

ANNUAL STATEMENT

OF THE

ALLIANCE TITLE OF

AMERICA, INC.

of **TAMPA**

in the state of **FLORIDA**

TO THE

Insurance Department

OF THE

STATE OF FLORIDA

FOR THE YEAR ENDED

December 31, 2004

TITLE

2004



50035200420100100

ANNUAL STATEMENT

For the Year Ended December 31, 2004
OF THE CONDITION AND AFFAIRS OF THE

Alliance Title of America, Inc.

NAIC Group Code 0340 0340 NAIC Company Code 50035 Employer's ID Number 65-0685696
(Current Period) (Prior Period)

Organized under the Laws of Florida, State of Domicile or Port of Entry Florida

Country of Domicile United States of America

Incorporated: August 14, 1996 Commenced Business: July 23, 1997

Statutory Home Office: 3401 W. Cypress St. 2nd Floor Tampa, FL 33607

Main Administrative Office: 3401 W. Cypress St. 2nd Floor Tampa, FL 33607 813-876-0619

Mail Address: 3401 W. Cypress St. 2nd Floor Tampa, FL 33607

Primary Location of Books and Records: 3401 W. Cypress St. 2nd Floor Tampa, FL 33607 813-876-0619

Internet Website Address: n/a

Statutory Statement Contact: Donald Kuebler Mosby 813-876-0619
dmosby@stewart.com 813-871-2276
(E-Mail Address) (Fax Number)

Policyowner Relations Contact: 3401 W. Cypress St. 2nd Floor Tampa, FL 33607 813-876-0619

OFFICERS

	Name	Title
1.	<u>Harold Eugene Hickman</u>	<u>President</u>
2.	<u>Kevin D. Thomas</u>	<u>Secretary</u>
3.	<u>Kurt Blass</u>	<u>Treasurer</u>

Vice-Presidents

Name	Title	Name	Title
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

DIRECTORS OR TRUSTEES

<u>Donald K. Mosby #</u>	<u>Nita Broussard Hanks</u>	<u>Harold Eugene Hickman</u>	<u>Kevin D. Thomas</u>
<u>Kurt Blass</u>	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

State of Florida
County of Hillsborough 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) Harold Eugene Hickman _____ (Printed Name) 1. President _____ (Title)	_____ (Signature) Kevin D. Thomas _____ (Printed Name) 2. Secretary _____ (Title)	_____ (Signature) Kurt Blass _____ (Printed Name) 3. Treasurer _____ (Title)
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Subscribed and sworn to before me this _____ day of _____, 2005

- a. Is this an original filing? YES [X] NO []
- b. If no: 1. 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)	84,005		84,005	93,720
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 (\$ 1,132,245, Schedule E-Part 1), cash equivalents (\$ 0, Schedule E-Part 2) and short-term investments (\$ 2,738,492, Schedule DA)	3,870,737		3,870,737	3,938,336
6. Contract loans (including \$ 0 premium notes)				
7. Other invested assets (Schedule BA)				
8. Receivable for securities				
9. Aggregate write-ins for invested assets				
10. Subtotals, cash and invested assets (Lines 1 to 9)	3,954,742		3,954,742	4,032,056
11. Investment income due and accrued	2,385		2,385	2,102
12. Premiums and considerations:				
12.1 Uncollected premiums and agents' balances in the course of collection	108,370	108,370		290,271
12.2 Deferred premiums, agents' balances and installments booked but deferred and not yet due (including \$ 0 earned but unbilled premiums)				
12.3 Accrued retrospective premiums				
13. Reinsurance:				
13.1 Amounts recoverable from reinsurers				
13.2 Funds held by or deposited with reinsured companies				
13.3 Other amounts receivable under reinsurance contracts				
14. Amounts receivable relating to uninsured plans				
15.1 Current federal and foreign income tax recoverable and interest thereon (Parent)	56,018		56,018	33,730
15.2 Net deferred tax asset	46,382	38,738	7,644	3,034
16. Guaranty funds receivable or on deposit				
17. Electronic data processing equipment and software				2,062
18. Furniture and equipment, including health care delivery assets (\$ 0)				
19. Net adjustment in assets and liabilities due to foreign exchange rates				
20. Receivables from parent, subsidiaries and affiliates				
21. Health care (\$ 0) and other amounts receivable				
22. Other assets nonadmitted				
23. Aggregate write-ins for other than invested assets				
24. Total assets excluding Separate Accounts, Segregated Accounts and Protected Cell Accounts (Lines 10 to 23)	4,167,897	147,108	4,020,789	4,363,255
25. From Separate Accounts, Segregated Accounts and Protected Cell Accounts				
26. Total (Lines 24 and 25)	4,167,897	147,108	4,020,789	4,363,255

DETAILS OF WRITE-INS				
0901.				
0902.				
0903.				
0998. Summary of remaining write-ins for Line 9 from overflow page				
0999. Totals (Lines 0901 through 0903 plus 0998) (Line 9 above)				
2301.				
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)				

LIABILITIES, SURPLUS AND OTHER FUNDS	1 Current Year	2 Prior Year
1. Known claims reserve (Part 2B, Line 3, Col. 4)	329,892	336,464
2. Statutory premium reserve (Part 1B, Line 2.5, Col. 1)	503,541	602,837
3. Aggregate of other reserves required by law		
4. Supplemental reserve (Part 2B, Col. 4, Line 12)	747,163	597,162
5. Commissions, brokerage and other charges due or accrued to attorneys, agents and real estate brokers		
6. Other expenses (excluding taxes, licenses and fees)	8,500	6,932
7. Taxes, licenses and fees (excluding federal and foreign income taxes)	3,035	26,136
8.1 Current federal and foreign income taxes (including \$ 0 on realized capital gains (losses))		
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		
15. Provision for unauthorized reinsurance		
16. Net adjustment in assets and liabilities due to foreign exchange rates		
17. Drafts outstanding		
18. Payable to parent, subsidiaries and affiliates		
19. Payable for securities		
20. Aggregate write-ins for other liabilities	31,481	62,829
21. Total liabilities (Lines 1 through 20)	1,623,612	1,632,360
22. Aggregate write-ins for special surplus funds		
23. Common capital stock	15,425	15,425
24. Preferred capital stock	5,150	5,150
25. Aggregate write-ins for other than special surplus funds		
26. Surplus notes		
27. Gross paid in and contributed surplus	3,586,230	3,586,230
28. Unassigned funds (surplus)	(356,385)	(22,667)
29. Less treasury stock, at cost:		
29.1 210 shares common (value included in Line 23 \$ 1,050)	137,543	137,543
29.2 470 shares preferred (value included in Line 24 \$ 2,350)	715,700	715,700
30. Surplus as regards policyholders (Lines 22 to 28 less 29)(Page 4, Line 32)	2,397,177	2,730,895
31. Totals (Page 2, Line 26, Col. 3)	4,020,789	4,363,255

DETAILS OF WRITE-INS		
0301.		
0302.		
0303.		
0398. Summary of remaining write-ins for Line 3 from overflow page		
0399. Totals (Lines 0301 through 0303 plus 0398) (Line 3 above)		
2001. Reinsurance Payable	31,481	62,829
2002.		
2003.		
2098. Summary of remaining write-ins for Line 20 from overflow page		
2099. Totals (Lines 2001 through 2003 plus 2098) (Line 20 above)	31,481	62,829
2201.		
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)		
2501.		
2502.		
2503.		
2598. Summary of remaining write-ins for Line 25 from overflow page		
2599. Totals (Lines 2501 through 2503 plus 2598) (Line 25 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)	735,385	7,919,495
1.2 Escrow and settlement services (Part 1A, Line 2, Col. 4)		
1.3 Other title fees and service charges (Part 1A, Line 3, Col. 4)		
2. Aggregate write-ins for other operating income		
3. Total Operating Income (Lines 1 through 2)	735,385	7,919,495
DEDUCT:		
4. Losses and loss adjustment expenses incurred (Part 2A, Line 10, Col. 4)	307,399	627,115
5. Operating expenses incurred (Part 3, Line 24, Cols. 4 and 6)	667,703	6,688,581
6. Aggregate write-ins for other operating deductions		
7. Total Operating Deductions	975,102	7,315,696
8. Net operating gain or (loss) (Lines 3 minus 7)	(239,717)	603,799
INVESTMENT INCOME		
9. Net investment income earned (Exhibit of Net investment Income, Line 17)	46,241	41,232
10. Net realized capital gains (losses)		(1,099)
11. Net investment gain (loss) (Lines 9 + 10)	46,241	40,133
OTHER INCOME		
12. Aggregate write-ins for miscellaneous income or (loss)	5,237	(2,775)
13. Net income, before federal income taxes (Lines 8 + 11 + 12)	(188,239)	641,157
14. Federal and foreign income taxes incurred	(22,288)	182,158
15. Net income (Lines 13 minus 14)	(165,951)	458,999
CAPITAL AND SURPLUS ACCOUNT		
16. Surplus as regards policyholders, December 31 prior year (Page 3, Line 30, Column 2)	2,730,895	2,344,761
GAINS AND (LOSSES) IN SURPLUS		
17. Net income (from Line 15)	(165,951)	458,999
18. Net unrealized capital gains or losses		
19. Change in net unrealized foreign exchange capital gain (loss)		
20. Change in net deferred income tax	(14,570)	7,127
21. Change in nonadmitted assets (Exhibit of Nonadmitted Assets, Line 26, Col. 3)	(3,197)	97,171
22. Change in provision for unauthorized reinsurance (Page 3, Line 15, Cols. 2 minus 1)		
23. Change in supplemental reserves (Page 3, Line 4, Cols. 2 minus 1)	(150,000)	(177,163)
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 (29.1) and (29.2), 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)	(333,718)	386,134
32. Surplus as regards policyholders, December 31 current year (Lines 16 plus 31) (Page 3, Line 30)	2,397,177	2,730,895

DETAILS OF WRITE-INS		
0201.		
0202.		
0203.		
0298. Summary of remaining write-ins for Line 2 from overflow page		
0299. Totals (Lines 0201 through 0203 plus 0298) (Line 2 above)		
0601.		
0602.		
0603.		
0698. Summary of remaining write-ins for Line 6 from overflow page		
0699. Totals (Lines 0601 through 0603 plus 0698) (Line 6 above)		
1201. GAIN / LOSS SALE OF EQUIPMENT	(1,917)	(3,350)
1202. MISCELLANEOUS INCOME	7,154	575
1203.		
1298. Summary of remaining write-ins for Line 12 from overflow page		
1299. Totals (Lines 1201 through 1203 plus 1298) (Line 12 above)	5,237	(2,775)
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)		

CASH FLOW		1	2
Cash from Operations		Current Year	Prior Year
1. Premiums collected net of reinsurance		854,086	8,220,048
2. Net investment income		45,769	41,882
3. Miscellaneous income		7,154	(2,775)
4. Total (Lines 1 through 3)		907,009	8,259,155
5. Benefit and loss related payments		313,971	453,223
6. Net transfers to Separate, Segregated Accounts and Protected Cell Accounts			
7. Commissions, expenses paid and aggregate write-ins for deductions		690,234	6,634,078
8. Dividends paid to policyholders			
9. Federal and foreign income taxes paid (recovered) \$ 0 net of tax on capital gains (losses)			255,654
10. Total (Lines 5 through 9)		1,004,205	7,342,955
11. Net cash from operations (Line 4 minus Line 10)		(97,196)	916,200
Cash from Investments			
12. Proceeds from investments sold, matured or repaid:			
12.1 Bonds		9,904	203,457
12.2 Stocks			
12.3 Mortgage loans			
12.4 Real estate			
12.5 Other invested assets			
12.6 Net gains or (losses) on cash, cash equivalents and short-term investments			
12.7 Miscellaneous proceeds		19,693	
12.8 Total investment proceeds (Lines 12.1 to 12.7)		29,597	203,457
13. Cost of investments acquired (long-term only):			
13.1 Bonds			
13.2 Stocks			
13.3 Mortgage loans			
13.4 Real estate			
13.5 Other invested assets			
13.6 Miscellaneous applications			
13.7 Total investments acquired (Lines 13.1 to 13.6)			
14. Net increase (decrease) in policy loans and premium notes			
15. Net cash from investments (Line 12.8 minus Line 13.7 minus Line 14)		29,597	203,457
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			(82,417)
16.4 Net deposits on deposit-type contracts and other insurance liabilities			
16.5 Dividends to stockholders			
16.6 Other cash provided (applied)			2,933
17. Net cash from financing and miscellaneous sources (Lines 16.1 to 16.4 minus Line 16.5 plus Line 16.6)			(79,484)
RECONCILIATION OF CASH AND SHORT-TERM INVESTMENTS			
18. Net change in cash and short-term investments (Line 11, plus Lines 15 and 17)		(67,599)	1,040,173
19. Cash and short-term investments:			
19.1 Beginning of year		3,938,336	2,898,163
19.2 End of year (Line 18 plus Line 19.1)		3,870,737	3,938,336

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	Agency Operations		4 Current Year Total (Cols. 1 + 2 + 3)	5 Prior Year Total
		2 Direct Operations	3 Non-Affiliated Agency Operations			3 Affiliated Agency Operations
1. Direct premiums written		696,984		696,984	8,252,501
2. Escrow and settlement service charges		X X X	X X X		
3. Other title fees and service charges (Part 1C, Line 5)		X X X	X X X		
4. Totals (Lines 1 + 2 + 3)		696,984		696,984	8,252,501

PART 1B - PREMIUMS EARNED EXHIBIT

	1 Current Year	2 Prior Year
1. Title premiums written:		
1.1 Direct (Part 1A, Line 1)	696,984	8,252,501
1.2 Assumed		
1.3 Ceded	60,894	298,341
1.4 Net title premiums written (Lines 1.1 + 1.2 - 1.3)	636,090	7,954,160
2. Statutory premium reserve:		
2.1 Balance at December 31 prior year	602,836	568,171
2.2 Additions during the current year	31,330	163,850
2.3 Withdrawals during the current year	130,625	129,185
2.4 Other adjustments to statutory premium reserves		
2.5 Balance at December 31 current year	503,541	602,836
3. Net title premiums earned during year (Lines 1.4 - 2.2 + 2.3)	735,385	7,919,495

PART 1C - OTHER TITLE FEES AND SERVICE CHARGES

	1 Current Year	2 Prior Year
1. Title examinations		
2. Searches and abstracts		
3. Surveys		
4. Aggregate write-ins for service charges		
5. Totals		

DETAILS OF WRITE-INS		
0401.		
0402.		
0403.		
0498. Summary of remaining write-ins for Line 4 from overflow page		
0499. Total (Lines 0401 through 0403 plus 0498) (Line 4 above)		

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		315,896		315,896	445,723
2. Losses and allocated loss adjustment expenses paid - reinsurance assumed, less salvage					
3. Total (Line 1 plus Line 2)		315,896		315,896	445,723
4. Deduct: Recovered during year from reinsurance		1,925		1,925	
5. Net payments (Line 3 minus Line 4)		313,971		313,971	445,723
6. Known claims reserve - current year (Page 3, Line 1, Column 1)		329,892		329,892	336,464
7. Known claims reserve - prior year (Page 3, Line 1, Column 2)		336,464		336,464	162,572
8. Losses and allocated Loss Adjustment Expenses incurred (Ln 5 + Ln 6 - Ln 7)		307,399		307,399	619,615
9. Unallocated loss adjustment expenses incurred (Part 3, Line 24, Column 5)					7,500
10. Losses and loss adjustment expenses incurred (Line 8 plus Line 9)		307,399		307,399	627,115

OPERATIONS AND INVESTMENT EXHIBIT
PART 2B - UNPAID LOSSES AND LOSS ADJUSTMENT EXPENSES

	1	Agency Operations		4	5
		2	3		
	Direct Operations	Non-Affiliated Agency Operations	Affiliated Agency Operations	Total Current Year (Cols. 1 + 2 + 3)	Total Prior Year
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)		329,892		329,892	374,464
1.2 Reinsurance assumed (Schedule P, Part 1, Line 12, Col. 18)					
2. Deduct reinsurance recoverable from authorized and unauthorized companies (Schedule P, Part 1, Line 12, Col. 19)					38,000
3. Known claims reserve (Line 1.1 plus Line 1.2 minus Line 2)		329,892		329,892	336,464
4. Incurred But Not Reported:					
4.1 Direct (Schedule P, Part 1, Line 12, Col. 20)		1,200,704		1,200,704	1,400,000
4.2 Reinsurance assumed (Schedule P, Part 1, Line 12, Col. 21)					
4.3 Reinsurance ceded (Schedule P, Part 1, Line 12, Col. 22)		100,000		100,000	200,000
4.4 Net incurred but not reported		1,100,704		1,100,704	1,200,000
5. Unallocated LAE reserve (Schedule P, Part 1, Line 12, Col. 23)	X X X	X X X	X X X	150,000	X X X
6. Less discount for time value of money, if allowed (Sch. P, Part 1, Line 12, Col. 33)	X X X	X X X	X X X		X X X
7. Total Schedule P reserves (Lines 3 + 4.4 + 5 - 6)(Sch. P, Part 1, Line 12, Col. 35)	X X X	X X X	X X X	1,580,596	X X X
8. Statutory premium reserve at year end	X X X	X X X	X X X	503,541	X X X
9. Aggregate of other reserves required by law	X X X	X X X	X X X		X X X
10. Gross supplemental reserve (a) (Lines 7 - (3 + 8 + 9))	X X X	X X X	X X X	747,163	X X X
11. Unrecognized Schedule P transition obligation	X X X	X X X	X X X		X X X
12. Net recognized supplemental reserve (Lines 10 - 11)	X X X	X X X	X X X	747,163	X X X

(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								332,091	
1.2 Employee relations and welfare								16,958	
1.3 Payroll taxes								12,173	
1.4 Other personnel costs		597		597			597	8,378	
1.5 Total personnel costs		597		597			597	369,600	
2. Amounts paid to or retained by title agents		487,754		487,754			487,754	5,776,765	
3. Production services (purchased outside):									
3.1 Searches, examinations and abstracts									
3.2 Surveys									
3.3 Other									
4. Advertising								3,405	
5. Boards, bureaus and associations		2,180		2,180			2,180	1,515	
6. Title plant rent and maintenance									
7. Claim adjustment services									
8. Amounts charged off, net of recoveries		271		271			271	9,922	
9. Marketing and promotional expenses		2,412		2,412			2,412	6,350	
10. Insurance		5,149		5,149			5,149	52,449	
11. Directors' fees								30,000	
12. Travel and travel items								15,243	
13. Rent and rent items		29,877		29,877			29,877	72,364	
14. Equipment		3,717		3,717			3,717	24,269	
15. Cost or depreciation of EDP equipment and software		4,722		4,722			4,722	26,996	
16. Printing, stationery, books and periodicals		5,507		5,507			5,507	23,744	
17. Postage, telephone, messengers and express		7,190		7,190			7,190	31,269	
18. Legal and auditing		67,079		67,079			67,079	83,626	
19. Totals (Lines 1.5 to 18)		616,455		616,455			616,455	6,527,517	
20. Taxes, licenses and fees:									
20.1 State and local insurance taxes		7,476		7,476			7,476	70,000	
20.2 Insurance department licenses and fees		7,420		7,420			7,420	7,014	
20.3 Gross guaranty association assessments									
20.4 All other (excluding federal income and real estate)		15,477		15,477			15,477	62,637	
20.5 Total taxes, licenses and fees (Lines 20.1 + 20.2 + 20.3 + 20.4)		30,373		30,373			30,373	139,651	
21. Real estate expenses									
22. Real estate taxes									
23. Aggregate write-ins for miscellaneous expenses		20,875		20,875			20,875	28,913	
24. Total expenses incurred (Lines 19 + 20.5 + 21 + 22 + 23)		667,703		667,703			(a) 667,703	6,696,081	
25. Less unpaid expenses - current year		10,537		10,537			10,537	33,068	
26. Add unpaid expenses - prior year		33,068		33,068			33,068	38,915	
27. TOTAL EXPENSES PAID (Lines 24 - 25 + 26)		690,234		690,234			690,234	6,701,928	
DETAILS OF WRITE-INS									
2301. Consulting and other professional services		17,387		17,387			17,387	24,588	
2302. Miscellaneous		3,388		3,388			3,388	4,125	
2303. Donations		100		100			100	200	
2398. Summary of remaining write-ins for Line 23 from overflow page									
2399. Totals (Lines 2301 through 2303 plus 2398)(Line 23 above)		20,875		20,875			20,875	28,913	

(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 Current Year (Cols. 4 + 5)	7 Prior Year
1. Title insurance and related income (Part 1):							
1.1 Title insurance premiums earned (Part 1B, Line 3, Col. 1)		735,385		735,385		735,385	7,919,495
1.2 Escrow and settlement services (Part 1A, Line 2, Col. 4)							
1.3 Other title fees and service charges (Part 1A, Line 3, Col. 4)							
2. Aggregate write-ins for other operating income							
3. Total Operating Income (Lines 1.1 through 1.3 + 2)		735,385		735,385		735,385	7,919,495
DEDUCT:							
4. Losses and loss adjustment expenses incurred (Part 2A, Line 10, Col. 4)		307,399		307,399		307,399	627,115
5. Operating expenses incurred (Part 3, Line 24, Cols. 1 to 3 + 6)		667,703		667,703		667,703	6,688,581
6. Aggregate write-ins for other operating deductions							
7. Total Operating Deductions (Lines 4 + 5 + 6)		975,102		975,102		975,102	7,315,696
8. Net operating gain or (loss) (Lines 3 minus 7)		(239,717)		(239,717)		(239,717)	603,799
DETAILS OF WRITE-INS							
0201.							
0202.							
0203.							
0298. Summary of remaining write-ins for Line 2 from overflow page							
0299. Totals (Lines 0201 through 0203 plus 0298)							
0601.							
0602.							
0603.							
0698. Summary of remaining write-ins for Line 6 from overflow page							
0699. Totals (Lines 0601 through 0603 plus 0698)							

EXHIBIT OF NET INVESTMENT INCOME

	1 Collected During Year	2 Earned During Year
1. U.S. Government bonds	(a)	
1.1 Bonds exempt from U.S. tax	(a)	
1.2 Other bonds (unaffiliated)	(a) 6,943	6,885
1.3 Bonds of affiliates	(a)	
2.1 Preferred stocks (unaffiliated)	(b)	
2.11 Preferred stocks of affiliates	(b)	
2.2 Common stocks (unaffiliated)		
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) 39,013	39,356
7. Derivative instruments	(f)	
8. Other invested assets		
9. Aggregate write-ins for investment income		
10. Total gross investment income	45,956	46,241
11. Investment expenses		(g)
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)
15. Aggregate write-ins for deductions from investment income		
16. Total deductions (Lines 11 through 15)		
17. Net investment income (Line 10 minus Line 16)		46,241
DETAILS OF WRITE-INS		
0901.		
0902.		
0903.		
0998. Summary of remaining write-ins for Line 9 from overflow page		
0999. Totals (Lines 0901 through 0903) plus 0998 (Line 9, above)		
1501.		
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)		

- (a) Includes \$ 188 accrual of discount less \$ 0 amortization of premium and less \$ 0 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 \$ 0 accrual of discount less \$ 0 amortization of premium and less \$ 0 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 Increases (Decreases) by Adjustment	4 Total
1. U.S. Government bonds				
1.1 Bonds exempt from U.S. tax				
1.2 Other bonds (unaffiliated)				
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				
7. Derivative instruments				
8. Other invested assets				
9. Aggregate write-ins for capital gains (losses)				
10. Total capital gains (losses)				

NONE

DETAILS OF WRITE-INS				
0901.				
0902.				
0903.				
0998. Summary of remaining write-ins for Line 9 from overflow page				
0999. Totals (Lines 0901 through 0903) plus 0998 (Line 9, above)				

EXHIBIT OF NONADMITTED ASSETS

	1	2	3
	Current Year Total Nonadmitted Assets	Prior Year Total Nonadmitted Assets	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. Other invested assets (Schedule BA)			
8. Receivable for securities			
9. Aggregate write-ins for invested assets			
10. Subtotals, cash and invested assets (Lines 1 to 9)			
11. Investment income due and accrued			
12. Premiums and considerations:			
12.1 Uncollected premiums and agents' balances in the course of collection	108,370	67,444	(40,926)
12.2 Deferred premiums, agents' balances and installments booked but deferred and not yet due			
12.3 Accrued retrospective premiums			
13. Reinsurance:			
13.1 Amounts recoverable from reinsurers			
13.2 Funds held by or deposited with reinsured companies			
13.3 Other amounts receivable under reinsurance contracts			
14. Amounts receivable relating to uninsured plans			
15.1 Current federal and foreign income tax recoverable and interest thereon			
15.2 Net deferred tax asset	38,738	57,918	19,180
16. Guaranty funds receivable or on deposit			
17. Electronic data processing equipment and software			
18. Furniture and equipment, including health care delivery assets		9,903	9,903
19. Net adjustment in assets and liabilities due to foreign exchange rates			
20. Receivable from parent, subsidiaries and affiliates			
21. Health care and other amounts receivable			
22. Other assets nonadmitted		2,554	2,554
23. Aggregate write-ins for other than invested assets		6,092	6,092
24. Total assets excluding Separate Accounts, Segregated Accounts and Protected Cell Accounts (Lines 10 to 23)	147,108	143,911	(3,197)
25. From Separate Accounts, Segregated Accounts and Protected Cell Accounts			
26. Total (Lines 24 and 25)	147,108	143,911	(3,197)

DETAILS OF WRITE-INS			
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)			
2301. Prepaid Rent Insurance and Other		1,042	1,042
2302. Deposits		5,050	5,050
2303.			
2398. Summary of remaining write-ins for Line 23 from overflow page			
2399. Totals (Lines 2301 through 2303 plus 2398) (Line 23 above)		6,092	6,092

NOTES TO FINANCIAL STATEMENTS

1. Summary of Significant Accounting Policies

A. Accounting Practices

The financial statements of Alliance Title of America, Inc. are presented on the basis of accounting practices prescribed or permitted by the Florida Department of Insurance. The Florida Department of Insurance ("the Department") recognizes only statutory accounting practices prescribed or permitted by the State of Florida for determining and reporting the financial condition and results of operations of an insurance company, for determining its solvency under the Florida Insurance Law. The National Association of Insurance Commissioners' ("NAIC") *Accounting Practices and Procedures* manual, effective January 1, 2001, ("NAIC SAP") has been adopted as a component of prescribed or permitted practices by the State of Florida. The state adopted the NAIC SAP without modification or exceptions to the best of the Company's knowledge or belief.

B. Use of Estimates in the Preparation of the Financial Statements

The preparation of financial statements in conformity with Statutory Accounting Principles 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 Policy

Cash on Deposit and Short-term Investments - For purposes of the statement of cash flows, statutory accounting principles consider all debt instruments with a maturity of one year or less at the date of purchase to be short-term investments. Short-term investments are stated at cost.

Debt securities (Bonds) - Investments in loan-backed securities (collateralized mortgage obligations) are stated at the lower of amortized cost using the interest method or fair value.

Policy Acquisition Costs - Commissions and other costs of acquiring title insurance are expensed when incurred. The Department promulgates a commission rate of no more than 70% to producing agents.

Insurance Liabilities - The liability for known claim reserves includes amounts determined from loss reports and individual cases. The supplemental reserve is established for incurred but not reported losses. The Company utilizes the findings of an independent actuary. Such liabilities are necessarily based on estimates, and while management believes that the amount is adequate, the ultimate liability may be in excess of or less than the amounts provided. The methods for making such estimates and for establishing the resulting liabilities are continually reviewed, and any adjustments are reflected in the statutory financial statements in accordance with NAIC SAP.

Reinsurance - Reinsurance premiums, expense reimbursements, and reserves related to reinsured policies are accounted for on a basis consistent with those used in accounting for the original policies issued and the terms of the reinsurance contracts. Premiums ceded to other companies have been reported as a reduction of premium income. Amounts applicable to reinsurance ceded for loss and loss adjustment expense reserves have been reported as reductions of those items.

Recognition of Premium Revenues - Premium revenue is recognized on the effective date of the policy. The Department requires insurers domiciled in Florida to maintain a statutory premium reserve equal to 30 cents per \$1,000 of retained net liability on each title policy. The reserve is amortized over a period of 20 subsequent years using a predefined percentage of amortization for each year.

Income Taxes - Income tax provisions are based on net income reported for statutory accounting purposes. Income taxes vary from statutory rates due to the discounting of the statutory premium reserve.

2. Accounting Changes and Correction of Errors

A. None

B. Initial Implementation of Codification

The Company prepares its statutory financial statements in conformity with accounting practices prescribed or permitted by the State of Florida. Effective January 1, 2001, the State of Florida required that insurance companies domiciled in the State of Florida prepare their statutory basis financial statements in accordance with the NAIC *Accounting Practices and Procedures* manual effective January 1, 2000 subject to any deviations prescribed or permitted by the State of Florida insurance commissioner.

Accounting changes adopted to conform to the provisions of the NAIC *Accounting Practices and Procedures* manual effective January 1, 2001 are reported as changes in accounting principles. The cumulative effect of changes in accounting principles is reported as an adjustment to unassigned funds (surplus) in the period of the change in accounting principle. The cumulative effect is the difference between the amount of capital and surplus at the beginning of the year and the amount of capital and surplus that would have been reported at that date if the new accounting principles had been applied retroactively for all prior periods. As a result of these changes, the Company reported a change of accounting principle, as an adjustment that decreased unassigned funds (surplus), in the amount of \$69,855 as of January 1, 2001. Included in this total adjustment is a reduction in unassigned funds of approximately \$105,000 related to accounts receivable whose effective date of the policy was greater than 90 days old as of December 31, 2000.

NOTES TO FINANCIAL STATEMENTS

3. Business Combinations and Goodwill – N/A
4. Discontinued Operations – N/A
5. Investments
 - A. Mortgage Loans – N/A
 - B. Debt Restructuring – N/A
 - C. Reverse Mortgages – N/A
 - D. Loan-backed Securities
 - (1) The election to use cost or book value for securities as of January 1, 1994 is not applicable.
 - (2) Prepayment assumptions for single class and multi-class mortgaged backed securities were obtained from a broker or from the Company's investment advisor.
 - (3) The Company made no changes in its methodologies for pricing securities .
 - E. Repurchase Agreements – N/A
6. Joint Ventures, Partnerships, and Limited Liability Companies - N/A
7. Investment Income – No due and accrued income was excluded from surplus.
8. Derivative Instruments – N/A
9. Income Taxes
 - A. The components of the net deferred tax asset is as follows:

	<u>12/31/2004</u>	<u>12/31/2003</u>
(1) Total of all deferred tax assets	\$ 46,382	\$ 61,815
(2) Total of all deferred tax liabilities	0	(863)
(3) Total deferred tax assets non-admitted	<u>(38,738)</u>	<u>(57,918)</u>
Admitted deferred tax assets (liability)	<u>\$ 7,644</u>	<u>\$ 3,034</u>
(4) Decrease (Increase) in deferred tax assets non-admitted	<u>\$ 19,180</u>	<u>\$ 1,151</u>

B. Deferred tax liabilities not recognized were \$ 0 for all periods presented.

C. Current federal income taxes consist of the following components:

	<u>12 mos. ended</u> <u>12/31/2004</u>	<u>12 mos. ended</u> <u>12/31/2003</u>
Current federal tax expense (benefit)	\$ (74,048)	\$ 181,072
Prior year under(over)accrual	<u>51,760</u>	<u>1,086</u>
Current federal income taxes incurred	<u>\$ (22,288)</u>	<u>\$ 182,158</u>

The main components of the deferred federal income tax amounts at current effective tax rates are as follows:

	<u>12/31/2004</u>	<u>12/31/2003</u>
<u>Deferred tax assets</u>		
Statutory premium reserves	\$ 42,418	\$ 60,904
Known claim reserves	<u>3,964</u>	<u>911</u>
Total deferred tax assets	<u>\$ 46,382</u>	<u>\$ 61,815</u>
Deferred tax assets non-admitted	<u>\$ 38,738</u>	<u>\$ 57,918</u>
<u>Deferred tax liabilities</u>		
Depreciable assets	\$ 0	\$ (863)
Total deferred tax liabilities	<u>\$ 0</u>	<u>\$ (863)</u>

D. The Company's income tax incurred and change in deferred income tax differs from the amount obtained by applying the federal statutory rate of 35% to income before income taxes as follows:

	<u>12/31/2004</u>
(1) Income before taxes	\$ (188,239)
(2) Income tax expense (benefit) at 35% statutory rate	(65,883)
(3) Increase (decrease) resulting from:	
a. Dividends received deduction	0
b. Nondeductible expenses for meals, penalties, and lobbying	0
c. Tax-exempt income	0
d. Tax adjustment for IMR	0
e. Deferred tax benefit on nonadmitted assets	0
f. Tax credits	0
g. Other	<u>58,165</u>
(4) Total income tax expected	<u>\$ (7,717)</u>
(5) Current income taxes incurred	
(without tax on realized gains and losses)	\$ (22,288)
(6) Change in deferred income tax	
(without tax on unrealized gains and losses)	<u>14,570</u>
(7) Total income tax reported	<u>\$ (7,717)</u>

E. (1) As of December 31, 2004 the Company had a \$-0- net operating loss carryforwards available for tax

NOTES TO FINANCIAL STATEMENTS

purposes.

(2) The amount of Federal income taxes incurred that are available for recoupment in the event of future net losses are \$-0- for 2004; \$232,832 for 2003; and \$227,745 for 2002.

- F. The Company filed stand-alone federal and state income tax returns through the year ending December 31, 2002. The Company filed a stand-alone Federal return for January 2003. The January 2003 Federal tax return reflected a net operating loss that was carried back to prior years. The tax recovered from prior years was \$51,351 and is included as a reduction of the current federal income tax expense for the 12 months ended December 31, 2003. Effective February 1, 2003 the Company files a consolidated Federal Tax return with its Parent corporation, Stewart Information Services Corp (74-1677330). The Company will continue to file stand-alone state tax returns. The Parent along with its Affiliates have entered into a written agreement, which sets forth the manner in which the total combined federal income tax is allocated to each affiliate that is a party to the consolidation. Pursuant to the agreement, each Affiliate is charged their applicable share of the Federal income tax burden and compensated for their share of the value of any net operating loss.

10. Information Concerning Parent, Subsidiaries, and Affiliates

A. - F. None.

- G. Effective February 1, 2003, 86% of the outstanding shares of the Company are owned by Stewart Information Services Corporation (SISCO), a holding company domiciled in Delaware, and 14% by Stewart Title Guaranty Company, an underwriter domiciled in Texas, which is owned directly by SISCO.

11. Debt - None

12. Retirement Plans, Deferred Compensation, etc.

A. None.

- B. The Company sponsored a 401(K) profit sharing plan for the benefit of all its full time employees. The Company's funding policy was mandatory at 3% of salary for all qualifying employees. The Company may match additional amounts on a discretionary basis. The Company's expense was \$1,657 for the year ending December 31, 2003. Due to the change in ownership of the Company, the Plan was terminated May 5, 2003. Participants became 100% vested and Plan funds were distributed to participants in October 2003.

C. None.

D. None.

E. None.

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

- (1) The Company's Class A shares (votes on sale of substantially all assets only) has 8,550 shares authorized, 2,665 shares issued and 2,455 shares outstanding. The Company's Class B shares (regular voting shares) has 420 shares authorized, issued, and outstanding. The Company's Class C shares (voting on sale of substantially all assets only) has 1,030 shares authorized and issued and 560 shares outstanding. The par value for each of the above classes of stock is \$5.

- (2) The Company's preferred stock, Class C has a redemption value of \$1,140 plus \$10 per month for length outstanding. It does not accrue dividends.

- (3) The Company must obtain Department approval before paying any dividends until surplus from net income is positive.

- (4) Approximately \$0 from profits through December 31, 2004 could be paid as a dividend as of December 31, 2004. (Department approval is required.)

(5) None.

(6) Not applicable.

(7) None.

(8) Not applicable.

- (9) The portion of unassigned funds (surplus) represented or reduced by each of the following:

a. Unrealized losses	\$	--
b. Non-admitted assets	\$	147,108
c. Separate Account Business	\$	--
d. Asset Valuation Reserve	\$	--
e. Provision for reinsurance	\$	--

(10) None.

(11) Not applicable.

(12) Not applicable.

14. Contingencies – None.

15. Leases

- A. The Company leased its former office facilities under an operating lease that expired in April 2004. Rental expense was \$20,446 and \$75,128 in 2004 and 2003, respectively. There are no required future minimum lease payments.

The Company is not involved in any sale lease-back transactions.

- B. Not applicable.

16. Information About Financial Instruments with Off-Balance Sheet Risk – None.

NOTES TO FINANCIAL STATEMENTS

17. Sale, Transfer, and Servicing of Financial Assets and Extinguishment of Liabilities – None.
18. Not applicable.
19. Direct Written Premium / Produced by Managing General Agents – Not Applicable.
20. September 11, 2001 Events – None
21. Other Items – No items to report.
22. Events Subsequent
Type I – None.
Type II – None.
23. Reinsurance
 - A. The Company does not have an unsecured aggregate recoverable for losses, paid and unpaid including IBNR, loss adjustment expenses and unearned premium with any individual reinsurers, authorized or unauthorized, that exceeds 3% of the Company's surplus.
 - B. None
 - C. None
 - D. None
 - E. None
 - F. None
 - G. None
24. Retrospectively Rated Contracts & Contracts Subject to Redetermination – Not Applicable.
25. Change in Incurred Losses and Loss Adjustment Expenses

The Company experienced no significant changes in loss or loss adjustment expenses during the current year.
26. Inter-company Pooling Arrangements – Not Applicable.
27. Structured Settlements – Not Applicable.
28. Supplemental Reserves – The Company does not use discounting in the calculation of its supplemental reserve.

SUMMARY INVESTMENT SCHEDULE

Investment Categories	Gross Investment Holdings		Admitted Assets as Reported in the Annual Statement	
	1 Amount	2 Percentage	3 Amount	4 Percentage
1. Bonds:				
1.1 U.S. treasury securities				
1.2 U.S. government agency and corporate obligations (excluding mortgage-backed securities):				
1.21 Issued by U.S. government agencies				
1.22 Issued by U.S. government sponsored agencies				
1.3 Foreign government (including Canada, excluding mortgage-backed securities)				
1.4 Securities issued by states, territories, and possessions and political subdivisions in the U.S.:				
1.41 States, territories and possessions general obligations				
1.42 Political subdivisions of states, territories and possessions and political subdivisions general obligations				
1.43 Revenue and assessment obligations				
1.44 Industrial development and similar obligations				
1.5 Mortgage-backed securities (includes residential and commercial MBS):				
1.51 Pass-through securities:				
1.511 Issued or guaranteed by GNMA				
1.512 Issued or guaranteed by FNMA and FHLMC				
1.513 All other				
1.52 CMOs and REMICs:				
1.521 Issued or guaranteed by GNMA, FNMA, FHLMC or VA				
1.522 Issued by non-U.S. Government issuers and collateralized by mortgage- backed securities issued or guaranteed by agencies shown in Line 1.521	84,005	2.124	84,005	2.124
1.523 All other				
2. Other debt and other fixed income securities (excluding short term):				
2.1 Unaffiliated domestic securities (includes credit tenant loans rated by the SVO)				
2.2 Unaffiliated foreign securities				
2.3 Affiliated securities				
3. Equity interests:				
3.1 Investments in mutual funds				
3.2 Preferred stocks:				
3.21 Affiliated				
3.22 Unaffiliated				
3.3 Publicly traded equity securities (excluding preferred stocks):				
3.31 Affiliated				
3.32 Unaffiliated				
3.4 Other equity securities:				
3.41 Affiliated				
3.42 Unaffiliated				
3.5 Other equity interests including tangible personal property under lease:				
3.51 Affiliated				
3.52 Unaffiliated				
4. Mortgage loans:				
4.1 Construction and land development				
4.2 Agricultural				
4.3 Single family residential properties				
4.4 Multifamily residential properties				
4.5 Commercial loans				
4.6 Mezzanine real estate loans				
5. Real estate investments:				
5.1 Property occupied by company				
5.2 Property held for production of income (includes \$ 0 of property acquired in satisfaction of debt)				
5.3 Property held for sale (\$ 0 including property acquired in satisfaction of debt)				
6. Policy loans				
7. Receivables for securities				
8. Cash, cash equivalents and short-term investments	3,870,737	97.876	3,870,737	97.876
9. Other invested assets				
10. Total invested assets	3,954,742	100.000	3,954,742	100.000

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 [X] No []
- 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 [X] No [] N/A []
- 1.3 State Regulating? FLORIDA
- 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 [X]
- 2.2 If yes, date of change:
If not previously filed, furnish herewith a certified copy of the instrument as amended. _____
- 3.1 State as of what date the latest financial examination of the reporting entity was made or is being made. 12/31/2003
- 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. 12/31/2000
- 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). 04/06/2001
- 3.4 By what department or departments?
FLORIDA DEPARTMENT OF INSURANCE
- 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 [X]
- 4.12 renewals? Yes [] No [X]
- 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 [X]
- 4.22 renewals? Yes [] No [X]
- 5.1 Has the reporting entity been a party to a merger or consolidation during the period covered by this statement? Yes [] No [X]
- 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? (You need not report an action either formal or informal, if a confidentiality clause is part of the agreement.) 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 0 %
- 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

GENERAL INTERROGATORIES

- 8.1 Is the company a subsidiary of a bank holding company regulated by the Federal Reserve Board? Yes [] No [X]
 8.2 If response to 8.1 is yes, please identify the name of the bank holding company.

- 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 location (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 Office of Thrift Supervision (OTS), the Federal Deposit Insurance Corporation (FDIC) and the Securities Exchange Commission (SEC)] and identify the affiliate's primary federal regulator.

1	2	3	4	5	6	7
Affiliate Name	Location (City, State)	FRB	OCC	OTS	FDIC	SEC
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO
		NO	NO	NO	NO	NO

9. What is the name and address of the independent certified public accountant or accounting firm retained to conduct the annual audit?
 HEVIA, BEAGLES & COMPANY, P.A., CPA'S
 9400 4TH ST. N., ST. PETERSBURG, FL 33702
10. What is the name, address and affiliation (officer/employee of the reporting entity or actuary/consultant associated with a(n) actuarial consulting firm) of the individual providing the statement of actuarial opinion/certification? JOHN PIERCE, CONSULTING ACTUARY
 1420 RENAISSANCE DRIVE, SUITE 104
 PARK RIDGE, IL 60068
11. FOR UNITED STATES BRANCHES OF ALIEN REPORTING ENTITIES ONLY:
 11.1 What changes have been made during the year in the United States manager or the United States trustees of the reporting entity?
 N/A
- 11.2 Does this statement contain all business transacted for the reporting entity through its United States Branch on risks wherever located? Yes [] No [X]
 11.3 Have there been any changes made to any of the trust indentures during the year? Yes [] No [X]
 11.4 If answer to (11.3) is yes, has the domiciliary or entry state approved the changes? Yes [] No [] N/A [X]

BOARD OF DIRECTORS

12. 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 []
 13. 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 []
 14. 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 which is in or is likely to conflict with the official duties of such person? Yes [X] No []

FINANCIAL

- 15.1 Total amount loaned during the year (inclusive of Separate Accounts, exclusive of policy loans):
 15.11 To directors or other officers \$ 0
 15.12 To stockholders not officers \$ 0
 15.13 Trustees, supreme or grand (Fraternal only) \$ 0
- 15.2 Total amount of loans outstanding at the end of year (inclusive of Separate Accounts, exclusive of policy loans):
 15.21 To directors or other officers \$ 0
 15.22 To stockholders not officers \$ 0
 15.23 Trustees, supreme or grand (Fraternal only) \$ 0
- 16.1 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]
 16.2 If yes, state the amount thereof at December 31 of the current year:
 16.21 Rented from others \$ 0
 16.22 Borrowed from others \$ 0
 16.23 Leased from others \$ 0
 16.24 Other \$ 0
- Disclose in Notes to Financial the nature of each obligation.
- 17.1 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]
 17.2 If answer is yes:
 17.21 Amount paid as losses or risk adjustment \$ 0
 17.22 Amount paid as expenses \$ 0
 17.23 Other amounts paid \$ 0

GENERAL INTERROGATORIES

INVESTMENT

18. List the following capital stock information for the reporting entity:

Class	1 Number of Shares Authorized	2 Number of Shares Outstanding	3 Par Value Per Share	4 Redemption Price If Callable	5 Is Dividend Rate Limited?	6 Are Dividends Cumulative?
Preferred	1,030	560	5	0	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Common	8,970	2,875	5	X X X	X X X X X X	X X X X X X

19.1 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, except as shown by Schedule E - Part 3 - Special Deposits? Yes No

19.2 If no, give full and complete information, relating thereto INVESTMENTS ARE HELD IN CERTAIN CUSTODIAL ARRANGEMENTS TO FACILITATE APPROPRIATE INVESTING FOR THE COMPANY

20.1 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, except as shown on Schedule E - Part 3 - Special Deposits, 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 16.1). Yes No

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

20.21 Loaned to others	\$ 0
20.22 Subject to repurchase agreements	\$ 0
20.23 Subject to reverse repurchase agreements	\$ 0
20.24 Subject to dollar repurchase agreements	\$ 0
20.25 Subject to reverse dollar repurchase agreements	\$ 0
20.26 Pledged as collateral	\$ 0
20.27 Placed under option agreements	\$ 0
20.28 Letter stock or securities restricted as to sale	\$ 0
20.29 Other	\$ 0

20.3 For category (20.28) provide the following:

1 Nature of Restriction	2 Description	3 Amount
		0
		0
		0
		0
		0

21.1 Does the reporting entity have any hedging transactions reported on Schedule DB? Yes No

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

22.1 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

22.2 If yes, state the amount thereof at December 31 of the current year. \$ 0

GENERAL INTERROGATORIES

INVESTMENT

23. Excluding items in Schedule E, 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 Part 1-General, Section IV.H-Custodial or Safekeeping agreements of the NAIC Financial Condition Examiners Handbook? Yes [X] No []

23.01 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
GOLD TRUST COMPANY	4305 FREDERICK BLVD, ST. JOSEPH, MO

23.02 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)

23.03 Have there been any changes, including name changes, in the custodian(s) identified in 23.01 during the current year? Yes [] No [X]

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

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

23.05 Identify all investment advisors, brokers/dealers or individuals acting on behalf of brokers/dealers that have access to the investment accounts, handle securities and have authority to make investments on behalf of the reporting entity:

1 Central Registration Depository Number(s)	2 Name	3 Address

24.1 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 [X]

24.2 If yes, complete the following schedule:

1 CUSIP#	2 Name of Mutual Fund	3 Book/Adjusted Carrying Value
		0
		0
		0
		0
		0
		0
		0
		0
		0
		0
9999999	Total	0

24.3 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
		0	
		0	
		0	
		0	
		0	
		0	
		0	
		0	
		0	
		0	

GENERAL INTERROGATORIES

INVESTMENT

25. 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 (+)
25.1 Bonds	2,822,497	2,822,805	308
25.2 Preferred stocks	0	0	0
25.3 Totals	2,822,497	2,822,805	308

25.4 Describe the sources or methods utilized in determining the fair values: FAIR VALUE IS DETERMINED BY THIRD PARTY BROKERS

26.1 Have all the filing requirements of the Purposes and Procedures manual of the NAIC Securities Valuation Office been followed? Yes No

26.2 If no, list exceptions:
.....
.....

OTHER

27.1 Amount of payments to Trade Associations, Service Organizations and Statistical or Rating Bureaus, if any? \$ 2,180

27.2 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 Name	2 Amount Paid
DEMOTECH, INC.	\$ 1,800
	\$ 0
	\$ 0
	\$ 0
	\$ 0

28.1 Amount of payments for legal expenses, if any? \$ 381

28.2 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 Name	2 Amount Paid
SHUMAKER LOOP & KENRICK	\$ 277
AWERBACH MURPHY & COHN PA	\$ 104
	\$ 0
	\$ 0
	\$ 0

29.1 Amount of payments for expenditures in connection with matters before legislative bodies, officers or department of government, if any? \$ 0

29.2 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 department of government during the period covered by this statement.

1 Name	2 Amount Paid
	\$ 0
	\$ 0
	\$ 0
	\$ 0
	\$ 0

GENERAL INTERROGATORIES

PART 2-TITLE INTERROGATORIES

- 1.1 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. \$ 50,000
- 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 | \$ | 0 |
| | 6.2 | Balance to be advanced | \$ | 0 |
| | 6.3 | Total amount to be loaned | \$ | 0 |
- 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. \$ 0
8. What is the aggregate amount of mortgage loans owned by the reporting entity which consist of co-ordinate interest in first liens? \$ 0
- 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 | \$ | 0 |
| | 9.12 | Short-term investments | \$ | 623,000 |
| | 9.13 | Mortgages | \$ | 0 |
| | 9.14 | Cash | \$ | 0 |
| | 9.15 | Other admissible invested assets | \$ | 0 |
| | 9.16 | Total | \$ | 623,000 |
- 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.)
- | | | | | |
|--|------|--|----|---|
| | 9.21 | Custodial funds not included in this statement were held pursuant to the governing agreements of custody in the amount of: | \$ | 0 |
| | | These funds consist of: | | |
| | 9.22 | In cash on deposit | \$ | 0 |
| | 9.23 | Other forms of security | \$ | 0 |

FIVE-YEAR HISTORICAL DATA

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

	1 2004	2 2003	3 2002	4 2001	5 2000
Source of Direct Title Premiums Written (Part 1A)					
1. Direct operations (Part 1A, Line 1, Col. 1)					
2. Non-affiliated agency operations (Part 1A, Line 1, Col. 2)	696,984	8,252,501	9,326,522	9,498,194	8,173,272
3. Affiliated agency operations (Part 1A, Line 1, Col. 3)					
4. Total	696,984	8,252,501	9,326,522	9,498,194	8,173,272
Operating Income Summary (Page 4 & Part 1)					
5. Premiums earned (Part 1B, Line 3)	735,385	7,919,495	8,933,773	9,076,512	7,789,672
6. Escrow and settlement service charges (Part 1A, Line 2)					
7. Title examinations (Part 1C, Line 1)					
8. Searches and abstracts (Part 1C, Line 2)					
9. Surveys (Part 1C, Line 3)					
10. Aggregate write-ins for service charges (Part 1C, Line 4)					
11. Aggregate write-ins for other operating income (Page 4, Line 2)			(2,331)	4,645	(53)
12. Total operating income (Page 4, Line 3)	735,385	7,919,495	8,931,442	9,081,157	7,789,619
Statement of Income (Page 4)					
13. Net operating gain or (loss) (Line 8)	(239,717)	603,799	667,055	618,820	116,810
14. Net investment gain or (loss) (Line 11)	46,241	40,133	79,775	72,080	129,036
15. Total other income (Line 12)	5,237	(2,775)			
16. Federal and foreign income taxes incurred (Line 14)	(22,288)	182,158	225,957	191,763	12,487
17. Net income (Line 15)	(165,951)	458,999	520,873	499,137	233,359
Balance Sheet Items (Pages 2 and 3)					
18. Title insurance premiums and fees receivable (Page 2, Line 12, Col. 3)		290,271	539,224	571,355	627,496
19. Total admitted assets excluding segregated accounts (Page 2, Line 24, Col. 3)	4,020,789	4,363,255	3,746,859	3,682,316	3,036,502
20. Known claims reserve (Page 3, Line 1)	329,892	336,464	162,572	116,694	89,140
21. Statutory premium reserve (Page 3, Line 2)	503,541	602,837	568,172	491,626	388,076
22. Total liabilities (Page 3, Line 21)	1,623,612	1,632,360	1,402,098	1,273,266	850,077
23. Capital paid up (Page 3, Lines 23 + 24)	20,575	20,575	20,575	20,575	20,555
24. Surplus as regards policyholders (Page 3, Line 30)	2,397,177	2,730,895	2,344,761	2,409,050	2,189,968
Percentage Distribution of Cash and Invested Assets (Page 2, Col. 3)					
(Item divided by Page 2, Line 10, Col. 3) x 100.0					
25. Bonds (Line 1)	2.1	2.3	9.3	38.7	
26. Stocks (Lines 2.1 & 2.2)					
27. Mortgage loans on real estate (Line 3.1 and 3.2)					
28. Real estate (Lines 4.1, 4.2 & 4.3)					
29. Cash, cash equivalents and short-term investments (Line 5)	97.9	97.7	90.7	61.3	100.0
30. Contract loans (Line 6)			X X X	X X X	X X X
31. Other invested assets (Line 7)					
32. Receivable for securities (Line 8)					
33. Aggregate write-ins for invested assets (Line 9)			X X X	X X X	X X X
34. Subtotals cash and invested assets (Line 10)	100.0	100.0	100.0	100.0	100.0
Investments in Parent, Subsidiaries and Affiliates					
35. Affiliated bonds (Sch. D Summary, Line 25, Col. 1)					
36. Affiliated preferred stocks (Sch. D, Summary, Line 39, Col. 1)					
37. Affiliated common stocks (Sch. D, Summary, Line 53, Col. 2)					
38. Affiliated short-term investments (subtotals included in Schedule DA, Part 2, Col. 5, Line 11)					
39. Affiliated mortgage loans on real estate					
40. All other affiliated					
41. Total of above Lines 35 to 40					
42. Percentage of investments in parent, subsidiaries and affiliates to surplus as regards policyholders (Line 41 above divided by Page 3, Line 30, Col. 1 x 100.0)					

FIVE-YEAR HISTORICAL DATA

(Continued)

	1 2004	2 2003	3 2002	4 2001	5 2000
Capital and Surplus Accounts (Page 4)					
43. Net unrealized capital gains or (losses) (Line 18)			(49,293)	(17,900)	(20,100)
44. Change in nonadmitted assets (Line 21)	(3,197)	97,171	64,955	(46,878)	(48,660)
45. Dividends to stockholders (Line 28)			(172,474)		
46. Change in surplus as regards policyholders for the year (Line 31)	(333,718)	386,134	(64,289)	223,450	(198,136)
Losses Paid and Incurred (Part 2A)					
47. Net payments (Line 5, Col. 4)	313,971	445,723	241,482	205,440	237,982
48. Losses and allocated LAE incurred (Line 8, Col. 4)	307,399	619,615	287,360	232,994	303,184
49. Unallocated LAE incurred (Line 9, Col. 4)		7,500	35,000	35,000	30,000
50. Losses and loss adjustment expenses incurred (Line 10, Col. 4)	307,399	627,115	322,360	267,994	333,184
Operating Expenses to Total Operating Income (Part 3)(%) (Line item divided by Page 4, Line 3 x 100.0)					
51. Personnel costs (Part 3, Line 1.5, Col. 4)	0.1	4.6	6.6	8.2	10.5
52. Amount paid to or retained by title agents (Part 3, Line 2, Col. 4)	66.3	73.0	73.1	73.2	73.4
53. All other operating expenses (Part 3, Lines 24 minus 1.5 minus 2, Col. 4)	24.4	6.9	9.2	8.8	10.2
54. Total (Lines 51 to 53)	90.8	84.5	88.9	90.2	94.1
Operating Percentages (Page 4) (Line item divided by Page 4, Line 3 x 100.0)					
55. Losses and loss adjustment expenses incurred (Line 4)	41.8	7.9	3.6	2.9	4.3
56. Operating expenses incurred (Line 5)	90.8	84.5	88.9	90.2	94.2
57. Aggregate write-ins for other operating deductions (Line 6)					
58. Total operating deductions (Line 7)	132.6	92.4	92.5	93.1	98.5
59. Net operating gain or (loss) (Line 8)	(32.6)	7.6	7.5	6.8	1.5
Other Percentages (Line item divided by Part 1B, Line 1.4)					
60. Losses and loss expenses incurred to net premiums written (Page 4, Line 4)	48.3	7.9	3.6	2.9	4.2
61. Operating expenses incurred to net premiums written (Page 4, Line 5)	105.0	84.1	88.1	90.2	93.1

SCHEDULE A - VERIFICATION BETWEEN YEARS

1. Book/adjusted carrying value, December 31, prior year (prior year statement)	_____
2. Increase (decrease) by adjustment:	
2.1 Totals, Part 1, Column 11	_____
2.2 Totals, Part 3, Column 7	_____
3. Cost of acquired, (Totals, Part 2, Column 6, net of encumbrances (Column 7) and net of additions and permanent improvements (Column 9))	_____
4. Cost of additions and permanent improvements:	
4.1 Totals, Part 1, Column 14	_____
4.2 Totals, Part 3, Column 9	_____
5. Total profit (loss) on sales, Part 3, Column 14	NONE
6. Increase (decrease) by foreign exchange adjustment:	
6.1 Totals, Part 1, Column 12	_____
6.2 Totals, Part 3, Column 8	_____
7. Amounts received on sales, Part 3, Column 11 and Part 1, Column 13	_____
8. Book/adjusted carrying value at the end of current period	_____
9. Total valuation allowance	_____
10. Subtotal (Lines 8 plus 9)	_____
11. Total nonadmitted amounts	_____
12. Statement value, current period (Page 2, real estate lines, Net Admitted Assets Column)	_____

SCHEDULE B - VERIFICATION BETWEEN YEARS

1. Book value/recorded investment excluding accrued interest on mortgages owned, December 31 of prior year	_____
2. Amount loaned during year:	
2.1 Actual cost at time of acquisitions	_____
2.2 Additional investment made after acquisitions	_____
3. Accrual of discount and mortgage interest points and commitment fees	_____
4. Increase (decrease) by adjustment	_____
5. Total profit (loss) on sale	_____
6. Amounts paid on account or in full during the year	NONE
7. Amortization of premium	_____
8. Increase (decrease) by foreign exchange adjustment	_____
9. Book value/recorded investment excluding accrued interest on mortgages owned at end of current period	_____
10. Total valuation allowance	_____
11. Subtotal (Lines 9 plus 10)	_____
12. Total nonadmitted amounts	_____
13. Statement value of mortgages owned at end of current period (Page 2, mortgage lines, Net Admitted Assets Column)	_____

SCHEDULE BA - VERIFICATION BETWEEN YEARS

1. Book/adjusted carrying value of long-term invested assets owned, December 31 of prior year	_____
2. Cost of acquisitions during year:	
2.1 Actual cost at time of acquisitions	_____
2.2 Additional investment made after acquisitions	_____
3. Accrual of discount	_____
4. Increase (decrease) by adjustment	_____
5. Total profit (loss) on sale	_____
6. Amounts paid on account or in full during the year	NONE
7. Amortization of premium	_____
8. Increase (decrease) by foreign exchange adjustment	_____
9. Book/adjusted carrying value of long-term invested assets at end of current period	_____
10. Total valuation allowance	_____
11. Subtotal (Lines 9 plus 10)	_____
12. Total nonadmitted amounts	_____
13. Statement value of long-term invested assets at end of current period (Page 2, Line 7, Column 3)	_____

SCHEDULE D - SUMMARY BY COUNTRY

Long-Term Bonds and Stocks OWNED December 31 of Current Year

Description		1	2	3	4
		Book/Adjusted Carrying Value	Fair Value	Actual Cost	Par Value of Bonds
BONDS					
Governments (Including all obligations guaranteed by governments)	1. United States				
	2. Canada				
	3. Other Countries				
	4. Totals				
States, Territories and Possessions (Direct and guaranteed)	5. United States				
	6. Canada				
	7. Other Countries				
	8. Totals				
Political Subdivisions of States, Territories and Possessions (Direct and guaranteed)	9. United States				
	10. Canada				
	11. Other Countries				
	12. Totals				
Special revenue and special assessment obligations and all non-guaranteed obligations of agencies and authorities of governments and their political subdivisions	13. United States	84,005	84,313	82,669	81,910
	14. Canada				
	15. Other Countries				
	16. Totals	84,005	84,313	82,669	81,910
Public Utilities (unaffiliated)	17. United States				
	18. Canada				
	19. Other Countries				
	20. Totals				
Industrial and Miscellaneous and Credit Tenant Loans (unaffiliated)	21. United States				
	22. Canada				
	23. Other Countries				
	24. Totals				
Parent, Subsidiaries and Affiliates	25. Totals				
26. Total Bonds		84,005	84,313	82,669	81,910
PREFERRED STOCKS					
Public Utilities (unaffiliated)	27. United States				
	28. Canada				
	29. Other Countries				
	30. Totals				
Banks, Trust and Insurance Companies (unaffiliated)	31. United States				
	32. Canada				
	33. Other Countries				
	34. Totals				
Industrial and Miscellaneous (unaffiliated)	35. United States				
	36. Canada				
	37. Other Countries				
	38. Totals				
Parent, Subsidiaries and Affiliates	39. Totals				
40. Total Preferred Stocks					
COMMON STOCKS					
Public Utilities (unaffiliated)	41. United States				
	42. Canada				
	43. Other Countries				
	44. Totals				
Banks, Trust and Insurance Companies (unaffiliated)	45. United States				
	46. Canada				
	47. Other Countries				
	48. Totals				
Industrial and Miscellaneous (unaffiliated)	49. United States				
	50. Canada				
	51. Other Countries				
	52. Totals				
Parent, Subsidiaries and Affiliates	53. Totals				
54. Total Common Stocks					
55. Total Stocks					
56. Total Bonds and Stocks		84,005	84,313	82,669	

SCHEDULE D - VERIFICATION BETWEEN YEARS

1. Book/adjusted carrying value of bonds and stocks, prior year	93,720	6. Foreign Exchange Adjustment:	
2. Cost of bonds and stocks acquired, Column 7, Part 3		6.1 Column 15, Part 1	
3. Increase (decrease) by adjustment:		6.2 Column 19, Part 2, Section 1	
3.1 Columns 12 + 13 - 14, Part 1	10	6.3 Column 16, Part 2, Section 2	
3.2 Column 18, Part 2, Section 1		6.4 Column 15, Part 4	
3.3 Column 15, Part 2, Section 2		7. Book/adjusted carrying value at end of current period	84,005
3.4 Column 14, Part 4	178	8. Total valuation allowance	
4. Total gain (loss), Column 19, Part 4		9. Subtotal (Lines 7 plus 8)	84,005
5. Deduct consideration for bonds and stocks disposed of Column 7, Part 4	9,903	10. Total nonadmitted amounts	
		11. Statement value of bonds and stocks, current period	84,005

SCHEDULE D - PART 1A - SECTION 1

Quality and Maturity Distribution of All Bonds Owned December 31, at Book/Adjusted Carrying Values by Major Types of Issues and NAIC Designations

Quality Rating per the NAIC Designation	1 1 Year or Less	2 Over 1 Year Through 5 Years	3 Over 5 Years Through 10 Years	4 Over 10 Years Through 20 Years	5 Over 20 Years	6 Total Current Year	7 Col. 6 as a % of Line 10.7	8 Total from Col. 6 Prior Year	9 % From Col. 7 Prior Year	10 Total Publicly Traded	11 Total Privately Placed (a)
1. U.S. Governments, Schedules D & DA (Group 1)											
1.1 Class 1											
1.2 Class 2											
1.3 Class 3											
1.4 Class 4											
1.5 Class 5											
1.6 Class 6											
1.7 Totals											
2. All Other Governments, Schedules D & DA (Group 2)											
2.1 Class 1											
2.2 Class 2											
2.3 Class 3											
2.4 Class 4											
2.5 Class 5											
2.6 Class 6											
2.7 Totals											
3. States, Territories and Possessions, etc., Guaranteed, Schedules D & DA (Group 3)											
3.1 Class 1											
3.2 Class 2											
3.3 Class 3											
3.4 Class 4											
3.5 Class 5											
3.6 Class 6											
3.7 Totals											
4. Political Subdivisions of States, Territories and Possessions, Guaranteed, Schedules D & DA (Group 4)											
4.1 Class 1											
4.2 Class 2											
4.3 Class 3											
4.4 Class 4											
4.5 Class 5											
4.6 Class 6											
4.7 Totals											
5. Special Revenue & Special Assessment Obligations, etc., Non-Guaranteed, Schedules D & DA (Group 5)											
5.1 Class 1	8,616	16,160	23,200	36,029		84,005	2.976	93,720	3.358	84,005	
5.2 Class 2											
5.3 Class 3											
5.4 Class 4											
5.5 Class 5											
5.6 Class 6											
5.7 Totals	8,616	16,160	23,200	36,029		84,005	2.976	93,720	3.358	84,005	

SCHEDULE D - PART 1A - SECTION 1 (continued)

Quality and Maturity Distribution of All Bonds Owned December 31, at Book/Adjusted Carrying Values by Major Types of Issues and NAIC Designations

Quality Rating per the NAIC Designation	1 1 Year or Less	2 Over 1 Year Through 5 Years	3 Over 5 Years Through 10 Years	4 Over 10 Years Through 20 Years	5 Over 20 Years	6 Total Current Year	7 Col. 6 as a % of Line 10.7	8 Total from Col. 6 Prior Year	9 % From Col. 7 Prior Year	10 Total Publicly Traded	11 Total Privately Placed (a)
6. Public Utilities (Unaffiliated), Schedules D & DA (Group 6)											
6.1 Class 1											
6.2 Class 2											
6.3 Class 3											
6.4 Class 4											
6.5 Class 5											
6.6 Class 6											
6.7 Totals											
7. Industrial & Miscellaneous (Unaffiliated), Schedules D & DA (Group 7)											
7.1 Class 1	2,738,492					2,738,492	97.024	2,697,398	96.642	2,738,492	
7.2 Class 2											
7.3 Class 3											
7.4 Class 4											
7.5 Class 5											
7.6 Class 6											
7.7 Totals	2,738,492					2,738,492	97.024	2,697,398	96.642	2,738,492	
8. Credit Tenant Loans, Schedules D & DA (Group 8)											
8.1 Class 1											
8.2 Class 2											
8.3 Class 3											
8.4 Class 4											
8.5 Class 5											
8.6 Class 6											
8.7 Totals											
9. Parent, Subsidiaries and Affiliates, Schedules D & DA (Group 9)											
9.1 Class 1											
9.2 Class 2											
9.3 Class 3											
9.4 Class 4											
9.5 Class 5											
9.6 Class 6											
9.7 Totals											

SCHEDULE D - PART 1A - SECTION 1 (continued)
 Quality and Maturity Distribution of All Bonds Owned December 31, at Book/Adjusted Carrying Values by Major Types of Issues and NAIC Designations

Quality Rating per the NAIC Designation	1 1 Year or Less	2 Over 1 Year Through 5 Years	3 Over 5 Years Through 10 Years	4 Over 10 Years Through 20 Years	5 Over 20 Years	6 Total Current Year	7 Col. 6 as a % of Line 10.7	8 Total from Col. 6 Prior Year	9 % From Col. 7 Prior Year	10 Total Publicly Traded	11 Total Privately Placed (a)
10. Total Bonds Current Year											
10.1 Class 1	2,747,108	16,160	23,200	36,029		2,822,497	100.000	X X X	X X X	2,822,497	
10.2 Class 2								X X X	X X X		
10.3 Class 3								X X X	X X X		
10.4 Class 4								X X X	X X X		
10.5 Class 5						(c)		X X X	X X X		
10.6 Class 6						(c)		X X X	X X X		
10.7 Totals	2,747,108	16,160	23,200	36,029		2,822,497	100.000	X X X	X X X	2,822,497	
10.8 Line 10.7 as a % of Col. 6	97.329	0.573	0.822	1.276		100.000	X X X	X X X	X X X	100.000	
11. Total Bonds Prior Year											
11.1 Class 1	2,713,881	15,000	30,000	32,237		X X X	X X X	2,791,118	100.000	2,791,118	
11.2 Class 2						X X X	X X X				
11.3 Class 3						X X X	X X X				
11.4 Class 4						X X X	X X X				
11.5 Class 5						X X X	X X X	(c)			
11.6 Class 6						X X X	X X X	(c)			
11.7 Totals	2,713,881	15,000	30,000	32,237		X X X	X X X	(b) 2,791,118	100.000	2,791,118	
11.8 Line 11.7 as a % of Col. 8	97.233	0.537	1.075	1.155		X X X	X X X	100.000	X X X	100.000	
12. Total Publicly Traded Bonds											
12.1 Class 1	2,747,108	16,160	23,200	36,029		2,822,497	100.000	2,791,118	100.000	2,822,497	X X X
12.2 Class 2											X X X
12.3 Class 3											X X X
12.4 Class 4											X X X
12.5 Class 5											X X X
12.6 Class 6											X X X
12.7 Totals	2,747,108	16,160	23,200	36,029		2,822,497	100.000	2,791,118	100.000	2,822,497	X X X
12.8 Line 12.7 as a % of Col. 6	97.329	0.573	0.822	1.276		100.000	X X X	X X X	X X X	100.000	X X X
12.9 Line 12.7 as a % of Line 10.7, Col. 6, Section 10	97.329	0.573	0.822	1.276		100.000	X X X	X X X	X X X	100.000	X X X
13. Total Privately Placed Bonds											
13.1 Class 1										X X X	
13.2 Class 2										X X X	
13.3 Class 3										X X X	
13.4 Class 4										X X X	
13.5 Class 5										X X X	
13.6 Class 6										X X X	
13.7 Totals										X X X	
13.8 Line 13.7 as a % of Col. 6							X X X	X X X	X X X	X X X	
13.9 Line 13.7 as a % of Line 10.7, Col. 6, Section 10							X X X	X X X	X X X	X X X	

(a) Includes \$ _____ 0 freely tradable under SEC Rule 144 or qualified for resale under SEC Rule 144A.

(b) Includes \$ _____ 0 current year, \$ _____ 0 prior year of bonds with Z designations and \$ _____ 0 current year, \$ _____ 0 prior year of bonds with Z* designations. The letter "Z" means the NAIC designation was not assigned by the Securities Valuation Office (SVO) at the date of the statement. "Z*" means the SVO could not evaluate the obligation because valuation procedures for the security class is under regulatory review.

(c) Includes \$ _____ 0 current year, \$ _____ 0 prior year of bonds with 5* designations and \$ _____ 0 current year, \$ _____ 0 prior year of bonds with 6* designations. "5*" means the NAIC designation was assigned by the SVO in reliance on the insurer's certification that the issuer is current in all principal and interest payments. "6*" means the NAIC designation was assigned by the SVO due to inadequate certification of principal and interest payments.

SCHEDULE D - PART 1A - SECTION 2

Maturity Distribution of All Bonds Owned December 31, at Book/Adjusted Carrying Values by Major Type and Subtype of Issues

Distribution by Type		1	2	3	4	5	6	7	8	9	10	11
		1 Year or Less	Over 1 Year Through 5 Years	Over 5 Years Through 10 Years	Over 10 Years Through 20 Years	Over 20 Years	Total Current Year	Col. 6 as a % of Line 10.7	Total from Col. 6 Prior Year	% From Col. 7 Prior Year	Total Publicly Traded	Total Privately Placed
1.	U.S. Governments, Schedules D & DA (Group 1)											
	1.1 Issuer Obligations											
	1.2 Single Class Mortgage-Backed/Asset-Backed Securities											
	1.7 Totals											
2.	All Other Governments, Schedules D & DA (Group 2)											
	2.1 Issuer Obligations											
	2.2 Single Class Mortgage-Backed/Asset-Backed Securities											
	MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
	2.3 Defined											
	2.4 Other											
	MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
	2.5 Defined											
	2.6 Other											
	2.7 Totals											
3.	States, Territories and Possessions, Guaranteed, Schedules D & DA (Group 3)											
	3.1 Issuer Obligations											
	3.2 Single Class Mortgage-Backed/Asset-Backed Securities											
	MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
	3.3 Defined											
	3.4 Other											
	MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
	3.5 Defined											
	3.6 Other											
	3.7 Totals											
4.	Political Subdivisions of States, Territories and Possessions, Guaranteed, Schedules D & DA (Group 4)											
	4.1 Issuer Obligations											
	4.2 Single Class Mortgage-Backed/Asset-Backed Securities											
	MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
	4.3 Defined											
	4.4 Other											
	MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
	4.5 Defined											
	4.6 Other											
	4.7 Totals											
5.	Special Revenue & Special Assessment Obligations, etc., Non-Guaranteed, Schedules D & DA (Group 5)											
	5.1 Issuer Obligations											
	5.2 Single Class Mortgage-Backed/Asset-Backed Securities											
	MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
	5.3 Defined	8,616	16,160	23,200	36,029		84,005	2,976	93,720	3,358	84,005	
	5.4 Other											
	MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
	5.5 Defined											
	5.6 Other											
	5.7 Totals	8,616	16,160	23,200	36,029		84,005	2,976	93,720	3,358	84,005	

SCHEDULE D - PART 1A - SECTION 2 (continued)

Maturity Distribution of All Bonds Owned December 31, at Book/Adjusted Carrying Values by Major Type and Subtype of Issues

	1	2	3	4	5	6	7	8	9	10	11
Distribution by Type	1 Year or Less	Over 1 Year Through 5 Years	Over 5 Years Through 10 Years	Over 10 Years Through 20 Years	Over 20 Years	Total Current Year	Col. 6 as a % of Line 10.7	Total from Col. 6 Prior Year	% From Col. 7 Prior Year	Total Publicly Traded	Total Privately Placed
6. Public Utilities (Unaffiliated), Schedules D & DA (Group 6)											
6.1 Issuer Obligations											
6.2 Single Class Mortgage-Backed/Asset-Backed Securities											
MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
6.3 Defined											
6.4 Other											
MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
6.5 Defined											
6.6 Other											
6.7 Totals											
7. Industrial & Miscellaneous (Unaffiliated), Schedules D & DA (Group 7)											
7.1 Issuer Obligations											
7.2 Single Class Mortgage-Backed/Asset-Backed Securities	2,738,492					2,738,492	97.024	2,697,398	96.642	2,738,492	
MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
7.3 Defined											
7.4 Other											
MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
7.5 Defined											
7.6 Other											
7.7 Totals	2,738,492					2,738,492	97.024	2,697,398	96.642	2,738,492	
8. Credit Tenant Loans, Schedules D & DA (Group 8)											
8.1 Issuer Obligations											
8.7 Totals											
9. Parent, Subsidiaries and Affiliates, Schedules D & DA (Group 9)											
9.1 Issuer Obligations											
9.2 Single Class Mortgage-Backed/Asset-Backed Securities											
MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											
9.3 Defined											
9.4 Other											
MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											
9.5 Defined											
9.6 Other											
9.7 Totals											

SCHEDULE D - PART 1A - SECTION 2 (continued)

Maturity Distribution of All Bonds Owned December 31, at Book/Adjusted Carrying Values by Major Type and Subtype of Issues

Distribution by Type	1 1 Year or Less	2 Over 1 Year Through 5 Years	3 Over 5 Years Through 10 Years	4 Over 10 Years Through 20 Years	5 Over 20 Years	6 Total Current Year	7 Col. 6 as a % of Line 10.7	8 Total from Col. 6 Prior Year	9 % From Col. 7 Prior Year	10 Total Publicly Traded	11 Total Privately Placed
10. Total Bonds Current Year											
10.1 Issuer Obligations								X X X	X X X		
10.2 Single Class Mortgage-Backed/Asset-Backed Securities MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES	2,738,492					2,738,492	97.024	X X X	X X X	2,738,492	
10.3 Defined	8,616	16,160	23,200	36,029	84,005	2,976		X X X	X X X	84,005	
10.4 Other MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES								X X X	X X X		
10.5 Defined								X X X	X X X		
10.6 Other								X X X	X X X		
10.7 Totals	2,747,108	16,160	23,200	36,029	2,822,497	100.000		X X X	X X X	2,822,497	
10.8 Line 10.7 as a % of Col. 6	97.329	0.573	0.822	1.276	100.000		X X X	X X X	X X X	100.000	
11. Total Bonds Prior Year											
11.1 Issuer Obligations						X X X	X X X				
11.2 Single Class Mortgage-Backed/Asset-Backed Securities MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES	2,697,398					X X X	X X X	2,697,398	96.642	2,697,398	
11.3 Defined	16,483	15,000	30,000	32,237		X X X	X X X	93,720	3.358	93,720	
11.4 Other MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES						X X X	X X X				
11.5 Defined						X X X	X X X				
11.6 Other						X X X	X X X				
11.7 Totals	2,713,881	15,000	30,000	32,237		X X X	X X X	2,791,118	100.000	2,791,118	
11.8 Line 11.7 as a % of Col. 8	97.233	0.537	1.075	1.155		X X X	X X X	100.000	X X X	100.000	
12. Total Publicly Traded Bonds											
12.1 Issuer Obligations											X X X
12.2 Single Class Mortgage-Backed/Asset-Backed Securities MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES	2,738,492					2,738,492	97.024	2,697,398	96.642	2,738,492	X X X
12.3 Defined	8,616	16,160	23,200	36,029	84,005	2,976		93,720	3.358	84,005	X X X
12.4 Other MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											X X X
12.5 Defined											X X X
12.6 Other											X X X
12.7 Totals	2,747,108	16,160	23,200	36,029	2,822,497	100.000		2,791,118	100.000	2,822,497	X X X
12.8 Line 12.7 as a % of Col. 6	97.329	0.573	0.822	1.276	100.000		X X X	X X X	X X X	100.000	X X X
12.9 Line 12.7 as a % of Line 10.7, Col. 6, Section 10	97.329	0.573	0.822	1.276	100.000		X X X	X X X	X X X	100.000	X X X
13. Total Privately Placed Bonds											
13.1 Issuer Obligations											X X X
13.2 Single Class Mortgage-Backed/Asset-Backed Securities MULTI-CLASS RESIDENTIAL MORTGAGE-BACKED SECURITIES											X X X
13.3 Defined											X X X
13.4 Other MULTI-CLASS COMMERCIAL MORTGAGE-BACKED/ASSET-BACKED SECURITIES											X X X
13.5 Defined											X X X
13.6 Other											X X X
13.7 Totals											X X X
13.8 Line 13.7 as a % of Col. 6							X X X	X X X	X X X		X X X
13.9 Line 13.7 as a % of Line 10.7, Col. 6, Section 10							X X X	X X X	X X X		X X X

SCHEDULE DA - PART 2

Verification of SHORT-TERM INVESTMENTS Between Years

	1	2	3	4	5
	Total	Bonds	Mortgage Loans	Other Short-term Investment Assets (a)	Investments in Parent, Subsidiaries and Affiliates
1. Book/adjusted carrying value, December 31 of prior year	2,697,398	2,697,398			
2. Cost of short-term investments acquired	41,094	41,094			
3. Increase (decrease) by adjustment					
4. Increase (decrease) by foreign exchange adjustment					
5. Total profit (loss) on disposal of short-term investments					
6. Consideration received on disposal of short-term investments					
7. Book/adjusted carrying value, current year	2,738,492	2,738,492			
8. Total valuation allowance					
9. Subtotal (Lines 7 plus 8)	2,738,492	2,738,492			
10. Total nonadmitted amounts					
11. Statement value (Lines 9 minus 10)	2,738,492	2,738,492			
12. Income collected during year	24,435	24,435			
13. Income earned during year	24,435	24,435			

(a) Indicate the category of such assets, for example, joint ventures, transportation equipment: MONEY MARKET ACCOUNTS

SCHEDULE E - PART 1D - SUMMARY

Segregated Funds Held for Others			
Type	1 Non-Interest Earning	2 Interest Earning	3 Total (Cols. 1 + 2)
1. Open depositories			
2. Suspended depositories			
3. Total segregated cash funds held for others (General Interrogatories-Part 2, Line 9.22)			
4. Other forms of security held for others (General Interrogatories-Part 2, Line 9.23)			
5. Total all segregated funds held for others (General Interrogatories-Part 2, Line 9.21)			
Company Funds on Hand and on Deposit			
General Funds			
6. Open depositories			1,132,245
7. Suspended depositories			
8. Total general funds			1,132,245
Reinsurance Reserve Funds			
9. Open depositories			
10. Suspended depositories			
11. Total reinsurance reserve funds			
Total Company Funds			
12. Open depositories			1,132,245
13. Suspended depositories			
14. Total company funds on deposit (Lines 8 & 11)			1,132,245
15. Company funds on hand			
16. Total company funds on hand and on deposit			1,132,245

SCHEDULE E - PART 1E - SUMMARY OF INTEREST EARNED

Interest Earned On	1 Interest Earned by Company	2 Average Monthly Balance of Non-Earning Deposits	3 Average Monthly Balance of Earning Deposits
Segregated Funds Held for Others			
17. Open depositories			
18. Suspended depositories			
19. Total segregated funds held for others			
Company Funds on Deposit			
20. Open depositories	14,920	19,235	1,218,882
21. Suspended depositories			
22. Total company funds on deposit	14,920	19,235	1,218,882
Total All Funds on Deposit			
23. Open depositories			
24. Suspended depositories			
25. Total all funds on deposit			

SCHEDULE E - PART 1F - FUNDS ON DEPOSIT - INTERROGATORIES

1. Does the reporting entity require, at least annually, letters of representation from its directors and officers concerning conflicts of interest in relation to:

1.1 The supply of goods or paid provision of personal services to a reporting entity depository listed in Schedule E-Part 1, or its parent, subsidiaries, or any of its affiliates? YES [] NO [X]

1.2 Real estate agreements, including, but not limited to lease, rental, mortgage, or purchase agreements with the reporting entity depository listed in Schedule E-Part 1, or its parent, subsidiaries, or any of its affiliates? YES [] NO [X]

2.1 Is the reporting entity aware of any real estate agreements, including, but not limited to lease, rental, mortgage, or purchase agreements, existing between the reporting entity, its Parent, Subsidiaries, or any of its Affiliates, and any depository listed in Schedule E-Part 1, or its parent, subsidiaries or any of its affiliates? YES [] NO [X]

2.2 If yes, give details below.

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

3. Does the reporting entity maintain sufficient records of funds held as escrow or security deposits and reported in Exhibit Capital Gains (Losses) and Schedule E - Part 1A that will enable it to identify the funds on an individual basis? YES [] NO [X]

SCHEDULE F - PART 1

Assumed Reinsurance as of December 31, Current Year (000 Omitted)

1 Federal ID Number	2 NAIC Company Code	3 Name of Reinsured	4 Domiciliary Jurisdiction	5 Reinsurance Assumed Liability	6 Assumed Premiums Received	7 Reinsurance Payable on Paid Losses and Loss Adjustment Expenses	8 Reinsurance Payable on Known Case Losses and LAE Reserves	9 Assumed Premiums Receivable	10 Funds Held By or Deposited With Reinsured Companies	11 Letters of Credit Posted	12 Amount of Assets Pledged or Compensating Balances to Secure Letters of Credit
NONE											

SCHEDULE F - PART 2

Ceded Reinsurance as of December 31, Current Year (000 Omitted)

1 Federal ID Number	2 NAIC Company Code	3 Name of Reinsurer	4 Domiciliary Jurisdiction	5 Reinsurance Contracts Ceding 75% or More of Direct Premiums Written	6 Reinsurance Ceded Liability	7 Ceded Reinsurance Premiums Paid	8 Reinsurance Recoverable on Paid Losses and Loss Adjustment Expenses	9 Reinsurance Recoverable on Known Case Losses and LAE Reserves	Reinsurance Payable		12 Net Amount Recoverable From Reinsurers (Cols. 8 + 9 - 10 - 11)	13 Funds Held By Company Under Reinsurance Treaties
									10 Ceded Balances Payable	11 Other Amounts Due to Reinsurers		
74-0924290	50121	STEWART TITLE GUARANTY COMPANY	TEXAS		200,943	60			31		(31)	
0299999		Total Authorized - Affiliates - U.S. Non-Pool			200,943	60			31		(31)	
0499999		Total Authorized - Affiliates			200,943	60			31		(31)	
0999999		Total Authorized			200,943	60			31		(31)	
9999999		Totals			200,943	60			31		(31)	

SCHEDULE P - PART 1 - SUMMARY
 (\$000 Omitted)

Years In Which Policies Were Written	1 Amount of Insurance Written in Millions	Premiums Written and Other Income					Loss and Allocated Loss Adjustment Expenses Payments					
		2 Direct Premium	3 Assumed Premium	4 Other Income	5 Ceded Premium	6 Net	Loss Payments			Allocated LAE Payments		
							7 Direct	8 Assumed	9 Ceded	10 Direct	11 Assumed	12 Ceded
1. Prior	X X X											
2. 1995												
3. 1996												
4. 1997	78	383			10	373	27				60	
5. 1998	1,172	5,756		(4)	161	5,591	102				252	
6. 1999	1,725	8,474			260	8,214	89				228	
7. 2000	1,981	8,173			290	7,883	110				196	
8. 2001	2,094	9,498			318	9,180	69				98	
9. 2002	2,126	9,326			316	9,010	122				66	
10. 2003	1,907	8,252			298	7,954	82				16	
11. 2004	307	697			61	636	12			2		
12. Totals	X X X	50,559		(4)	1,714	48,841	613			2	916	

	13 Salvage and Subrogation Received	14 Unallocated Loss Expense Payments	15 Total Net Loss and Expense Paid (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											
2. 1995											
3. 1996											
4. 1997			87	29				4			1
5. 1998	95	14	368	75	23			88			26
6. 1999	37	25	342	55				135			25
7. 2000	10	30	336	64	63			141			24
8. 2001	2	16	183	41	66			210			25
9. 2002	1	5	193	33	87			253			23
10. 2003		8	106	14	91			287			18
11. 2004			10	1				83			8
12. Total	145	98	1,625	312	330			1,201			150

	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 For Time Value of Money	33 Discount For Time Value of Money	34 Inter-company Pooling Participation Percentage	35 Net Reserves After Discount (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+26)/[Cols. 2+4])	31 Net Basis ((Cols. 14+23+29)/Col.6)				
1. Prior								X X X				
2. 1995												
3. 1996												
4. 1997	5		91			91	0.240	0.247	1.179		5	
5. 1998	129	8	465		8	457	0.088	0.089	0.424		129	
6. 1999	149	1	452		11	441	0.059	0.060	0.285		149	
7. 2000	216	7	510		12	498	0.069	0.070	0.279		216	
8. 2001	284	6	443		17	426	0.051	0.051	0.223		284	
9. 2002	342	14	528		21	507	0.060	0.059	0.252		342	
10. 2003	372	8	476		24	452	0.061	0.060	0.251		372	
11. 2004	84	1	95		9	86	0.148	0.148	0.306		84	
12. Total	1,581	45	3,060		102	2,958	X X X	X X X	X X X		1,581	

SCHEDULE P - PART 1A - POLICIES WRITTEN DIRECTLY
(\$000 Omitted)

Years In Which Policies Were Written	1 Amount of Insurance Written in Millions	Premiums Written and Other Income					Loss and Allocated Loss Adjustment Expenses Payments						
		2 Direct Premium	3 Assumed Premium	4 Other Income	5 Ceded Premium	6 Net	Loss Payments			Allocated LAE Payments			
							7 Direct	8 Assumed	9 Ceded	10 Direct	11 Assumed	12 Ceded	
1. Prior	X X X												
2. 1995													
3. 1996													
4. 1997													
5. 1998													
6. 1999													
7. 2000													
8. 2001													
9. 2002													
10. 2003													
11. 2004													
12. Totals	X X X												

NONE

	13 Salvage and Subrogation Received	14 Unallocated Loss Expense Payments	15 Total Net Loss and Expense Paid (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											
2. 1995											
3. 1996											
4. 1997											
5. 1998											
6. 1999											
7. 2000											
8. 2001											
9. 2002											
10. 2003											
11. 2004											
12. Total											

NONE

	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.29+14+23)/Col. 1)	33 Discount For Time Value of Money	34 Inter-company Pooling Participation Percentage	35 Net Reserves After Discount (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+26)/[Cols. 2+4])	31 Net Basis ((Cols. 14+23+29)/Col.6)				
1. Prior								X X X				
2. 1995												
3. 1996												
4. 1997												
5. 1998												
6. 1999												
7. 2000												
8. 2001												
9. 2002												
10. 2003												
11. 2004												
12. Total								X X X	X X X	X X X	X X X	

NONE

SCHEDULE P - PART 1B - POLICIES WRITTEN THROUGH AGENTS
 (\$'000 Omitted)

Years In Which Policies Were Written	1 Amount of Insurance Written in Millions	Premiums Written and Other Income					Loss and Allocated Loss Adjustment Expenses Payments					
		2 Direct Premium	3 Assumed Premium	4 Other Income	5 Ceded Premium	6 Net	Loss Payments			Allocated LAE Payments		
							7 Direct	8 Assumed	9 Ceded	10 Direct	11 Assumed	12 Ceded
1. Prior	X X X											
2. 1995												
3. 1996												
4. 1997	78	383			10	373	27				60	
5. 1998	1,172	5,756		(4)	161	5,591	102				252	
6. 1999	1,725	8,474			260	8,214	89				228	
7. 2000	1,981	8,173			290	7,883	110				196	
8. 2001	2,094	9,498			318	9,180	69				98	
9. 2002	2,126	9,326			316	9,010	122				66	
10. 2003	1,907	8,252			298	7,954	82				16	
11. 2004	307	697			61	636	12			2		
12. Totals	X X X	50,559		(4)	1,714	48,841	613			2	916	

	13 Salvage and Subrogation Received	14 Unallocated Loss Expense Payments	15 Total Net Loss and Expense Paid (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											
2. 1995											
3. 1996											
4. 1997			87	29				4			1
5. 1998	95	14	368	75	23			88			26
6. 1999	37	25	342	55				135			25
7. 2000	10	30	336	64	63			141			24
8. 2001	2	16	183	41	66			210			25
9. 2002	1	5	193	33	87			253			23
10. 2003		8	106	14	91			287			18
11. 2004			10	1				83			8
12. Total	145	98	1,625	312	330			1,201			150

	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. 29+14+23)/Col. 1)	33 Discount For Time Value of Money	34 Inter-company Pooling Participation Percentage	35 Net Reserves After Discount (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+26)/[Cols. 2+4])	31 Net Basis ((Cols. 14+23+29)/Col.6)				
1. Prior								X X X				
2. 1995												
3. 1996												
4. 1997	5		91			91	0.240	0.247	1.179		5	
5. 1998	129	8	465		8	457	0.088	0.089	0.424		129	
6. 1999	149	1	452		11	441	0.059	0.060	0.285		149	
7. 2000	216	7	510		12	498	0.069	0.070	0.279		216	
8. 2001	284	6	443		17	426	0.051	0.051	0.223		284	
9. 2002	342	14	528		21	507	0.060	0.059	0.252		342	
10. 2003	372	8	476		24	452	0.061	0.060	0.251		372	
11. 2004	84	1	95		9	86	0.148	0.148	0.306		84	
12. Total	1,581	45	3,060		102	2,958	X X X	X X X	X X X		1,581	

SCHEDULE P-PART 2 POLICY YEAR INCURRED LOSS AND ALAE

Years in Which Policies Were Written	Incurred Losses and Allocated Expenses at Year End (\$000 omitted) Including Known Claims and IBNR on Unreported Claims									
	1	2	3	4	5	6	7	8	9	10
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
1. Prior										
2. 1985										
3. 1986										
4. 1987										
5. 1988										
6. 1989										
7. 1990										
8. 1991										
9. 1992										
10. 1993										
11. 1994										
12. 1995										
13. 1996	X X X									
14. 1997	X X X	X X X		10	16	15	25	35	59	91
15. 1998	X X X	X X X	X X X	209	197	390	330	299	391	457
16. 1999	X X X	X X X	X X X	X X X	230	345	319	402	479	441
17. 2000	X X X	X X X	X X X	X X X	X X X	323	457	386	481	498
18. 2001	X X X	X X X	X X X	X X X	X X X	X X X	253	329	389	426
19. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	366	530	507
20. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	419	452
21. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	86

SCHEDULE P-PART 2A POLICY YEAR PAID LOSS AND ALAE

Years in Which Policies Were Written	Cumulative Paid Losses and Allocated Expenses at Year End (\$000 omitted)										11	12
	1	2	3	4	5	6	7	8	9	10	Number of Claims Closed With Loss Payment	Number of Claims Closed Without Loss Payment
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004		
1. Prior												
2. 1985												
3. 1986												
4. 1987												
5. 1988												
6. 1989												
7. 1990												
8. 1991												
9. 1992												
10. 1993												
11. 1994												
12. 1995												
13. 1996	X X X											
14. 1997	X X X	X X X		3	14	15	18	30	54	87	17	12
15. 1998	X X X	X X X	X X X	2	48	178	176	207	301	354	35	32
16. 1999	X X X	X X X	X X X	X X X	6	91	158	222	303	317	38	16
17. 2000	X X X	X X X	X X X	X X X	X X X	35	145	202	230	306	38	19
18. 2001	X X X	X X X	X X X	X X X	X X X	X X X	27	84	153	167	31	4
19. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	21	143	188	15	4
20. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	28	98	5	1
21. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	10		

SCHEDULE P-PART 2B POLICY YEAR LOSS AND ALAE CASE BASIS RESERVES

Years in Which Policies Were Written	Case Basis Losses and Allocated Expenses Reserves at Year End (\$000 omitted)									
	1	2	3	4	5	6	7	8	9	10
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
1. Prior										
2. 1985										
3. 1986										
4. 1987										
5. 1988										
6. 1989										
7. 1990										
8. 1991										
9. 1992										
10. 1993										
11. 1994										
12. 1995										
13. 1996	X X X									
14. 1997	X X X	X X X			7	2				
15. 1998	X X X	X X X	X X X	4	10	32	35	8	3	23
16. 1999	X X X	X X X	X X X	X X X	12	23	7	44	45	
17. 2000	X X X	X X X	X X X	X X X	X X X	34	34	35	98	63
18. 2001	X X X	X X X	X X X	X X X	X X X	X X X	2	15	20	66
19. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	21	119	87
20. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	50	91
21. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	

SCHEDULE P-PART 2C POLICY YEAR BULK RESERVES ON KNOWN CLAIMS

Years in Which Policies Were Written	Bulk Reserves on Known Claims at Year End (\$000 omitted) Loss and Allocated Loss Expense									
	1	2	3	4	5	6	7	8	9	10
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
1. Prior										
2. 1985										
3. 1986										
4. 1987										
5. 1988										
6. 1989										
7. 1990										
8. 1991										
9. 1992										
10. 1993										
11. 1994										
12. 1995										
13. 1996	X X X									
14. 1997	X X X	X X X								
15. 1998	X X X	X X X	X X X					18		
16. 1999	X X X	X X X	X X X	X X X				3		
17. 2000	X X X	X X X	X X X	X X X	X X X			17		
18. 2001	X X X	X X X	X X X	X X X	X X X	X X X		1		
19. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X			
20. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X		
21. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	

SCHEDULE P-PART 2D POLICY YEAR IBNR RESERVES

Years in Which Policies Were Written	IBNR Reserves on Unreported Claims at Year End (\$000 omitted)									
	Loss and Allocated Loss Expense									
	1 1995	2 1996	3 1997	4 1998	5 1999	6 2000	7 2001	8 2002	9 2003	10 2004
1. Prior										
2. 1985										
3. 1986										
4. 1987										
5. 1988										
6. 1989										
7. 1990										
8. 1991										
9. 1992										
10. 1993										
11. 1994										
12. 1995										
13. 1996	X X X									
14. 1997	X X X	X X X					7	4	4	4
15. 1998	X X X	X X X	X X X	203	139	126	101	81	88	80
16. 1999	X X X	X X X	X X X	X X X	200	231	151	133	131	124
17. 2000	X X X	X X X	X X X	X X X	X X X	254	261	146	151	129
18. 2001	X X X	X X X	X X X	X X X	X X X	X X X	223	215	215	193
19. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	309	269	232
20. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	342	263
21. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	76

**SCHEDULE P-PART 3
INCURRED LOSS AND ALAE BY YEAR OF FIRST REPORT**

Years in Which Claims Were First Reported	Losses and Allocated Expenses at Year End (\$000 omitted)									
	Incurred Loss and ALAE on Known Claims and Bulk Reserves on Known Claims									
	1	2	3	4	5	6	7	8	9	10
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
1. Prior										
2. 1995										
3. 1996	X X X									
4. 1997	X X X	X X X								
5. 1998	X X X	X X X	X X X	16	52	1	69	70	69	69
6. 1999	X X X	X X X	X X X	X X X	39	96	147	117	114	114
7. 2000	X X X	X X X	X X X	X X X	X X X	209	256	332	372	374
8. 2001	X X X	X X X	X X X	X X X	X X X	X X X	169	217	242	241
9. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	140	252	251
10. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	537	450
11. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	358

**SCHEDULE P-PART 3A
PAID LOSS AND ALAE BY YEAR OF FIRST REPORT**

Years in Which Claims Were First Reported	Cumulative Paid Losses and Allocated Expenses at Year End (\$000 omitted)										11 Number of Claims Closed With Loss Payment	12 Number of Claims Closed Without Loss Payment
	1	2	3	4	5	6	7	8	9	10		
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004		
1. Prior												
2. 1995												
3. 1996	X X X											
4. 1997	X X X	X X X										
5. 1998	X X X	X X X	X X X	6	48	69	69	67	69	69	6	12
6. 1999	X X X	X X X	X X X	X X X	32	106	133	114	114	114	21	12
7. 2000	X X X	X X X	X X X	X X X	X X X	144	225	269	366	369	40	39
8. 2001	X X X	X X X	X X X	X X X	X X X	X X X	117	184	230	231	42	12
9. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	130	238	245	34	8
10. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	194	324	28	4
11. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	175	8	1

**SCHEDULE P-PART 3B
LOSS AND ALAE CASE BASIS RESERVES
BY YEAR OF FIRST REPORT**

Years in Which Claims Were First Reported	Case Basis Losses and Allocated Expenses Reserves at Year End (\$000 omitted)									
	1	2	3	4	5	6	7	8	9	10
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
1. Prior										
2. 1995										
3. 1996	X X X									
4. 1997	X X X	X X X								
5. 1998	X X X	X X X	X X X	11	2			35		
6. 1999	X X X	X X X	X X X	X X X	22	27	7			
7. 2000	X X X	X X X	X X X	X X X	X X X	62	34	59	6	5
8. 2001	X X X	X X X	X X X	X X X	X X X	X X X	2	17	12	10
9. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X	48	14	6
10. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	341	126
11. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	183

**SCHEDULE P-PART 3C
BULK RESERVES ON KNOWN CLAIMS
BY YEAR OF FIRST REPORT**

Years in Which Claims Were First Reported	Bulk Reserves on Known Claims at Year End (\$000 omitted)									
	Loss and Allocated Loss Expense									
	1	2	3	4	5	6	7	8	9	10
	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
1. Prior										
2. 1995										
3. 1996	X X X									
4. 1997	X X X	X X X								
5. 1998	X X X	X X X	X X X					18	3	
6. 1999	X X X	X X X	X X X	X X X				3	3	
7. 2000	X X X	X X X	X X X	X X X	X X X			17	3	
8. 2001	X X X	X X X	X X X	X X X	X X X	X X X		1	15	
9. 2002	X X X	X X X	X X X	X X X	X X X	X X X	X X X		15	
10. 2003	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X		
11. 2004	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	X X X	

SCHEDULE P INTERROGATORIES

- 1.1 Title insurance losses should include all losses on any transaction for which a title insurance premium, rate or charge was made or contemplated. Escrow losses for which the company is contractually obligated should be included. Losses arising from defalcations for which the reporting entity is contractually obligated should be included. Are the title insurance losses reported in Schedule P defined in conformance with the above definition? Yes No
- 1.2 If not, describe the types of losses reported.
- 1.3 If the types or basis of reporting has changed over time, please explain the nature of such changes.
- 2.1 Are paid loss and allocated loss adjustment expenses reduced on account of salvage or subrogation in accordance with the instructions? Yes No
- 2.2 If not, describe the basis of reporting.
- 2.3 If the basis of reporting has changed over time, please explain the nature of such changes.
- 3.1 Are sales of salvage at prices different from their book value recorded in accordance with the instructions? Yes No
- 3.2 If not, describe the basis of reporting.
- 3.3 If the basis of reporting has changed over time, please explain the nature of such changes.
- 4.1 Are the case basis reserves reported gross of anticipated salvage and subrogation in accordance with the instructions? Yes No
- 4.2 If not, please explain.
- 4.3 If the basis of reporting has changed over time, please explain the nature of such changes.
- 5.1 Do any of the reserves reported in Schedule P contain a provision for reserve discount, contingency margin, or any other element not providing for an estimation of ultimate liability? Yes No
- 5.2 If so, please explain.
- 6.1 Does the company IBNR reserves in Schedule P reconcile to the IBNR reserves prepared on a GAAP basis? Yes No
- 6.2 If not, please explain.
- 7.1 Are allocated loss adjustment expenses recorded in accordance with the instructions? Yes No
- 7.2 If not, please explain which items are not in conformity.
- 7.3 If the basis of reporting has changed over time, please explain the nature of such changes.
- 8.1 The unallocated loss adjustment expenses paid during the most recent calendar year should be distributed to the various policy years in which the policy was issued as follows: (1) 10% to the most recent policy year, (2) 20% to the next most recent policy year, (3) 10% to the succeeding policy year, (4) 5% to each of the next two succeeding policy years, and (5) the balance to all policy years, including the most recent policy year, in proportion to the amount of loss payments paid for each policy year during the most recent calendar year. Are they so reported? Yes No
- 8.2 If estimates were used prior to 1996, please explain the basis of such estimates.
9. Indicate the basis of determining claim counts:
- 9.1 Are policies having multiple claims shown in Schedule P as a single claim? Yes No
- 9.2 Are claims closed without payment removed from the claim count? Yes No
- 9.3 If the definition of claim count has changed over time, please explain the nature of such changes.
- 10.1 Have there been any portfolio reinsurance transfers or other accounting conventions that have caused a mismatch of premiums, other income, loss or ALAE? Yes No
- 10.2 If so, please explain.
- 11.1 Have there been any excess of loss or stop loss reinsurance treaties or other accounting conventions that have caused a mismatch of premiums, other income, loss or ALAE? Yes No
- 11.2 If so, please explain.
- 12.1 Have there been any major mergers or acquisitions, either with respect to an insurer or an agent, that had a material impact on operations or claims development? Yes No
- 12.2 If so, please explain.
- 13.1 Were any estimates or allocations used to complete this data request? Yes No
- 13.2 If so, please explain the nature of the estimate or allocation, the assumptions made and the data used to support your assumptions.
14. Are there any especially significant events, coverage, retention or accounting changes which have occurred which must be considered when making an analysis of the information provided? Yes No

SCHEDULE T - EXHIBIT OF PREMIUMS WRITTEN
Allocated by States and Territories

States, Etc.	1 Is Insurer Licensed ? (Yes or No)	2 Premium Rate (b)	Direct Premiums Written			6 Other Income	7 Direct Premiums Earned	8 Direct Losses Paid	9 Direct Losses Incurred	10 Direct Losses Unpaid
			3 Direct Operations	Agency Operations						
				4 Non-affiliated Agencies	5 Affiliated Agencies					
1. Alabama	AL	NO								
2. Alaska	AK	NO								
3. Arizona	AZ	NO								
4. Arkansas	AR	NO								
5. California	CA	NO								
6. Colorado	CO	NO								
7. Connecticut	CT	NO								
8. Delaware	DE	NO								
9. Dist. Columbia	DC	NO								
10. Florida	FL	YES	R	696,984		735,385	315,896	307,399	329,892	
11. Georgia	GA	NO								
12. Hawaii	HI	NO								
13. Idaho	ID	NO								
14. Illinois	IL	NO								
15. Indiana	IN	NO								
16. Iowa	IA	NO								
17. Kansas	KS	NO								
18. Kentucky	KY	NO								
19. Louisiana	LA	NO								
20. Maine	ME	NO								
21. Maryland	MD	NO								
22. Massachusetts	MA	NO								
23. Michigan	MI	NO								
24. Minnesota	MN	NO								
25. Mississippi	MS	NO								
26. Missouri	MO	NO								
27. Montana	MT	NO								
28. Nebraska	NE	NO								
29. Nevada	NV	NO								
30. New Hampshire	NH	NO								
31. New Jersey	NJ	NO								
32. New Mexico	NM	NO								
33. New York	NY	NO								
34. No. Carolina	NC	NO								
35. No. Dakota	ND	NO								
36. Ohio	OH	NO								
37. Oklahoma	OK	NO								
38. Oregon	OR	NO								
39. Pennsylvania	PA	NO								
40. Rhode Island	RI	NO								
41. So. Carolina	SC	NO								
42. So. Dakota	SD	NO								
43. Tennessee	TN	NO								
44. Texas	TX	NO								
45. Utah	UT	NO								
46. Vermont	VT	NO								
47. Virginia	VA	NO								
48. Washington	WA	NO								
49. West Virginia	WV	NO								
50. Wisconsin	WI	NO								
51. Wyoming	WY	NO								
52. American Samoa	AS	NO								
53. Guam	GU	NO								
54. Puerto Rico	PR	NO								
55. U.S. Virgin Is.	VI	NO								
56. Canada	CN	NO								
57. Aggregate Other Alien	OT	X X X								
58. Totals	(a) 1	X X X		696,984		735,385	315,896	307,399	329,892	

DETAILS OF WRITE-INS										
5701.	X X X									
5702.	X X X									
5703.	X X X									
5798. Summary of remaining write-ins for Line 57 from overflow page	X X X									
5799. Totals (Lines 5701 through 5703 plus 5798) (Line 57 above)	X X X									

(a) Insert the number of yes responses except for Canada and Other Alien.

(b) Insert "A" if gross all-inclusive rate; "R" if gross risk rate; "O" if other and indicate rate type utilized:

SCHEDULE Y - INFORMATION CONCERNING ACTIVITIES OF INSURER MEMBERS OF A HOLDING COMPANY GROUP
PART 1 - ORGANIZATIONAL CHART

		00000		74-1677330	STEWART INFORMATION SERVICES CORP -SISCO
0340	STEWART	50121	TX	74-0924290	STEWART TITLE GUARANTY COMPANY - STG (SI
0340	STEWART	50156	IL	34-0805709	NATIONAL LAND TITLE INSURANCE CO. (STG)
0340	STEWART	50725	AR	71-0560086	ARKANSAS TITLE INSURANCE COMPANY (STG)
0340	STEWART	50035	FL	65-0685696	ALLIANCE TITLE OF AMERICA (SISCO - 86%)(
		32336	VT	03-0311175	TITLE REINSURANCE COMPANY (STG)
0340	STEWART	51420	NY	76-0233294	STEWART TITLE INSURANCE COMPANY (STG)
		00000	EN	AA-1124112	STEWART TITLE LIMITED - UK (STG)
0340	STEWART	50036	OR	91-1800766	STEWART TITLE INSURNACE CO OF OREGON (ST
		00000	MX	AA-2734105	STEWART TITLE GUARANTY DE MEXIO S.A. (ST
		00000	TX	74-0923770	STEWART TITLE COMPANY GALVESTON TX - STC
		00000	TX	74-2327609	STEWART TITLE OF AUSTIN (STC)
		00000	TX	74-2783918	STEWART TITLE CORPUS CHRISTI INC. (STC)
		00000	TX	75-2258899	STEWART TITLE DALLAS INC. (STC)
		00000	OK	73-1093494	STEWART ABSTRACT OF OKLAHOMA (STC)
		00000	FL	59-1285458	STEWART TITLE OF JACKSONVILLE INC (STC)
		00000	NM	85-0446018	STEWART TITLE LLC (STC)
		00000	NM	85-0432768	SANTA FE ABSTRACT (STC)
		00000	AR	71-0798379	STEWART TITLE OF ARKANSAS (STC)
		00000	CA	95-4607898	STEWART TITLE CALIFORNIA (STC)
		00000	AZ	86-0223200	STEWART TITLE & TRUST OF PHOENIX INC (ST
		00000	MO	43-1622646	STEWART TITLE INC. (STC)
		00000	TX	76-0450977	STEWART MORTGAGE INFORMATION CO (STC)
		00000	FL	59-3138251	TAMPA CYPRESS PARTNERS (STC)
		00000	TX	74-1959294	LANDATA INC. (STC)
		00000	BZ	52-2028987	LANDATA OF BELIZE (STC)
		00000	DE	74-2803466	LANDATA GROUP INC (STC)
		00000	FL	59-3667114	SOUTHERN TITLE HOLDING (STC)
		00000	CA	68-0166273	ONLINE DOCUMENTS INC. (STC)
		00000	WA	91-1202822	STEWART TITLE OF WASHINGTON (STC)
		00000	CA	57-1140281	GLOBE EXPLORER (STC)
		00000	MT	81-0529591	STEWART TITLE OF MONTANTA (STC)
		00000	CA	94-1311451	CALIFORNIA LAND TITLE OF MARIN (STC)
		00000	AR	71-0858758	ULTIMA CORP (STC)
		00000	TX	65-1223112	STEWART REALTY SOLUTIONS (STC)
		00000	TN	62-0947657	FIRST DATA SYSTEMS (STC)
		00000	TX	74-2334790	REI DATA
		00000	PL	99-9999999	STEWART INTERNATIONAL SPOLKA Z ORGANICZONA (STC)
		00000	TX	20-1820620	STARTEX (STC)

**SCHEDULE Y - INFORMATION CONCERNING ACTIVITIES OF INSURER MEMBERS OF A HOLDING COMPANY GROUP
PART 1 - ORGANIZATIONAL CHART**

SCHEDULE Y (continued)

PART 2 - SUMMARY OF INSURER'S TRANSACTIONS WITH ANY AFFILIATES

1 NAIC Company Code	2 Federal ID Number	3 Names of Insurers and Parent, Subsidiaries or Affiliates	4 Shareholder Dividends	5 Capital Contributions	6 Purchases, Sales or Exchanges of Loans, Securities, Real Estate, Mortgage Loans or Other Investments	7 Income/ (Disbursements) Incurred in Connection with Guarantees or Undertakings for the Benefit of any Affiliate(s)	8 Management Agreements and Service Contracts	9 Income/ (Disbursements) Incurred Under Reinsurance Agreements	10 *	11 Any Other Material Activity Not in the Ordinary Course of the Insurer's Business	12 Totals	13 Reinsurance Recoverable/ (Payable) on Losses and/or Reserve Credit Taken/ (Liability)
50121 50035	74-0924290 65-0685696	STEWART TITLE GUARANTY COMPANY ALLIANCE TITLE OF AMERICA, INC.						60,894 (60,894)			60,894 (60,894)	
9999999	Control Totals								XXX			

5 4

SUPPLEMENTAL EXHIBITS AND SCHEDULES INTERROGATORIES

The following supplemental reports are required to be filed as part of your annual statement filing. However, in the event that your company does not transact the type of business for which the special report must be filed, your response of **NO** to the specific interrogatory will be accepted in lieu of filing a "NONE" report and a bar code will be printed below. If the supplement is required of your company but is not being filed for whatever reason enter **SEE EXPLANATION** and provide an explanation following the interrogatory questions.

	<u>Response</u>
MARCH FILING	
1. Will Schedule SIS (Stockholder Information Supplement) be filed with the state of domicile by March 1?	NO
2. Will the Supplemental Compensation Exhibit be filed with the state of domicile by March 1?	YES
3. Will an actuarial opinion be filed by March 1?	YES
APRIL FILING	
4. Will Management's Discussion and Analysis be filed by April 1?	YES
5. Will the Supplemental Schedule of Business Written by Agency be filed by April 1?	YES
6. Will the Investment Risks Interrogatories be filed by April 1?	YES
JUNE FILING	
7. Will an audited financial report be filed by June 1?	YES

Explanation:

LESS THAN 100 STOCKHOLDERS, NOT REQUIRED

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Bar code:



50035200442000000

OVERFLOW PAGE FOR WRITE-INS

CASH FLOW WORKPAPERS	1 Current Year	2 Prior Year
Cash from Operations		
Premiums Collected Net of Reinsurance		
1.1 Statement of Income Line 1.1 current Year		
1.2 Assets Line 12.1, 12.2, 12.3 Current Year Col 1		
Assets Line 13.2 Current Year Col 1		
Assets Line 13.3 Current Year Col 1		
Assets Line 12.1, 12.2, 12.3, Previous Year Col 1		
Assets Line 13.2, Previous Year Col 1		
Assets Line 13.3, Previous Year Col 1		
1.2 Total		
1.3 Liabilities Line 11, Current Year		
Liabilities Line 11, Previous Year		
1.3 Total		
1.4 Adjustment		
1.5 Total of 1.1 - 1.2 + 1.3 + 1.4 (Line 1 of Cash Flow)		8,220,048
Net Investment of Income		
2.1 Statement of Income Line 9, Current Year		
2.2 Assets Line 11, Current Year Col. 1		
Assets Line 19, Current Year Col. 1		
Assets Line 11, Previous Year Col. 1		
Assets Line 19, Previous Year Col. 1		
2.2 Total		
2.3 Liabilities Line 6, Current Year		
Liabilities Line 7, Current Year		
Liabilities Line 16, Current Year		
Liabilities Line 6, Previous Year		
Liabilities Line 7, Previous Year		
Liabilities Line 16, Previous Year		
2.3 Total		
2.4 Amortization of Premium from Investment Worksheet (B8 +S8 + M9 + O9)		
2.5 Accrual of Discount from Investment Worksheet (B9 + S9 + M5 + O5)		
2.6 Depreciation Expense (Included in 2.1)		
2.7 Adjustment		
2.8 Total of 2.1 - 2.2 + 2.3 + 2.4 - 2.5 + 2.6 + 2.7 (Line 2 of Cash Flow)		41,882
Miscellaneous income		
3.1 Statement of Income Line 1.2 + 1.3 + 2 + 12, Current Year		
3.2 Assets Line 13.2, Current Year Col. 1 (in part not included in Line 1.2 above)		
Assets Line 13.3, Current Year Col. 1 (in part not included in Line 1.2 above or 7.2 below)		
Assets Line 13.2, Previous Year Col. 1 (in part not included in Line 1.2 above)		
Assets Line 13.3, Previous Year Col. 1 (in part not incl.in Line 1.2 above or 7.2 below)		
3.2 Total		
3.3 Adjustment		
3.4 Total of 3.1 - 3.2 + 3.3 (Line 3 of Cash Flow)		(2,775)
4. Total (Lines 1 through 3)		8,259,155
Benefit and loss related payments		
5.1 Statement of Income Line 4, Current Year		
Statement of Income Line 23, Current Year		
5.1 Total		
5.2 Assets Line 13.1, Current Year Col. 1		
Assets Line 13.1, Previous Year Col. 1		
5.2 Total		
5.3 Liabilities Line 1, Current Year		
Liabilities Line 2, Current Year		
Liabilities Line 3, Current Year		
Liabilities Line 4, Current Year		
Liabilities Line 1, Previous Year		
Liabilities Line 2, Previous Year		
Liabilities Line 3, Previous Year		
Liabilities Line 4, Previous Year		
5.3 Total		
5.4 Adjustment		
5.5 Total of 5.1 + 5.2 - 5.3 + 5.4 (Line 5 of Cash Flow)		453,223
Net transfers to Separate Accts., Segregated Accts. and Protected Cell Accts.		
6. Net transfers to Separate Accts., Segregated Accts. and Protected Cell Accts. (Line 6 of Cash Flow)		
Commissions, expenses paid and aggregate write-ins for deductions		
7.1 Statement of Income Line 4 Current Year		
Statement of Income Line 5 Current Year		
Statement of Income Line 6 Current Year		
7.1 Total		
7.2 Assets Line 13.3 Current Year Col. 1 (in part for comm. & expense allowance due)		
Assets Line 14 Current Year Col. 1		
Assets Line 16 Current Year Col. 1		
Assets Line 13.3 Previous Year Col. 1 (in part for comm. & expense allowance due)		
Assets Line 14 Previous Year Col. 1		
Assets Line 16 Previous Year Col. 1		
7.2 Total		
7.3 Liabilities Line 5, Current Year		
Liabilities Line 6, Current Year (in part for amts not included in line 2.3 above)		
Liabilities Line 7, Current Year (in part for amts not included in line 2.3 above)		
Liabilities Line 5, Previous Year		
Liabilities Line 6, Previous Year (in part for amts not included in line 2.3 above)		
Liabilities Line 7, Previous Year (in part for amts not included in line 2.3 above)		
7.3 Total		
7.4 Depreciation Expense (included in 7.1)		
7.5 Adjustment		
7.6 Total of 7.1 + 7.2 - 7.3 - 7.4 + 7.5 (Line 7 of Cash Flow)		6,634,078

CASH FLOW WORKPAPERS (continued)	1 Current Year	2 Prior Year
Dividends paid to policyholders		
8. Dividends paid to policyholders (Line 8 of Cash Flow)		
Federal and foreign income taxes paid (recovered)		
9.1 Statement of Income Line 14, Current Year		
Statement of Income Line 10, Current Year Tax Amount included		
Statement of Income Line 18, Current Year Tax Amount included		
Statement of Income Line 19, Current Year		
Statement of Income Line 20, Current Year		
9.1 Total		
9.2 Assets Line 15.1, Current Year		
Assets Line 15.2, Current Year		
Assets Line 15.1, Previous Year		
Assets Line 15.2, Previous Year		
9.2 Total		
9.3 Liabilities Line 8.1, Current Year		
Liabilities Line 8.2, Current Year		
Liabilities Line 8.1, Previous Year		
Liabilities Line 8.2, Previous Year		
9.3 Total		
9.4 Total of 9.1 + 9.2 - 9.3 (Line 9 of Cash Flow) \$	0	net of tax on capital gains (losses)
10. Total (Lines 5 through 9)		255,654
11. Net cash from operations (Line 4 minus Line 10)		7,342,955
		916,200
Cash from Investments		
Bonds		
B1. Change in net admitted assets For Bonds Asset Line 1 Col 3, Current Year		
Change in net admitted assets For Bonds Asset Line 1 Col 3, Previous Year		
B1. Total		
B2. Change in assets nonadmitted for Bonds Asset Line 1 Col 2, CY		
Change in assets nonadmitted for Bonds Asset Line 1 Col 2, PY		
B2. Total		
B3. Sum of B1 + B2		
B4. Acquisition (Sch D Verify L 2 in pt) (L 13.1 of Cash Flow) (Sch D Pt 3, L 6099999, C 7)		
B5. Increase (decrease) by Adj (Sch D Verify L 3 in pt) (L 3.1 + Sch D Pt 4, L 6099999, C 14)		
Increase (decrease) by Adj (Sch D Verify L 6 in pt) (L 6.1 + Sch D Pt 4, L 6099999, C 15)		
B5. Total		
B6. Realized Gain (Loss)(Sch D Verify L 4 in pt) (Sch D Pt 4, L 6099999, C 19)		
B7. Consideration of Sale (Sch D Verify L 5 in pt) (L 12.1 of Cash Flow) (Sch D Pt 4, L 6099999, C 7)		
B8. Amortization of Premium (Exh of Net Inc, Footnote A, Col 2)		
B9. Accrual of Discount (Exh of Net Inc, Footnote A, Col 1)		
B10. Other amt increases(decreases) - combine incr. with B4 & decr. B7 for reporting)		
B11. Total of B4 + B5 + B6 - B7 - B8 + B9 + B10		
B3 - B11(If diff is not = 0, identify diff and add to amts in app. lines or B10)		
12.1 Bonds		203,457
Stocks		
S1. Change in net admitted assets for Stocks Asset Line 2.1 Col 3 CY		
Change in net admitted assets for Stocks Asset Line 2.2 Col 3 CY		
Change in net admitted assets for Stocks Asset Line 2.1 Col 3 PY		
Change in net admitted assets for Stocks Asset Line 2.2 Col 3 PY		
S1. Total		
S2. Change in assets nonadmitted for Stocks Asset Line 2.1 Col 2 CY		
Change in assets nonadmitted for Stocks Asset Line 2.2 Col 2 CY		
Change in assets nonadmitted for Stocks Asset Line 2.1 Col 2 PY		
Change in assets nonadmitted for Stocks Asset Line 2.2 Col 2 PY		
S2. Total		
S3. Sum of S1 + S2		
S4. Acquisition (Sch D Verify L 2 in pt) (L 13.2 of Cash Flow) (Sch D Pt 3, L 7399999, C 7)		
S5. Increase (decrease) by Adj (Sch D Verify L 3 in pt) (L 3.2 + L3.3 + Sch D Pt 4, L 7399999, C 14)		
Increase (decrease) by Adj (Sch D Verify L 6 in pt) (L 6.2 + L6.3 + Sch D Pt 4, L 7399999, C 15)		
S5. Total		
S6. Realized Gain (Loss) (Sch D Verify L 4 in pt) (Sch D Pt 4, L 7399999, C 19)		
S7. Consideration of Sale (Sch D Verify L 5 in pt) (L 12.2 of Cash Flow) (Sch D Pt 4, L 7399999, C 7)		
S8. Amortization of Premium (Exh of Net Inc, Footnote B, Col 2)		
S9. Accrual of Discount (Exh of Net Inc, Footnote B, Col 1)		
S10. Other amt increases(decreases) - combine incr. with S4 & decr. S7 for reporting)		
S11. Total of S4 + S5 + S6 - S7 - S8 + S9 + S10		
S3 - S11(If diff is not = 0, identify diff and add to amts in app. lines or S10)		
12.2 Stocks		
Reconciliation of Bonds and Stocks to Schedule D Verification Between Years		
Line 2. Cost of Bonds and Stocks acquired = B4 + S4		
Line 3. Increase (Decrease) by adjustment + Line 6. Foreign Exc = B5 + S5		
Line 4. Total Gains (Losses) = B6 + S6		
Line 5. Consideration for Bonds & Stocks & Stock Disposed = B7 + S7		

CASH FLOW WORKPAPERS (continued)	1 Current Year	2 Prior Year
Mortgage Loans		
M1. Change in net admitted assets for Mortgages Asset Line 3.1 Col 3 CY		
Change in net admitted assets for Mortgages Asset Line 3.2 Col 3 CY		
Change in net admitted assets for Mortgages Asset Line 3.1 Col 3 PY		
Change in net admitted assets for Mortgages Asset Line 3.2 Col 3 PY		
M1. Total		
M2. Change in assets nonadmitted for Mortgages Asset Line 3.1 Col 2 CY		
Change in assets nonadmitted for Mortgages Asset Line 3.2 Col 2 CY		
Change in assets nonadmitted for Mortgages Asset Line 3.1 Col 2 PY		
Change in assets nonadmitted for Mortgages Asset Line 3.2 Col 2 PY		
M2. Total		
M3. Sum of M1 + M2		
Schedule B Verification Between Years		
M4. Line 2.1 and 2.2. Amount loaned during period (Line 13.3 of Cash Flow)		
M5. Line 3. Accrual of discount and mortgage interest points and fees		
M6. Line 4. Increase(decrease) by adjustment		
Line 8. Increase(decrease) by Foreign exchange		
Line 10. Change in valuation allowance CY		
Line 10. Change in valuation allowance PY		
M6. Total		
M7. Line 5. Realized Gain (Loss)		
M8. Line 6. Amount Paid (Line 12.3 Cash Flow)		
M9. Line 7. Amortization of Premium		
M10. Other amt increases(decreases) - combine incr. with M4 & decr. M8 for reporting)		
M11. Total of M4 + M5 + M6 + M7 - M8 - M9 + M10		
M3 - M11 (If diff is not = 0, identify diff and add to amts in app. lines or M10)		
12.3 Mortgage loans		
Real Estate		
R1. Change in net admitted assets for Real Estate Asset Line 4.1 Col 3 CY		
Change in net admitted assets for Real Estate Asset Line 4.2 Col 3 CY		
Change in net admitted assets for Real Estate Asset Line 4.3 Col 3 CY		
Change in net admitted assets for Real Estate Asset Line 4.1 Col 3 PY		
Change in net admitted assets for Real Estate Asset Line 4.2 Col 3 PY		
Change in net admitted assets for Real Estate Asset Line 4.3 Col 3 PY		
R1. Total		
R2. Change in assets nonadmitted for Real Estate Asset Line 4.1 Col 2 CY		
Change in assets nonadmitted for Real Estate Asset Line 4.2 Col 2 CY		
Change in assets nonadmitted for Real Estate Asset Line 4.3 Col 2 CY		
Change in assets nonadmitted for Real Estate Asset Line 4.1 Col 2 PY		
Change in assets nonadmitted for Real Estate Asset Line 4.2 Col 2 PY		
Change in assets nonadmitted for Real Estate Asset Line 4.3 Col 2 PY		
R2. Total		
R3. Sum of R1 + R2		
Schedule A Verification Between Years		
R4. Line 2.1 + 2.2 Increase(decrease) by adjustment		
Line 6.1 + 6.2 Increase(decrease) by Foreign Exchange		
Line 9. Change in valuation allowance CY		
Line 9. Change in valuation allowance PY		
R4. Total		
R5. Line 3. Cost of Acquired		
Line 4.1 and 4.2 Cost of Additions and Improvements		
R5. Total (Line 13.4 Cash Flow)		
R6. Line 5. Realized Gain (Loss)		
R7. Line 7. Amounts Received on sale (Line 12.4 Cash Flow)		
R8. Other amt increases(decreases) - combine incr. with R5 & decr. R7 for reporting)		
R9. Total of R4 + R5 + R6 - R7 + R8		
R3 - R9 (If diff is not = 0, identify diff and add to amts in app. lines or R8)		
12.4 Real estate		
Other invested assets		
O1. Change in net admitted assets for Other Invested Assets Asset Line 7 Col 3 CY		
Change in net admitted assets for Other Invested Assets Asset Line 7 Col 3 PY		
O1. Total		
O2. Change in assets nonadmitted for Other Invested Assets Asset Line 7 Col 2 CY		
Change in assets nonadmitted for Other Invested Assets Asset Line 7 Col 2 PY		
O2. Total		
O3. Total of O1 + O2		
Schedule BA Verification Between Years		
O4. Line 2.1 + 2.2 Cost of Acquisition (Line 13.5 Cash Flow)		
O5. Line 3. Accrual of Discount		
O6. Line 4. Increase (decrease) by adjustment		
Line 8. Increase (decrease) Foreign Exchange		
Line 10. Change in valuation allowance CY		
Line 10. Change in valuation allowance PY		
O6. Total		
O7. Line 5. Realized Gain (Loss)		
O8. Line 6. Amount Paid on Account (Line 12.5 Cash Flow)		
O9. Line 7. Amortization of Premium		
O10. Other amt increases(decreases) - combine incr. with O4 & decr. O8 for reporting)		
O11. Total of O4 + O5 + O6 + O7 - O8 - O9 + O10		
O3 - O11 (If diff is not = 0, identify diff and add to amts in app. lines or O10)		
12.5 Other invested assets		

CASH FLOW WORKPAPERS (continued)	1 Current Year	2 Prior Year
Policy Loans and Premium Notes		
P1. Change in net admitted assets for Contract Loans, Policy Loans Asset Line 6 Col 3 CY		
Change in net admitted assets for Contract Loans, Policy Loans Asset Line 6 Col 3 PY		
P1. Total		
P2. Change in assets nonadmitted for Contract Loans, Policy Loans Asset Line 6 Col 2 CY		
Change in assets nonadmitted for Contract Loans, Policy Loans Asset Line 6 Col 2 PY		
P2. Total		
P3. Total of P1 + P2		
P4. Increase (Decrease) by adjustment		
P5. Net Increase (Decrease) in Amt Paid and Recvd (Line 14 Cash Flow)		
P6. Realized Gain (Loss)		
P7. Other amt increases (decreases) - combine incr. & decr. with line P5 for reporting		
P8. Total of P4 + P5 + P6 + P7		
P3 - P8 (If diff is not = 0, identify diff and add to amts in app. lines or P7)		
Aggregate Write-ins for Invested Assets		
W1. Change in net admitted assets for Aggr. Write-ins for Invested Assets Asset Line 9 Col 3 CY		
Change in net admitted assets for Aggr. Write-ins for Invested Assets Asset Line 9 Col 3 PY		
W1. Total		
W2. Change in assets nonadmitted for Aggr. Write-ins for Invested Assets Asset Line 9 Col 2 CY		
Change in assets nonadmitted for Aggr. Write-ins for Invested Assets Asset Line 9 Col 2 PY		
W2. Total		
W3. Total of W1 + W2		
W4. Increase (Decrease) by adjustment		
W5. Net Increase (Decrease) in Amt Paid and Recvd (Cash Flow Line 12.7 if decr Line 13.6 if Incr)		
W6. Realized Gain (Loss)		
W7. Other amt increases (decreases) - combine incr. & decr. with line W5 for reporting		
W8. Total of W4 + W5 + W6 + W7		
W3 - W8 (If diff is not = 0, identify diff and add to amts in app. lines or W7)		
Receivable (Payable) for Securities		
X1. Change in net admitted assets for Receivable for Securities Asset Line 8 Col 3 CY		
Change in net admitted assets for Receivable for Securities Asset Line 8 Col 3 PY		
X1. Total		
X2. Change in assets nonadmitted for Receivable for Securities Asset Line 8 Col 2 CY		
Change in assets nonadmitted for Receivable for Securities Asset Line 8 Col 2 PY		
X2. Total		
X3. Net Change in Payable for Securities Liabilities Line 19 CY		
Net Change in Payable for Securities Liabilities Line 19 PY		
X3. Total		
X4. Total of X1 + X2 - X3 (rpt. absolute value Line 12.7 if decr and Line 13.6 if incr.)		
Reconcile Unrealized Capital Gains (Losses)		
RU7. Capital and Surplus Account Statement of Income Line 18 (in part excluding tax) CY		
Capital and Surplus Account Statement of Income Line 19 (in part excluding tax) CY		
RU7. Total		
RU8. Increase (Decrease) by adjustment from Investment WS (B5 + S5 + M6 + R4 + O6 + P4 + W4)		
RU9. Increase (Decrease) on Cash and Short-term Inv. (Line 12.6 of Cash Flow) (Exh. Cap Gains Ln 6 Col. 3)		
RU10. Depreciation (included in Line 8 and Rept. on Line 2.6 Cash from Operations WS)		
RU11. Total of RU7 - RU8 - RU9 + RU10 (amt should = 0, if not = 0 balance should be reported as cash from investment misc. on Line 12.7 if incr. on Lne 13.6 if decrease)		
Reconcile Realized Capital Gains (Losses)		
RR12. Statement of Income Line 10 CY before transfer to IMR and before taxes		
RR13. Realized Gains (Losses) by adjustment from Investment WS (B6 + S6 + M7 + R6 + O7 + P6 + W6)		
RR14. Gains (Losses) on Cash and Short-term Investments - Exhibit of Capital Gains (Losses) Line 6 Column 1 + Column 2 (Line 12.6 of Cash Flow)		
RR15. Total of RR12 - RR13 - RR14 (amt should = 0, if not = 0 balance should be reported as cash from investment misc. on Line 12.7 if incr. on Line 13.6 if decrease)		
12.6 Net gains or (losses) on cash, cash equivalents and short-term investments (Line RU9 + Line RR14)		
12.7 Miscellaneous proceeds (W5 (dec.) + X4 (dec.) + RU11 (inc.)+ RR15 (inc.))		
12.8 Total investment proceeds (Lines 12.1 to 12.7)		203,457
13. Cost of investments acquired (long-term only):		
13.1 Bonds (B4)		
13.2 Stocks (S4)		
13.3 Mortgage loans (M4)		
13.4 Real estate (R5)		
13.5 Other invested assets (O4)		
13.6 Miscellaneous applications (W5 (inc.) + X4 (inc.) + RU11 (dec.) + RR15 (dec.))		
13.7 Total investments acquired (Lines 13.1 to 13.6)		
14. Net increase (decrease) in policy loans and premium notes (P5)		
15. Net cash from investments (Line 12.8 minus Line 13.7 minus Line 14)		203,457

CASH FLOW WORKPAPERS (continued)		1 Current Year	2 Prior Year
Cash from Financing and Miscellaneous Sources			
Cash Provided (Applied)			
Surplus Notes, Capital Notes			
F1.1	Change in Surplus Notes - Liabilities Line 26 CY		
	Change in Surplus Notes - Liabilities Line 26 PY		
F1.1	Total		
F1.3	Adjustment		
F1.4	Total of F1.1 + F1.3 (Line 16.1 of Cash Flow)		
Capital and paid in surplus, less treasury stock			
F2.1	Change in Capital - Liabilities Line 23 CY		
	Change in Capital - Liabilities Line 24 CY		
	Change in Capital - Liabilities Line 23 PY		
	Change in Capital - Liabilities Line 24 PY		
F2.1	Total		
F2.2	Change in Paid in Surplus - Liabilities Line 27 CY		
	Change in Paid in Surplus - Liabilities Line 27 PY		
F2.2	Total		
F2.3	Change in Treasury Stock - Liabilities Line 29.1 and 29.2 CY		
	Change in Treasury Stock - Liabilities Line 29.1 and 29.2 PY		
F2.3	Total		
F2.4	Transfer from Unassigned Surplus to Lines included in F2.1		
	Transfer from Unassigned Surplus to Lines included in F2.2		
F2.4	Total		
F2.5	Adjustment		
F2.6	Total of F2.1 + F2.2 - F2.3 - F2.4 + F2.5 (Line 16.2 of Cash Flow)		
Borrowed Money			
F3.1	Change in Borrowed Money - Liabilities Line 9 CY		
	Change in Borrowed Money - Liabilities Line 9 PY		
F3.1	Total		
F3.2	Adjustment		
F3.3	Total of F3.1 + F3.2 (Line 16.3 of Cash Flow)		(82,417)
	16.4 Net deposits on deposit-type contracts and other insurance liabilities		
Dividends to stockholders			
F5.1	Dividends to Stockholders - Capital & Surplus Line 28		
F5.2	Change in Dividends to Stockholders - Liabilities Line 10 CY		
	Change in Dividends to Stockholders - Liabilities Line 10 PY		
F5.2	Total		
F5.3	Total of F5.1 - F5.2 (Line 16.5 of Cash Flow)		
Other cash provided (applied)			
F6.1	Aggregate Write-ins for Gains (Losses) to Surplus - Capital & Surplus Line 30 CY		
F6.2	Change in Misc. Liabilities - Liabilities Line 13 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 14 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 17 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 18 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 20 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 22 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 25 CY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 13 PY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 14 PY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 17 PY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 18 PY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 20 PY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 22 PY (for amts not more approp. in other lines)		
	Change in Misc. Liabilities - Liabilities Line 25 PY (for amts not more approp. in other lines)		
F6.2	Total		
F6.3	Change in Misc. Assets - Assets Line 17 Col. 1 CY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 18 Col. 1 CY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 20 Col. 1 CY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 21 Col. 1 CY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 22 Col. 1 CY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 23 Col. 1 CY (in part for amts not included in line 5.2 above)		
	Change in Misc. Assets - Assets Line 17 Col. 1 PY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 18 Col. 1 PY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 20 Col. 1 PY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 21 Col. 1 PY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 22 Col. 1 PY (in part for amts not included elsewhere)		
	Change in Misc. Assets - Assets Line 23 Col. 1 PY (in part for amts not included in line 5.2 above)		
F6.3	Total		
F6.4	Transfer From Unassigned Surplus to Lines included in F6.2		
F6.5	Depreciation (included in Line 7.4 from Cash From Operations WS)		
F6.6	Adjustment		
F6.7	Total of F6.1 + F6.2 - F6.3 - F6.4 + F6.5 + F6.6 (Line 16.6 of Cash Flow)		
16.6	Other cash provided (applied) (Line F6.7 + RN4 (below))		2,933
17.	Net cash from financing and miscellaneous sources (Lines 16.1 to 16.4 minus Line 16.5 plus Line 16.6)		(79,484)

CASH FLOW WORKPAPERS (continued)	1 Current Year	2 Prior Year
Reconcile Change in Liability in Reinsurance in Unauthorized Companies		
RL1. Change in Liability for Reins. Unauthorized Co.- Capital & Surplus (Page 4) Line 22 CY		
RL2. Change in Liability for Reins. Unauthorized Co.- Liabilities (Page 3) Line 15 CY		
Change in Liability for Reins. Unauthorized Co.- Liabilities (Page 3) Line 15 PY		
RL2. Total		
RL3. Total of 1 - 2 (amount should = 0, if not 0 should be rept. as adjustment on appropriate line)		
Reconcile nonadmitted assets		
RN1. Capital and Surplus Account Line 21 CY		
RN2. Change in nonadmitted Assets Total Line 26 Col 2 CY		
Change in nonadmitted Assets Total Line 26 Col 2 PY		
Adjustment for amounts reported in unrealized capital gains (losses) Capital and Surplus Line 18 CY		
RN3. Other adjustments		
RN4. Total of 1 + 2 + 3 (amount should = 0, if not 0 should be rept. as cash from financing on line 16.6)		
Reconcile changes in accounting:		
RA1. Capital and Surplus Account (Page 4) Line 25 CY		
RA2. Allocate all amounts due to change in accounting to the appropriate section of worksheet		
Reconciliation of Cash and Short-term Investments		
18. Net change in cash and short-term investments (Line 11, plus Lines 15 and 17)		1,040,173
19. Cash and short-term investments:		
19.1 Beginning of year	3,938,336	2,898,163
19.2 End of year (Line 18 plus Line 19.1)	3,938,336	3,938,336

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

20.0001.		
20.0002.		
20.0003.		

SCHEDULE D - PART 1

Showing All Long-Term BONDS Owned December 31 of Current Year

1 CUSIP Identification	2 Description	Codes			6 NAIC Designation	7 Actual Cost	Fair Value		10 Par Value	11 Book/ Adjusted Carrying Value	Change in Book/Adjusted Carrying Value				Interest					Dates	
		3 *	4 F o r e i g n	5 Bond CHAR			8 Rate Used To Obtain Fair Value	9 Fair Value			12 Unrealized Valuation Increase/ (Decrease)	13 Current Year's (Amort- ization)/ Accretion	14 Current Year's Other Than Temporary Impairment Recognized	15 Total Foreign Exchange Change in B./A.C.V.	16 Rate of	17 Effective Rate of	18 How Paid	19 Admitted Amount Due & Accrued	20 Gross Amt. Rec. During Year	21 Acquired	22 Maturity
312912-LU-0	FHLMC SERIES 1391 CLASS D				1FE	3,270	100.35	5,840	5,820	5,116		117			6.000	8.330	MTLY	30	214	06/13/2001	10/15/2022
312908-E7-7	FHLMC SERIES 1217 CLASS L				1FE	79,399	103.13	78,473	76,090	78,889		(107)			8.000	7.570	MTLY	524	5,996	05/11/2001	11/15/2018
2799999	Subtotal - Defined Multi-Class Residential Mortgage-Backed Securities					82,669	X X X	84,313	81,910	84,005		10			X X X	X X X	X X X	554	6,210	X X X	X X X
3199999	Subtotals - Special Revenue					82,669	X X X	84,313	81,910	84,005		10			X X X	X X X	X X X	554	6,210	X X X	X X X
5699999	Total Bonds - Defined Multi-Class Residential Mortgage-Backed Securities					82,669	X X X	84,313	81,910	84,005		10			X X X	X X X	X X X	554	6,210	X X X	X X X
6099999	Total Bonds					82,669	X X X	84,313	81,910	84,005		10			X X X	X X X	X X X	554	6,210	X X X	X X X

8 0 8

SCHEDULE D - PART 4

Showing all Long-Term Bonds and Stocks SOLD, REDEEMED or Otherwise DISPOSED OF During Current Year

1 CUSIP Ident- ification	2 Description	3 F o r e i g n	4 Disposal Date	5 Name of Purchaser	6 Number of Shares of Stock	7 Consid- eration	8 Par Value	9 Actual Cost	10 Prior Year Book/ Adjusted Carrying Value	Change in Book/Adjusted Carrying Value					16 Book/ Adjusted Carrying Value at Disposal Date	17 Foreign Exchange Gain (Loss) on Disposal	18 Realized Gain (Loss) on Disposal	19 Total Gain (Loss) on Disposal	20 Bond Interest/ Stock Dividends Received During Year	21 Maturity Date
										11 Unrealized Valuation Increase/ (Decrease)	12 Current Year (Amort- ization)/ Accretion	13 Current Year's Other Than Temporary Impairment Recognized	14 Total Change in B./A.C.V. (11+12-13)	15 Total Foreign Exchange Change in B./A.C.V.						
312908-E7-7	FHLMC SERIES 1217 CLASS L		12/15/2004	PRINCIPAL RECEIPT		2,871	2,871.00	2,875	2,875			(4)	(4)		2,871			217	11/15/2018	
312912-LU-0	FHLMC SERIES 1391 CLASS D		12/15/2004	PRINCIPAL RECEIPT		3,530	3,530.00	3,348	3,348			182	182		3,530			232	10/15/2022	
3133T3-RN-0	FHLMC SERIES 1653 CLASS D		10/15/2004	PRINCIPAL RECEIPT		3,502	3,502.00	3,502	3,502						3,502			96	01/15/2024	
0399999	Subtotal - Bonds - U.S. Governments				X X X	9,903	9,903.00	9,725	9,725			178	178		9,903			545	X X X	
6099997	Subtotal - Bonds - Part 4				X X X	9,903	9,903.00	9,725	9,725			178	178		9,903			545	X X X	
6099999	Total - Bonds				X X X	9,903	9,903.00	9,725	9,725			178	178		9,903			545	X X X	
7499999	Totals					9,903	X X X	9,725	9,725			178	178		9,903			545	X X X	

E 1 2

SCHEDULE DA - PART 1

Showing all SHORT-TERM INVESTMENTS Owned December 31 of Current Year

1 Description	Codes		4 Date Acquired	5 Name of Vendor	6 Maturity Date	7 Book/ Adjusted Carrying Value	Change in Book/Adjusted Carrying Value				12 Par Value	13 Actual Cost	Interest					20 Paid for Accrued Interest
	2 Code	3 F o r e i g n					8 Unrealized Valuation Increase/ (Decrease)	9 Current Year's (Amort- ization)/ Accretion	10 Current Year's Other Than Temporary Impairment Recognized	11 Total Foreign Exchange Change in B./A.C.V.			14 Amount Due and Accrued Dec. 31 of Current Year on Bond Not in Default	15 Non-Admitted Due and Accrued	16 Rate of	17 Effective Rate of	18 How Paid		19 Gross Amount Received
FINANCIAL SQUARE MONEY MARKET PRIME OBLIGATION FUND			07/01/2003 07/01/2003	GOLD TRUST COMPANY GOLD TRUST COMPANY	12/31/2005 12/31/2005	2,115,492 623,000					2,115,492 623,000			1.820 1.800	1.820 1.800	MTLY MTLY	5,310 19,125	
8099999 Subtotal - Class One Money Market Mutual Funds						2,738,492					X X X 2,738,492			X X X	X X X	X X X	24,435	
8299999 Totals						2,738,492					X X X 2,738,492			X X X	X X X	X X X	24,435	

E 1 5

SCHEDULE E - PART 3 - SPECIAL DEPOSITS

1 Line Number	2 Type	3 Description of Deposit	4 Where Deposited and Purpose of Deposit	5 Par or Book Value	6 Statement Value (a)	7 Fair Value
FL00001	O	CASH DEPOSIT	FL DOI RES QUALIFICATION	200,351	200,351	200,351
FL99999		FLORIDA		200,351	200,351	200,351
9999997		Total - Special Deposits NOT held for the benefit of all Policyholders, Claimants, and Creditors of the Company		200,351	200,351	200,351
9999998		Total - Special Deposits held for the benefit of all Policyholders, Claimants, and Creditors of the Company		200,351	200,351	200,351
<div style="position: absolute; left: -100px; top: 50%; transform: translateY(-50%); font-weight: bold;">E 2 5</div>						
9999999		Totals		400,702	400,702	400,702

(a) Including \$ 200,351 cash and short-term investments as defined in SSAP No. 2 of the NAIC Accounting Practices and Procedures Manual.



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SUPPLEMENTAL INVESTMENT RISKS INTERROGATORIES

Due April 1
For the year ended December 31, 2004

Of The Alliance Title of America, Inc. Insurance Company
Address (City, State, Zip Code) 3401 W. CYPRESS STREET, TAMPA, FL 33607
NAIC Group Code 0340 NAIC Company Code 50035 Employer's ID Number 65-0685696

The Investment Risks Interrogatories are to be filed by April 1. They are also to be included with the Audited Statutory Financial Statements.

Answer the following interrogatories by reporting the applicable U. S. dollar amounts and percentages of the reporting entity's total admitted assets held in that category of investments.

- 1. Reporting entity's total admitted assets as reported on Page 2 of this annual statement. \$ 4,020,789
- 2. Ten largest exposures to a single issuer/borrower/investment.

	<u>1</u> Issuer	<u>2</u> Description of Exposure	<u>3</u> Amount	<u>4</u> Percentage of Total Admitted Assets
2.01	SPECIAL REVENUE-MORTGATE BACKED SECURITIES		\$ 5,116	0.127 %
2.02	SPECIAL REVENUE-MORTGATE BACKED SECURITIES		\$ 78,889	1.962 %
2.03			\$	%
2.04			\$	%
2.05			\$	%
2.06			\$	%
2.07			\$	%
2.08			\$	%
2.09			\$	%
2.10			\$	%

- 3. Amounts and percentages of the reporting entity's total admitted assets held in bonds and preferred stocks by NAIC rating.

	<u>Bonds</u>	<u>1</u>	<u>2</u>	<u>Preferred Stocks</u>	<u>3</u>	<u>4</u>
3.01	NAIC-1	\$ 84,005	2.089 %	3.07	P/RP-1	\$ %
3.02	NAIC-2	\$	%	3.08	P/RP-2	\$ %
3.03	NAIC-3	\$	%	3.09	P/RP-3	\$ %
3.04	NAIC-4	\$	%	3.10	P/RP-4	\$ %
3.05	NAIC-5	\$	%	3.11	P/RP-5	\$ %
3.06	NAIC-6	\$	%	3.12	P/RP-6	\$ %

- 4. Assets held in foreign investments:

- 4.01 Are assets held in foreign investments less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]
- 4.02 Total admitted assets held in foreign investments. \$ %
- 4.03 Foreign-currency-denominated investments. \$ %
- 4.04 Insurance liabilities denominated in that same foreign currency. \$ %

If response to 4.01 above is yes, responses are not required for interrogatories 5 - 10.

5.	Aggregate foreign investment exposure categorized by NAIC sovereign rating:	<u>1</u>	<u>2</u>
5.01	Countries rated NAIC-1	\$ %
5.02	Countries rated NAIC-2	\$ %
5.03	Countries rated NAIC-3 or below	\$ %
6.	Two largest foreign investment exposures in a single country, categorized by the country's NAIC sovereign rating:	<u>1</u>	<u>2</u>
	Countries rated NAIC-1:		
6.01	Country:	\$ %
6.02	Country:	\$ %
	Countries rated NAIC-2:		
6.03	Country:	\$ %
6.04	Country:	\$ %
	Countries rated NAIC-3 or below:		
6.05	Country:	\$ %
6.06	Country:	\$ %
		<u>1</u>	<u>2</u>
7.	Aggregate unhedged foreign currency exposure	\$ %
8.	Aggregate unhedged foreign currency exposure categorized by NAIC sovereign rating:	<u>1</u>	<u>2</u>
8.01	Countries rated NAIC-1	\$ %
8.02	Countries rated NAIC-2	\$ %
8.03	Countries rated NAIC-3 or below	\$ %
9.	Two largest unhedged foreign currency exposures to a single country, categorized by the country's NAIC sovereign rating:	<u>1</u>	<u>2</u>
	Countries rated NAIC-1:		
9.01	Country:	\$ %
9.02	Country:	\$ %
	Countries rated NAIC-2:		
9.03	Country:	\$ %
9.04	Country:	\$ %
	Countries rated NAIC-3 or below:		
9.05	Country:	\$ %
9.06	Country:	\$ %
10.	Ten largest non-sovereign (i.e. non-governmental) foreign issues:	<u>3</u>	<u>4</u>
	<u>1</u>	<u>2</u>	
	Issuer	NAIC Rating	
10.01	.....	.....	..... %
10.02	.....	.....	..... %
10.03	.....	.....	..... %
10.04	.....	.....	..... %
10.05	.....	.....	..... %
10.06	.....	.....	..... %
10.07	.....	.....	..... %
10.08	.....	.....	..... %
10.09	.....	.....	..... %
10.10	.....	.....	..... %

11. Amounts and percentages of the reporting entity's total admitted assets held in Canadian investments and unhedged Canadian currency exposure:

11.01 Are assets held in Canadian investments less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]

If response to 11.01 is yes, detail is not required for the remainder of Interrogatory 11.

	<u>1</u>	<u>2</u>	
11.02 Total admitted assets held in Canadian Investments	\$	%
11.03 Canadian-currency-denominated investments	\$	%
11.04 Canadian-denominated insurance liabilities	\$	%
11.05 Unhedged Canadian currency exposure	\$	%

12. Report aggregate amounts and percentages of the reporting entity's total admitted assets held in investments with contractual sales restrictions.

12.01 Are assets held in investments with contractual sales restrictions less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]

If response to 12.01 is yes, responses are not required for the remainder of Interrogatory 12.

	<u>1</u>	<u>2</u>	<u>3</u>	
12.02 Aggregate statement value of investments with contractual sales restrictions	\$	%
Largest 3 investments with contractual sales restrictions:				
12.03	\$	%
12.04	\$	%
12.05	\$	%

13. Amounts and percentages of admitted assets held in the largest 10 equity interests:

13.01 Are assets held in equity interest less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]

If response to 13.01 above is yes, responses are not required for the remainder of Interrogatory 13.

	<u>1</u>	<u>2</u>	<u>3</u>	
	<u>Name of Issuer</u>			
13.02 .....		\$	.....	%
13.03 .....		\$	.....	%
13.04 .....		\$	.....	%
13.05 .....		\$	.....	%
13.06 .....		\$	.....	%
13.07 .....		\$	.....	%
13.08 .....		\$	.....	%
13.09 .....		\$	.....	%
13.10 .....		\$	.....	%
13.11 .....		\$	.....	%

14. Amounts and percentages of the reporting entity's total admitted assets held in nonaffiliated, privately placed equities:

14.01 Are assets held in nonaffiliated, privately placed equities less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]

If response to 14.01 above is yes, responses are not required for the remainder of Interrogatory 14.

	<u>1</u>	<u>2</u>	<u>3</u>
14.02 Aggregate statement value of investments held in nonaffiliated, privately placed equities		\$	%
Largest 3 investments held in nonaffiliated, privately placed equities:			
14.03		\$	%
14.04		\$	%
14.05		\$	%

15. Amounts and percentages of the reporting entity's total admitted assets held in general partnership interests:

15.01 Are assets held in general partnership interests less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]

If response to 15.01 is yes, responses are not required for the remainder of Interrogatory 15.

	<u>1</u>	<u>2</u>	<u>3</u>
15.02 Aggregate statement value of investments held in general partnership interests.		\$	%
Largest 3 investments in general partnership interests:			
15.03		\$	%
15.04		\$	%
15.05		\$	%

16. Amounts and percentages of the reporting entity's total admitted assets held in mortgage loans:

16.01 Are mortgage loans reported in Schedule B less than 2.5% of the reporting entity's total admitted assets? Yes [] No [X]

If response to 16.01 above is yes, responses are not required for the remainder of Interrogatory 16 and Interrogatory 17.

	<u>1</u>	<u>2</u>	<u>3</u>
	<u>Type (Residential, Commercial, Agricultural)</u>		
16.02		\$	%
16.03		\$	%
16.04		\$	%
16.05		\$	%
16.06		\$	%
16.07		\$	%
16.08		\$	%
16.09		\$	%
16.10		\$	%
16.11		\$	%

20. Amounts and percentages of the reporting entity's total admitted assets for warrants not attached to other financial instruments, options, caps, and floors:

	<u>Owned</u>		<u>Written</u>	
	<u>1</u>	<u>2</u>	<u>3</u>	<u>4</u>
20.01 Hedging	\$	%	\$	%
20.02 Income generation	\$	%	\$	%
20.03 Other	\$	%	\$	%

21. Amounts and percentages of the reporting entity's total admitted assets of potential exposure for collars, swaps, and forwards:

	<u>At Year-end</u>			<u>At End of Each Quarter</u>	
	<u>1</u>	<u>2</u>	1st Qtr <u>3</u>	2nd Qtr <u>4</u>	3rd Qtr <u>5</u>
21.01 Hedging	\$	%	\$	\$	\$
21.02 Income generation	\$	%	\$	\$	\$
21.03 Replications	\$	%	\$	\$	\$
21.04 Other	\$	%	\$	\$	\$

22. Amounts and percentages of the reporting entity's total admitted assets of potential exposure for futures contracts:

	<u>At Year-end</u>			<u>At End of Each Quarter</u>	
	<u>1</u>	<u>2</u>	1st Qtr <u>3</u>	2nd Qtr <u>4</u>	3rd Qtr <u>5</u>
22.01 Hedging	\$	%	\$	\$	\$
22.02 Income generation	\$	%	\$	\$	\$
22.03 Replications	\$	%	\$	\$	\$
22.04 Other	\$	%	\$	\$	\$



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SUPPLEMENTAL COMPENSATION EXHIBIT

(To be filed by March 1)

PART 1 - INTERROGATORIES

1. The reporting insurer is a member of a group of insurers or other holding company system: yes no. If yes, do the amounts below represent
 1) total gross compensation paid to each individual by or on behalf of all companies which are part of the group: Yes []; or 2) allocation to each insurer: Yes [].

2. Did any person while an officer, director, or trustee of the reporting entity receive directly or indirectly, during the period covered by this statement any commission on the business transactions of the reporting entity? Yes [] No [X]

3. Except for retirement plans generally applicable to its staff employees, has the reporting entity any agreement with any person, other than contracts with its agents for the payment of commissions whereby it agrees that for any service rendered or to be rendered, that he/she shall receive directly or indirectly, any salary, compensation or emolument that will extend beyond a period of 12 months from the date of the agreement? Yes [] No [X]

PART 2 - OFFICERS AND EMPLOYEES COMPENSATION

1 Name and Principal Position	2 Year	Annual Compensation			
		3 Salary	4 Bonus	5 All Other Compensation	6 Totals
	2004 2003 2002				
1. COMPANY HAS NO EMPLOYEES	2004 2003 2002				
2.	2004 2003 2002				
3.	2004 2003 2002				
4.	2004 2003 2002				
5.	2004 2003 2002				
6.	2004 2003 2002				
7.	2004 2003 2002				
8.	2004 2003 2002				
9.	2004 2003 2002				
10.	2004 2003 2002				

PART 3 - DIRECTOR COMPENSATION

1 Name and Principal Position or Occupation	2 Compensation Paid or Deferred for Services as Director	3 All Other Compensation Paid or Deferred	4 Totals
1. NONE			
2.			
3.			
4.			
5.			
6.			
7.			
8.			
9.			
10.			
11.			
12.			
13.			
14.			
15.			
16.			
17.			
18.			
19.			
20.			
21.			
22.			
23.			
24.			
25.			

