

Universal Property and Casualty Insurance Company

Analysis of Indicated Rate Level Changes by Territory - Loss Ratio Method
Form HO-3&8 - Full Coverage Policies

Territory Analysis
Sheet 1

(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)	(12)	(13)	(14)	(15)	(16)	(17)	(18)	(19)	(20)	(21)	(22)	(23)	(24)	
UPCIC Territory	County	5 Year Total Earned Premium	2018 Earned Premium	5 Year Total Trended On-Level Earned Premium	2018 Trended On-Level Earned Premium	5 Year Total Earned House Yield	2018 Earned House Yield	Inforce Policies at 12/31/2019 Total Premium	Inforce Policies at 12/31/2019 Total Policy Cnt	5 Year Total Trended and Developed Non-Catastrophe Loss & LAE	Trended and Developed Non-Catastrophe Loss & LAE Ratio	5 Year Total Provision for Non-Hurricane Catastrophe Loss & LAE Excluding Loss Assessments	5 Year Total Provision for Non-Hurricane Catastrophe Loss & LAE For Loss Assessment	Non-Hurricane Catastrophe Loss & LAE Ratio	Total Trended Ultimate Loss & LAE Ratio	Credibility	Expected Hurricane Loss & LAE	Allocated Net Cost of Reinsurance	Expected Hurricane Loss & LAE	Total Trended Ultimate Loss & LAE	Formula Territory Indicator	Assigned Territory Indicator	Credibility Weighted	
5	Monroe	\$1,812	\$535	\$1,554	\$477	395	120	786	177	3252	16.2%	\$12	30	0.8%	17.0%	9.9%		\$222	\$149.97	47.3%	64.3%	-8.4%	-8.4%	4.7%
7	Monroe	44	9	0	0	8	2	3	0	0	0.0%	0	0	0.1%	0.1%	1.5%		32	22	16.7%	16.7%	-73.9%	-50.0%	5.4%
10	Martin	46,273	9,863	41,267	8,970	16,086	3,441	10,616	3,704	7,667	18.6%	378	6	0.9%	19.5%	63.4%		3,665	2,478	57.9%	77.4%	9.6%	9.6%	8.3%
31	Miami-Dade	1,461	1,415	1,415	1,415	438	615	438	615	438	38.4%	26	0	1.0%	38.4%	7.8%		78	53	23.6%	23.6%	-11.6%	-28.1%	2.6%
31	Miami-Dade	4,145	1,960	4,004	1,109	597	156	1,252	157	798	19.9%	39	0	1.0%	20.9%	12.2%		264	179	35.4%	56.3%	-19.6%	-19.6%	23.5%
32	Miami-Dade	22,396	5,973	21,711	6,021	6,048	1,668	7,070	1,725	7,364	33.9%	365	2	1.7%	35.6%	38.9%		967	654	22.9%	58.5%	-16.4%	-16.4%	11.6%
33	Miami-Dade	13,905	4,452	13,579	4,488	4,284	1,387	4,977	1,339	8,841	43.9%	439	1	3.2%	48.7%	33.7%		414	268	42.3%	49.4%	-25.6%	-25.6%	20.2%
34	Miami-Dade	352,735	107,219	342,716	108,080	106,349	33,269	129,155	35,270	210,665	61.5%	10,453	27	3.1%	64.5%	100.0%		15,945	10,779	20.7%	85.2%	20.4%	20.4%	20.4%
35	Broward	63,705	18,963	61,829	19,115	19,318	5,894	21,281	5,925	38,975	63.0%	1,934	6	3.1%	66.2%	69.5%		3,640	2,461	27.9%	94.0%	32.6%	32.6%	31.6%
37	Broward	498,797	130,461	487,524	131,497	165,592	45,187	154,219	46,691	315,635	64.7%	15,662	46	3.2%	68.0%	100.0%		26,793	18,113	29.1%	97.1%	36.7%	36.7%	36.7%
38	Palm Beach	401,324	105,302	371,685	103,774	149,486	41,007	126,687	43,567	166,574	44.8%	8,366	46	2.2%	47.1%	100.0%		26,924	18,202	35.6%	82.1%	16.9%	16.9%	16.9%
39	Duval	39,668	8,588	38,012	8,457	30,813	6,458	9,290	6,413	18,379	48.3%	906	2	2.4%	50.7%	87.8%		1,264	854	22.8%	73.5%	4.3%	4.3%	4.5%
40	Duval	221	46	185	39	207	40	41	37	36	19.4%	2	0	1.0%	20.3%	7.2%		5	4	22.1%	42.5%	-38.6%	-38.6%	3.0%
41	Duval	3,070	634	2,752	578	1,549	323	999	311	784	28.5%	39	0	1.3%	29.9%	19.7%		154	100	36.9%	66.7%	-5.1%	-5.1%	3.1%
42	Pinellas	6,668	2,191	5,603	1,908	2,015	688	2,783	887	1,021	18.2%	50	1	0.9%	19.1%	22.4%		812	549	48.9%	68.0%	-3.4%	-3.4%	4.0%
43	Escambia	121,337	24,032	97,306	20,052	63,570	12,671	22,682	12,901	20,451	21.0%	1,008	12	1.0%	22.1%	100.0%		7,097	4,798	52.4%	74.5%	5.6%	5.6%	5.6%
46	Pinellas	20,032	4,960	15,876	4,181	8,646	2,336	5,578	2,827	3,463	21.8%	171	3	1.1%	22.9%	46.5%		1,739	1,176	52.3%	75.2%	6.5%	6.5%	6.3%
47	Hillsborough	10,765	43,549	9,630	21,417	5,074	10,926	5,403	10,236	23.5%	505	5	1.2%	24.7%	73.2%	2,883		1,949	1,949	68.9%	75.2%	-2.2%	-2.2%	0.1%
49	Orange	10,056	2,113	10,136	2,100	6,276	1,275	2,496	1,411	4,870	48.0%	240	1	2.4%	50.4%	39.6%		558	377	37.4%	87.9%	24.0%	24.0%	13.2%
50	Polk	112,773	22,242	119,633	23,419	71,700	13,330	23,222	12,111	34,972	29.2%	1,724	12	1.5%	30.7%	100.0%		6,767	4,575	48.8%	79.5%	12.5%	12.5%	12.5%
57	Brevard	20,436	4,556	14,155	3,457	6,614	1,559	5,919	2,277	1,758	12.4%	87	3	0.8%	13.1%	40.7%		1,732	1,171	49.0%	62.1%	-11.5%	-11.5%	-1.0%
62	Volusia	3,985	727	2,915	570	263	280	1,390	280	1,390	10.4%	87	3	0.8%	13.1%	40.7%		1,732	1,171	49.0%	62.1%	-11.5%	-11.5%	-1.0%
63	Volusia	19,474	3,616	14,931	3,001	7,759	2,468	3,825	2,565	189	2	1.3%	26.9%	51.9%	1,013		685	45.2%	72.1%	72.1%	2.2%	2.2%	4.1%	
64	Brevard	53,043	10,132	46,512	9,407	26,955	5,304	11,628	2,573	11,628	25.0%	573	6	1.2%	26.2%	82.1%		3,407	2,303	55.6%	81.8%	15.7%	15.7%	14.0%
80	Orange	14,139	2,996	11,559	2,492	5,596	1,491	5,149	1,377	10,886	76.9%	631	7	3.7%	68.0%	96.9%		921	618	67.9%	80.8%	13.9%	13.9%	13.9%
81	Pinellas	79,901	17,021	58,547	13,791	30,362	7,581	19,039	9,570	10,842	18.5%	534	12	0.9%	19.5%	87.1%		6,684	4,519	58.8%	78.3%	10.8%	10.8%	10.2%
90	Orange	56,678	12,683	60,112	13,353	37,587	8,241	16,446	9,563	37,217	61.9%	1,835	7	3.1%	65.0%	96.9%		3,849	2,602	39.2%	104.2%	46.6%	46.6%	45.3%
159	Hernando	893	255	157	221	533	153	389	232	263	34.7%	13	0	1.7%	36.5%	11.5%		120	81	51.8%	88.3%	24.6%	24.6%	8.3%
181	Indian River	5,080	1,222	4,038	1,038	301	130	1,222	373	1,222	18.1%	1	0	0.3%	6.0%	3.6%		9	6	36.8%	42.8%	-38.2%	-38.2%	4.6%
182	Martin	276	36	256	34	53	7	42	5	15	5.8%	1	0	0.3%	6.0%	3.6%		9	6	36.8%	42.8%	-38.2%	-38.2%	4.6%
183	Saint Lucie	2,101	326	1,711	284	584	88	279	77	295	17.2%	15	0	0.9%	18.1%	12.1%		94	64	56.5%	74.6%	5.7%	5.7%	6.1%
183	Alachua	9,747	1,913	7,727	1,557	1,836	450	2,915	405	2,915	40.5%	1,008	12	1.0%	22.1%	100.0%		371	251	33.9%	74.5%	5.6%	5.6%	5.6%
193	Calhoun	1,914	360	1,738	337	1,369	248	379	247	4,481	85.2%	73	4	4.2%	89.4%	18.5%		46	31	20.5%	109.9%	54.4%	50.0%	14.3%
292	Baker	1,988	377	1,666	330	1,478	273	351	257	551	33.1%	27	0	1.6%	34.7%	19.2%		27	18	12.8%	47.6%	-31.6%	-31.6%	-1.1%
293	Columbia	6,839	1,393	5,494	1,140	5,778	1,137	1,303	1,136	2,017	36.7%	99	0	1.8%	38.5%	38.0%		172	116	22.2%	60.7%	-13.5%	-13.5%	-1.3%
361	Broward	333	1,129	338	60	618	45	618	45	618	14.1%	8	0	2.7%	45.2%	4.4%		67	45	28.2%	42.3%	-38.9%	-38.9%	2.0%
362	Palm Beach	6,478	1,798	6,266	1,813	1,528	433	2,466	510	1,521	24.3%	75	1	1.2%	25.5%	19.5%		395	267	26.8%	52.3%	-25.0%	-25.0%	18.8%
392	Bradford	2,512	459	1,879	361	2,015	377	423	384	1,443	76.8%	71	0	3.8%	80.6%	22.4%		67	45	26.4%	107.0%	50.5%	50.0%	16.0%
392	Gadsden	4,506	973	3,662	838	4,038	859	1,013	891	1,521	41.5%	80	1	2.1%	43.6%	61.1%		106	71	17.5%	61.1%	-13.0%	-13.0%	0.1%
414	Clay	4,467	5,494	4,176	1,089	4,467	1,089	1,340	251	1,340	25.1%	12	0	59.9%	35.3%	35.3%		155	152	82.4%	82.4%	16.5%	16.5%	16.5%
493	Hamilton	1,458	302	1,255	263	1,157	226	278	210	240	19.1%	12	0	0.9%	20.0%	37.0%		23	15	13.7%	33.8%	-50.0%	-50.0%	-3.4%
511	Osceola	26,045	6,268	27,406	6,598	18,939	4,489	8,086	5,093	21,244	77.0%	1,047	4	3.8%	80.8%	68.8%		2,134	1,443	44.2%	125.0%	75.3%	75.0%	36.3%
512	Seminole	31,315	6,250	33,241	6,581	19,712	7,704	19,712	7,704	19,712	61.9%	1,835	7	3.1%	65.0%	96.9%		3,849	2,602	39.2%	104.2%	46.6%	46.6%	45.3%
531	Flagler	434	98	351	84	166	40	140	59	23	6.5%	1	0	0.3%	6.8%	6.4%		38	25	45.3%	52.0%	-25.4%	-25.4%	4.1%
532	Nassau	879	204	697	171	429	104	227	126	51	7.3%	2	0	0.4%	7.6%	13.0%		50	34	36.7%	44.3%	-36.1%	-36.1%	1.8%
533	Saint Johns	1,616	350	1,342	308	675	144	396	159	444	33.1%	22	0	1.6%	34.7%	10.4%		76	51	32.3%	67.0%	-4.8%	-4.8%	4.8%
541	Collier	14,288	2,690	12,584	2,430	13,588	2,430	719	719	1,117	75.8%	96	0	1.6%	16.2%	28.9%		1,117	758	63.7%	63.7%	13.1%	13.1%	13.1%
542	Lee	1,883	429	1,572	377	419	115	562	149	227	14.5%	11	0	0.7%	15.2%	10.2%		209	141	62.4%	77.6%	9.8%	9.8%	6.5%
551	Collier	25,586	4,779	21,973	3,819	8,503	1,436	5,600	2,555	276	3.1%	276	3	1.3%	26.8%	46.1%		1,470	994	59.9%	86.6%	22.3%	22.3%	13.6%
552	Hendry	159	85	69	168	145	33	49	15	49	47.6%	3	0	8.3%	11.1%	9.4%		80	54	35.2%	55.2%	-35.2%	-35.2%	9.4%
553	Hendry	2,946	564	2,953	578	1,505	292	581	276	1,121	38.0%	55	0	1.9%	39.9%	19.4%		284	192	82.0%	121.8%	70.9%	50.0%	14.7%
554	Lee	54,067	9,033	46,858	8,361	20,084	3,590	8,547	3,335	7,958	17.0%	392	6	0.8%	17.8%	70.9%		3,321	2,245	65.1%	83.0%	17.3%	17.3%	14.0%
555	Okeechobee	5,471	1,161	5,703	1,195	3,390	710	1,232	662	1,605	28.1%	79	1	1.4%	29.6%	29.1%		492	333	66.9%	96.5%	35.9%	35.9%	14.8%
561	Indian River	8,821	10,716	7,465	2,465	5,675	1,309	2,986	1,452	2,19														