	1,916		9,921	1,008	1,267			237	467		7	178
2. 2015	93		301	16					120		1	46
3. 2016			136	12	30				98		1	38
4. 2017	12		79	11					77		1	30
5. 2018	11		27	9					77		1	29
6. 2019			100	12					151		2	58
7. 2020			782	14					533		6	205
8. 2021	3		54	14	60				454		6	174
9. 2022			32	6	25				341		4	131
10. 2023	26		127	4					352		3	136
11. 2024	450		50	3					615		3	238
12. Totals	2,511		11,609	1,109	1,382			237	3,285		35	1,263

Years in Which Policies Were Written	24 Total Net Loss and LAE Unpaid (Cols. 17 + 18 + 20 + 21 - 19 - 22 + 23)	25 Number of Claims Outstanding (Direct)	Losses and Allocated Loss Expenses Incurred				Loss and LAE Ratio		32 Net Loss & LAE Per \$1000 of Coverage ([Cols. 14 + 23 + 29] / 26] / Col. 2) [Cols. 6 - 4]) [23] / Col. 1)	33 Net Reserves After Discount For Time Value of Money (Cols. 24 - 33)		
			26 Direct (Cols. 7 + 10 + 17 + 20)	27 Assumed (Cols. 8 + 11 + 18 + 21)	28 Ceded (Cols. 9 + 12 + 19 + 22)	29 Net	30 Direct Basis ([Cols. 14 + 23 + 29 + 14 + 26] / Col. 2) [Cols. 6 - 4])	31 Net Basis ([Cols. 14 + 23 + 29 + 14 + 26] / Col. 2) [Cols. 6 - 4])				
			32 Net Loss & LAE Per \$1000 of Coverage ([Cols. 14 + 23 + 29] / 26] / Col. 2) [Cols. 6 - 4]) [23] / Col. 1)	33 Net Reserves After Discount For Time Value of Money (Cols. 24 - 33)								
1. Prior	1,668	1	12,867		1,456	11,411	9,441	8,486	XXX			1,668
2. 2015	165		421		1	420	3,795	3,845				165
3. 2016	165	1	264		1	263	2,547	2,578				165
4. 2017	106		156		1	155	1,957	1,985				106
5. 2018	105		104		1	103	1,412	1,432				105
6. 2019	207		251		2	249	2,536	2,563				207
7. 2020	732		1,315		6	1,309	6,654	6,713				732
8. 2021	682	1	568		6	562	1,871	1,892				682
9. 2022	493	1	398		4	394	2,166	2,195				493
10. 2023	485	1	479		3	476	5,877	5,991				485
11. 2024	850		665		3	662	7,279	7,471				850
12. Totals	5,658	5	17,488		1,484	16,004	XXX	XXX	XXX			5,658

SCHEDULE T - EXHIBIT OF PREMIUMS WRITTEN

By States and Territories

States, Etc.	Active Status (a)	Premium Rate (b)	Direct Premiums Written			Other Income	Net Premiums Earned	8 Direct Losses and Allocated Loss Adjustment	9 Direct Losses and Allocated Loss Adjustment	10 Direct Known Claim Reserve					
			3 Direct Operations	Agency Operations											
				4 Non-affiliated Agencies	5 Affiliated Agencies										
1. Alabama	AL	L	R	40,576			750	37,445	8,058	8,058					
2. Alaska	AK	N													
3. Arizona	AZ	L	RSX			70,934	3,875	80,916							
4. Arkansas	AR	L	R					125							
5. California	CA	L	RSX	510,842			482,296	573,427	139,761	1,280,762					
6. Colorado	CO	L	R			92,943	4,340	83,146		1,257,000					
7. Connecticut	CT	L	R	90,153			63,725	99,807							
8. Delaware	DE	L	R			13,810		14,394							
9. District of Columbia	DC	L	R			12,510	2,800	13,051							
10. Florida	FL	L	RX			521,334	43,355	595,262							
11. Georgia	GA	L	R			137,184	3,122	129,941							
12. Hawaii	HI	N													
13. Idaho	ID	N													
14. Illinois	IL	L	R			67,674	10,598	70,460							
15. Indiana	IN	L	R			32,917	5,585	29,280							
16. Iowa	IA	N													
17. Kansas	KS	L	R			18,815	251	18,298							
18. Kentucky	KY	L	R			29,960	1,840	27,632							
19. Louisiana	LA	L	R	18,086			27,405	17,362							
20. Maine	ME	N													
21. Maryland	MD	L	R			74,094	15,181	84,172	2,366	2,366					
22. Massachusetts	MA	L	R	779		21,758	1,630	24,295							
23. Michigan	MI	L	R			52,471	12,290	45,829							
24. Minnesota	MN	L	R			73,890	1,245	85,161							
25. Mississippi	MS	L	R			10,720		9,509							
26. Missouri	MO	L	R			14,913	6,121	15,890							
27. Montana	MT	L	R			16,310		14,928							
28. Nebraska	NE	L	R			14,340	975	15,239							
29. Nevada	NV	L	RSXC			96,454		96,043							
30. New Hampshire	NH	N													
31. New Jersey	NJ	N													
32. New Mexico	NM	L	RSX					58							
33. New York	NY	L	RC/RSX		7,909,023	119,347	4,595	7,579,381	43,828	43,828					
34. North Carolina	NC	L	RSX			140,774	26,966	129,177		30,000					
35. North Dakota	ND	L	R			7,955	830	7,384							
36. Ohio	OH	L	R			36,617	9,475	253,554		10,000					
37. Oklahoma	OK	L	R				464	135		10,000					
38. Oregon	OR	L	RSX												
39. Pennsylvania	PA	L	RSXC			1,119,886	150,865	1,052,479	16,667	(11,833)					
40. Rhode Island	RI	L	R			2,335		2,566							
41. South Carolina	SC	L	R			45,690	3,905	43,982	4,859	29,859					
42. South Dakota	SD	L	R	5,745			25,710	6,398		25,000					
43. Tennessee	TN	L	RSX/R			94,647	1,245	92,051	1,615	61,615					
44. Texas	TX	L	RSX	160		738,044		714,872							
45. Utah	UT	L	RSX					136							
46. Vermont	VT	N													
47. Virginia	VA	L	R			110,161	2,490	122,198							
48. Washington	WA	L	RSX					32							
49. West Virginia	WV	L	R			9,622	40	9,117							
50. Wisconsin	WI	L	R			32,635	830	30,401							
51. Wyoming	WY	N													
52. American Samoa	AS	N													
53. Guam	GU	N													
54. Puerto Rico	PR	N													
55. U.S. Virgin Islands	VI	N													
56. Northern Mariana Islands	MP	N													
57. Canada	CAN	N													
58. Aggregate Other Alien	OT	XXX	XXX												
59. Totals		XXX	XXX	666,341	7,909,023	3,830,744	914,799	12,225,533	217,154	1,424,655					
										1,382,000					

DETAILS OF WRITE-INS		
58001	XXX	
58002	XXX	
58003	XXX	
58998	Summary of remaining write-ins for Line 58 from overflow page	XXX
58999	Totals (Lines 58001 through 58003 plus 58998) (Line 58 above)	XXX

NONE

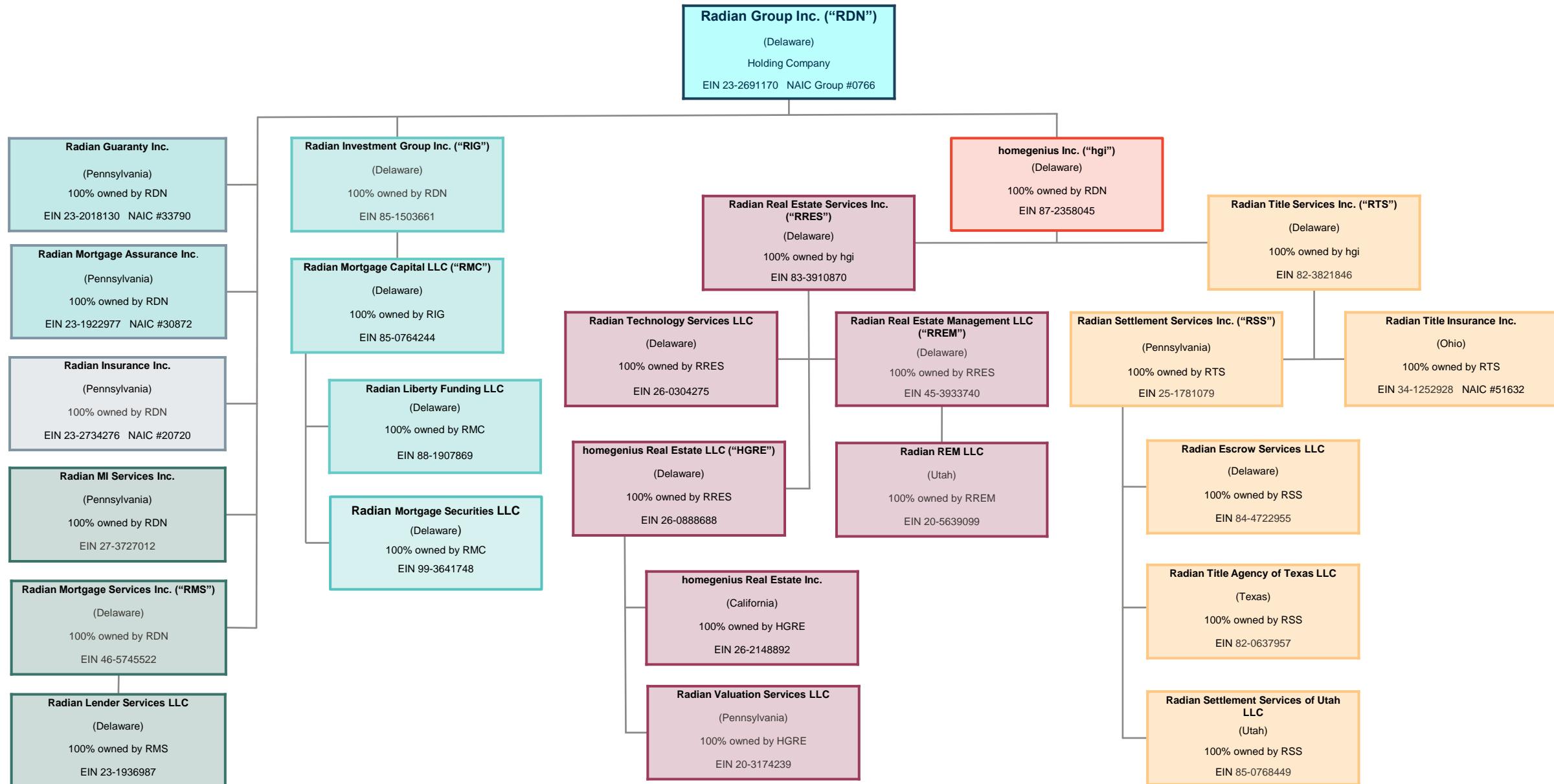
(a) Active Status Counts

1. L – Licensed or Chartered - Licensed insurance carrier or domiciled RR 42
2. R - Registered - Non-domiciled RRGs
3. E – Eligible - Reporting entities eligible or approved to write surplus lines
4. Q - Qualified - Qualified or accredited reinsurer
5. N – None of the above - Not allowed to write business in the state 15

(b) Each type of rate must be coded with a combination of the five Activity Codes (R, S, X, C, and/or E) listed in the instructions. Use the code combination corresponding to the State's statutory definitions of title insurance premium. If more than one combination of activities is indicated in the statutory definition, all relevant combinations must be listed. See the Schedule T Instructions.

SCHEDULE Y - INFORMATION CONCERNING ACTIVITIES OF INSURER MEMBERS OF A HOLDING COMPANY GROUP

PART 1 - ORGANIZATIONAL CHART



OVERFLOW PAGE FOR WRITE-INS
