

Table 1

REVISED

**Summary of Fannie Mae's Mortgage Purchases
For Calendar Year 2002**

	Total Mortgages Eligible To Qualify As Low- and Moder- ate-Income*	Low- And Moderate- Income Purchases*	Total Mortgages Eligible To Qualify As Geographically Targeted*	Geographically Targeted Purchases*	Total Mortgages Eligible To Qualify As Special Affordable*	Special Affordable Purchases*	All Mortgage Purchases	
							Adjusted*	Not Adjusted
Purchases of Single-Family Mortgages								
<u>Owner-Occupied 1 Unit Properties:</u>								
UPB (\$ million)	\$713,496	\$231,945	\$713,969	\$155,785	\$713,496	\$63,299	\$750,243	N/A
Number of Mortgages	4,861,582	N/A	4,868,487	N/A	4,861,582	N/A	N/A	5,205,495
Number of Units	4,861,582	1,999,521	4,868,487	1,229,369	4,861,582	670,771	5,196,328	5,205,495
<u>Owner-Occupied 2-4 Unit Properties:</u>								
UPB (\$ million)	\$19,114	\$9,800	\$19,222	\$11,461	\$19,114	\$4,548	\$19,644	N/A
Number of Mortgages	101,983	N/A	102,869	N/A	101,983	N/A	N/A	106,741
Number of Units	229,632	129,641	231,810	143,817	229,632	68,799	240,168	241,201
<u>Investor-Owned 1-4 Unit Properties:</u>								
UPB (\$ million)	\$37,451	\$23,467	\$37,668	\$16,639	\$37,451	\$10,925	\$37,676	N/A
Number of Mortgages	326,310	N/A	328,734	N/A	326,310	N/A	N/A	329,321
Number of Units	459,428	321,090	464,311	239,619	459,428	182,582	464,421	465,156
<u>Adjustments to Number of Units for:</u>								
Missing data	165,928	N/A	N/A	N/A	165,928	N/A	N/A	N/A
Bonuses	N/A	92,587	N/A	107,389	N/A	49,606	N/A	N/A
<u>Single-Family Totals:</u>								
UPB (\$ million)	\$770,061	\$265,213	\$770,859	\$183,886	\$770,061	\$78,772	\$807,563	N/A
Number of Mortgages	5,289,875	N/A	5,300,089	N/A	5,289,875	N/A	N/A	5,641,557
Number of Units (adjusted)	5,384,713	2,542,839	5,564,608	1,720,194	5,384,713	971,758	5,900,918	5,911,852
Purchases of Multifamily Mortgages								
<u>Multifamily 5-50 Unit Properties:</u>								
UPB (\$ million)	\$2,394	\$1,926	\$3,094	\$1,801	\$2,394	\$968	\$3,095	N/A
Number of Properties	3,451	N/A	4,767	N/A	3,451	N/A	N/A	4,768
Number of Units	58,277	51,654	77,513	50,254	58,277	30,394	77,535	77,535
<u>Multifamily > 50 Unit Properties:</u>								
UPB (\$ million)	\$15,119	\$12,171	\$15,183	\$5,787	\$15,119	\$5,930	\$15,183	N/A
Number of Properties	2,051	N/A	2,074	N/A	2,051	N/A	N/A	2,074
Number of Units	381,847	347,067	383,862	153,237	381,847	200,309	383,862	383,862
<u>Adjustments to number of units for:</u>								
Missing data	21,214	18,203	N/A	N/A	21,214	10,316	N/A	N/A
Bonuses	N/A	67,963	N/A	50,254	N/A	39,618	N/A	N/A
<u>Multifamily Totals:</u>								
UPB (\$ million)	\$17,513	\$14,097	\$18,277	\$7,588	\$17,513	\$6,898	\$18,278	N/A
Number of Properties	5,502	N/A	6,841	N/A	5,502	N/A	N/A	6,842
Number of Units (adjusted)	461,338	484,887	461,375	253,745	461,338	280,637	461,397	461,397
Total Purchases of Single-Family and Multifamily Mortgages								
<u>Fannie Mae's Goal Performance Percentages</u>								
Base		49.04%		30.14%		19.90%		
Total including bonuses		51.79%		32.76%		21.42%		
Multifamily Special Affordable UPB**						\$7.22 billion		
<u>Fannie Mae's Goals:</u>								
Multifamily Minimum Requirement:		50.00%		31.00%		20.00%		\$2.85 billion

Units may count toward more than one goal. On certain tables, sum of entries may not equal totals, due to rounding.

* Adjusted for REMIC weights and participations.

** For this purpose, UPB is adjusted for missing data.

Table 1A

REVISED

**Distribution of Fannie Mae's Mortgage Purchases By Unit Type and Housing Goal Status
For Calendar Year 2002**

	Total Mortgages Eligible To Qualify As Low- and Moder- ate-Income*	Low- And Moderate- Income Purchases*	Total Mortgages Eligible To Qualify As Geographically Targeted*	Geographically Targeted Purchases*	Total Mortgages Eligible To Qualify As Special Affordable*	Special Affordable Purchases*	All Mortgage Purchases	
							Adjusted*	Not Adjusted
Purchases of Single-Family Mortgages								
<u>Owner-Occupied 1 Unit Properties:</u>								
UPB (\$ Millions)	\$713,496	\$231,945	\$713,969	\$155,785	\$713,496	\$63,299	\$750,243	N/A
Number of Mortgages	4,861,582	N/A	4,868,487	N/A	4,861,582	N/A	N/A	5,205,495
Number of Units	4,861,582	1,999,521	4,868,487	1,229,369	4,861,582	670,771	5,196,328	5,205,495
<u>Owner-Occupied 2-4 Unit Properties:</u>								
UPB (\$ Millions)	\$19,114	\$9,800	\$19,222	\$11,461	\$19,114	\$4,548	\$19,644	N/A
Number of Mortgages	101,983	N/A	102,869	N/A	101,983	N/A	N/A	106,741
Number of Owner-Occupied Units	102,081	47,004	102,869	62,717	102,081	21,073	106,301	106,741
Number of Rental Units	127,551	82,636	128,941	81,100	127,551	47,726	133,867	134,460
<u>Investor-Owned 1-4 Unit Properties:</u>								
UPB (\$ Millions)	\$37,451	\$23,467	\$37,668	\$16,639	\$37,451	\$10,925	\$37,676	N/A
Number of Mortgages	326,310	N/A	328,734	N/A	326,310	N/A	N/A	329,321
Number of Units	459,428	321,090	464,311	239,619	459,428	182,582	464,421	465,156
<u>Total Single-Family:</u>								
UPB (\$ Millions)	\$770,061	\$265,213	\$770,859	\$183,886	\$770,061	\$78,772	\$807,563	N/A
Number of Mortgages	5,289,875	N/A	5,300,089	N/A	5,289,875	N/A	N/A	5,641,557
Number of Units	5,550,642	2,450,252	5,564,608	1,612,805	5,550,642	922,152	5,900,918	5,911,852
Purchases of Multifamily Mortgages								
<u>Properties of 5-50 Units</u>								
UPB (\$ Millions)	\$2,394	\$1,926	\$3,094	\$1,801	\$2,394	\$968	\$3,095	N/A
Number of Mortgages	3,431	N/A	4,747	N/A	3,431	N/A	N/A	4,748
Number of Properties	3,451	N/A	4,767	N/A	3,451	N/A	N/A	4,768
Number of Units	58,277	51,654	77,513	50,254	58,277	30,394	77,535	77,535
<u>Properties of 51 or More Units</u>								
UPB (\$ Millions)	15,119	\$12,171	\$15,183	\$5,787	\$15,119	\$5,930	\$15,183	N/A
Number of Mortgages	1,931	N/A	1,954	N/A	1,931	N/A	N/A	1,954
Number of Properties	2,051	N/A	2,074	N/A	2,051	N/A	N/A	2,074
Number of Units	381,847	347,067	383,862	153,237	381,847	200,309	383,862	383,862
Total Purchases of Single-Family and Multifamily Mortgages								
UPB (\$ Millions)	\$787,575	\$279,310	\$789,137	\$191,474	\$787,575	\$85,670	\$825,841	N/A
Number of Units	5,990,766	2,848,973	6,025,983	1,816,296	5,990,766	1,152,855	6,362,315	6,373,249

Units may count toward more than one goal. On certain tables, sum of entries may not equal totals, due to rounding.

All figures in this table are unadjusted for missing data or bonus points.

* Adjusted for REMIC weights and participations (consistent with 24 CFR 81.16(c)(4))

Table 1B

**Missing Data Adjustments Including Rent Estimation*
For Calendar Year 2002**

	Total Mortgages Eligible To Qualify As Low- and Moder- ate-Income	Low- And Moderate- Income Purchases	Total Mortgages Eligible To Qualify As Special Affordable	Special Affordable Purchases
Purchases of Single-Family Mortgages				
<u>Owner-Occupied Units in 1-4 Unit Properties:</u>				
Number of Eligible Missing-data Units**	39,333	N/A	39,333	N/A
1% Cap	49,637	N/A	49,637	N/A
Adjusted Number of Units	4,924,330	N/A	4,924,330	N/A
<u>Rental Units in Owner-Occ. 2-4 Unit Properties::</u>				
Number of Units with Missing Data	33,532	N/A	33,532	N/A
Adjusted Number of Units	94,019	N/A	94,019	N/A
<u>Units in Investor-Owned 1-4 Unit Properties:</u>				
Number of Units with Missing Data	93,064	N/A	93,064	N/A
Adjusted Number of Units	366,364	N/A	366,364	N/A
<u>Total Single-Family Units:</u>				
Adjusted Number of Units	5,384,713	N/A	5,384,713	N/A
Purchases of Multifamily Mortgages				
<u>Units in Multifamily Properties</u>				
Number of Units with Missing Data	21,251	N/A	21,251	N/A
Units Where Rent Estimation is Not Possible	37	N/A	37	N/A
Units Where Rent Estimation is Possible	21,214	18,203	21,214	10,316
Of which: Units in 5-50 unit properties	19,199	16,309	19,199	9,224
Units in 51+ unit properties	2,015	1,894	2,015	1,092
5% Cap	23,070	-	23,070	-
Missing data adjustment	--	-	--	-
<u>Apportionment of adjustment by property size</u>				
<u>Units in properties with 5-50 units:</u>				
Applicable portion of missing data adjustment	--	16,309	--	9,224
Adjusted Number of Units	--	67,963	--	39,618
Adjusted UPB	N/A	N/A	N/A	\$1,262
<u>Units in properties with more than 50 units:</u>				
Applicable portion of missing data adjustment	--	1,894	--	1,092
Adjusted Number of Units	--	348,961	--	201,401
Adjusted UPB	N/A	N/A	N/A	\$5,963
<u>Multifamily totals</u>				
Adjusted Number of Units	461,338	416,924	461,338	241,019
Adjusted UPB	N/A	N/A	N/A	\$7,225

* All figures in this table are adjusted for REMIC weights and participations (consistent with 24 CFR 81.16(c)(4)).

** Units with missing data located in census tracts with median income less than or equal to area median income according to the most recent decennial census.

Table 1C

**Housing Goal Results
Including Missing-Data Adjustments and Bonus Points
For Calendar Year 2002***

	Total Mortgages Eligible To Qualify As Low- and Moder- ate-Income	Low- And Moderate- Income Purchases	Total Mortgages Eligible To Qualify As Geographically Targeted	Geographically Targeted Purchases	Total Mortgages Eligible To Qualify As Special Affordable	Special Affordable Purchases
Purchases of Single-Family Mortgages						
Owner-Occupied 1 Unit Properties:						
Number of Units	--	1,999,521	--	1,229,369	--	670,771
Owner-Occupied 2-4 Unit Properties:						
Number of Units	--	129,641	--	143,817	--	68,799
60% of five-year average	--	37,054	--	36,428	--	19,193
Adjusted Number of Units	--	222,228	--	251,206	--	118,405
Investor-Owned 1-4 Unit Properties:						
Number of Units	--	321,090	--	239,619	--	182,582
Total Single-Family:						
Number of Units	5,384,713	2,542,839	5,564,608	1,720,194	5,384,713	971,758
Purchases of Multifamily Mortgages						
5-50 Unit Properties						
Number of Units	--	135,926	--	100,508	--	79,236
UPB (\$ Millions)	--	N/A	--	N/A	--	1,262
Properties of 51 or More Units						
Number of Units	--	348,961	--	153,237	--	201,401
UPB (\$ Millions)	--	N/A	--	N/A	--	5,963
Total Multifamily:						
Number of Units	461,338	484,887	461,375	253,745	461,338	280,637
Total Purchases of Single-Family and Multifamily Mortgages						
Number of Units	5,846,051	3,027,726	6,025,983	1,973,939	5,846,051	1,252,395
Fannie Mae's Mortgage Purchases Meeting Housing Goals:		51.79%		32.76%		21.42% \$7.22 billion
Fannie Mae's Goals: Multifamily Minimum Requirement:		50.00%		31.00%		20.00% \$2.85 billion

* All figures in this table are adjusted for REMIC weights and participations (consistent with 24 CFR 81.16(c)(4)).

Table 2

Distribution Of Owner-Occupied Units*
Financed By Single-Family Mortgages Purchased By Fannie Mae
By Income Class Of Mortgagor(s)
For Calendar Year 2002

Mortgagor's Income Relative To Area Median Income	Qualifying Low- and Moderate-Income Purchases	Qualifying Geographically Targeted Purchases	Qualifying Special Affordable Purchases	Total Mortgages Acquired
<u>Income No More Than 50% of Median Income</u>				
\$ UPB (Millions)	\$28,041	\$10,519	\$27,891	\$29,704
Number of Units	335,234	136,854	333,204	355,398
Portion of Goal:	16.38%	10.59%	48.16%	
Portion of Total Acquired:				6.70%
<u>Income More Than 50% But No More Than 60% of Median Income</u>				
\$ UPB (Millions)	\$27,508	\$9,188	\$27,346	\$27,915
Number of Units	272,867	97,607	271,100	277,391
Portion of Goal:	13.33%	7.55%	39.19%	
Portion of Total Acquired:				5.23%
<u>Income More Than 60% But No More Than 80% of Median Income</u>				
\$ UPB (Millions)	\$81,020	\$24,086	\$9,306	\$82,012
Number of Units	695,631	221,468	87,540	705,862
Portion of Goal:	33.99%	17.14%	12.65%	
Portion of Total Acquired:				13.31%
<u>Income More Than 80% But No More Than 100% of Median Income</u>				
\$ UPB (Millions)	\$98,634	\$25,496		\$99,814
Number of Units	742,794	206,601		754,168
Portion of Goal:	36.30%	15.99%		
Portion of Total Acquired:				14.22%
<u>Income More Than 100% But No More Than 120% of Median Income</u>				
\$ UPB (Millions)		\$22,417		\$100,156
Number of Units		166,888		688,426
Portion of Goal:		12.92%		
Portion of Total Acquired:				12.98%
<u>Income More Than 120% of Median Income</u>				
\$ UPB (Millions)		\$64,868		\$390,201
Number of Units		427,421		2,254,220
Portion of Goal:		33.08%		
Portion of Total Acquired:				42.51%
<u>Missing</u>				
\$ UPB (Millions)		\$4,342		\$29,376
Number of Units		35,248		267,677
Portion of Goal:		2.73%		
Portion of Total Acquired:				5.05%
<u>All Income Levels**</u>				
\$ UPB (Millions)	\$235,203	\$160,915	\$64,544	\$759,178
Number of Units	2,046,526	1,292,087	691,844	5,303,141
Portion of Goal:	100.00%	100.00%	100.00%	
Portion of Total Acquired:				100.00%

* Includes owner-occupied units of single-family 2-4 units properties, but not the rental units in such properties.

** Includes missing.

Table 3

Distribution Of Rental Units*
Financed By Single-Family Mortgages Purchased By Fannie Mae
By Affordability of Rent
For Calendar Year 2002

	Qualifying Low- and Moderate-Income Purchases	Qualifying Geographically Targeted Purchases	Qualifying Special Affordable Purchases	Total Mortgages Acquired
<u>Affordable At No More Than 50% of Median Income</u>				
\$ UPB (Millions)	\$5,719	\$3,198	\$5,703	\$5,723
Number of Units	102,103	63,642	101,767	102,180
Portion of Goal:	25.29%	19.84%	44.19%	
Portion of Total Acquired:				17.08%
<u>Affordable At More Than 50% But No More Than 60% of Median Income</u>				
\$ UPB (Millions)	\$5,444	\$2,953	\$5,428	\$5,447
Number of Units	85,824	49,353	85,540	85,886
Portion of Goal:	21.26%	15.39%	37.14%	
Portion of Total Acquired:				14.35%
<u>Affordable At More Than 60% But No More Than 80% of Median Income</u>				
\$ UPB (Millions)	\$11,459	\$5,640	\$3,097	\$11,466
Number of Units	143,923	75,328	43,001	144,030
Portion of Goal:	35.65%	23.49%	18.67%	
Portion of Total Acquired:				24.07%
<u>Affordable At More Than 80% But No More Than 100% of Median Income</u>				
\$ UPB (Millions)	\$7,388	\$3,072		\$7,392
Number of Units	71,876	32,179		71,923
Portion of Goal:	17.80%	10.03%		
Portion of Total Acquired:				12.02%
<u>Affordable At More Than 100% But No More Than 120% of Median Income</u>				
\$ UPB (Millions)		\$1,345		\$3,629
Number of Units		12,410		29,976
Portion of Goal:		3.87%		
Portion of Total Acquired:				5.01%
<u>Affordable At More Than 120% Of Median Income</u>				
\$ UPB (Millions)		\$1,234		\$3,536
Number of Units		11,507		26,717
Portion of Goal:		3.59%		
Portion of Total Acquired:				4.47%
<u>Missing</u>				
\$ UPB (Millions)		\$5,529		\$11,192
Number of Units		76,300		137,589
Portion of Goal:		23.79%		
Portion of Total Acquired:				23.00%
<u>All Income Levels**</u>				
\$ UPB (Millions)	\$30,010	\$22,971	\$14,228	\$48,385
Number of Units	403,726	320,718	230,308	598,301
Portion of Goal:	100.00%	100.00%	100.00%	
Portion of Total Acquired:				100.00%

* Includes rental units in single-family properties where 1 or more units are owner occupied.

** Includes missing.

Table 4

**Distribution Of Rental Units
Financed By Multifamily Mortgages Purchased By Fannie Mae
By Affordability Of Rent
For Calendar Year 2002**

	<u>Qualifying Low- and Moderate-Income Purchases</u>	<u>Qualifying Geographically Targeted Purchases</u>	<u>Qualifying Special Affordable Purchases</u>	<u>Total Mortgages Acquired</u>
<u>Affordable At No More Than 50% of Median Income</u>				
\$ UPB (Millions)	2,009	1,175	2,009	2,009
Number of Units	82,197	48,211	82,197	82,197
Portion of Goal:	20.62%	23.69%	35.63%	
Portion of Total Acquired:				17.81%
<u>Affordable At More Than 50% But No More Than 60% of Median Income</u>				
\$ UPB (Millions)	3,263	1,559	3,263	3,263
Number of Units	104,418	48,531	104,418	104,418
Portion of Goal:	26.19%	23.85%	45.26%	
Portion of Total Acquired:				22.63%
<u>Affordable At More Than 60% But No More Than 80% of Median Income</u>				
\$ UPB (Millions)	6,041	2,437	1,626	6,041
Number of Units	158,218	63,526	44,088	158,218
Portion of Goal:	39.68%	31.22%	19.11%	
Portion of Total Acquired:				34.29%
<u>Affordable At More Than 80% But No More Than 100% of Median Income</u>				
\$ UPB (Millions)	2,783	946		2,783
Number of Units	53,888	18,193		53,888
Portion of Goal:	13.52%	8.94%		
Portion of Total Acquired:				11.68%
<u>Affordable At More Than 100% But No More Than 120% Of Median Income</u>				
\$ UPB (Millions)		328		988
Number of Units		4,790		14,616
Portion of Goal:		2.35%		
Portion of Total Acquired:				3.17%
<u>Affordable At More Than 120% Of Median Income</u>				
\$ UPB (Millions)		677		2,429
Number of Units		6,211		26,787
Portion of Goal:		3.05%		
Portion of Total Acquired:				5.81%
<u>Missing</u>				
\$ UPB (Millions)		467		765
Number of Units		14,029		21,273
Portion of Goal:		6.89%		
Portion of Total Acquired:				4.61%
<u>All Income Levels*</u>				
\$ UPB (Millions)	14,097	7,588	6,898	18,278
Number of Units	398,721	203,491	230,703	461,397
Portion of Goal:	100%	100%	100%	
Portion of Total Acquired:				100.00%

* Includes missing.

Table 7

**Distribution of Fannie Mae Qualifying Single-Family Mortgage Purchases
By Race of Borrower(s) On Loan Application
For Calendar Year 2002**

	Low- and Moderate-Income	Geographically Targeted	Special Affordable	Total Mortgages Acquired
All American Indian or Alaskan Native:				
\$ UPB (Millions)	\$837	\$604	\$274	\$2,125
Number of Units	7,993	5,642	3,239	16,251
Portion of Goal:	0.33%	0.35%	0.35%	
Portion of Total Acquired:				0.28%
All Asian or Pacific Islander:				
\$ UPB (Millions)	\$13,460	\$13,657	\$3,480	\$39,344
Number of Units	96,251	88,120	32,051	228,921
Portion of Goal:	3.93%	5.46%	3.48%	
Portion of Total Acquired:				3.88%
All African American:				
\$ UPB (Millions)	\$10,271	\$10,386	\$4,412	\$21,790
Number of Units	113,340	113,539	60,832	195,478
Portion of Goal:	4.63%	7.04%	6.60%	
Portion of Total Acquired:				3.31%
All Hispanic:				
\$ UPB (Millions)	\$18,149	\$22,497	\$7,097	\$41,505
Number of Units	169,214	198,968	79,320	332,153
Portion of Goal:	6.91%	12.34%	8.60%	
Portion of Total Acquired:				5.63%
All White Non-Hispanic:				
\$ UPB (Millions)	\$168,552	\$96,269	\$47,882	\$512,814
Number of Units	1,590,904	869,740	574,553	3,739,554
Portion of Goal:	64.93%	53.93%	62.31%	
Portion of Total Acquired:				63.37%
All Other:				
\$ UPB (Millions)	\$3,611	\$2,440	\$1,040	\$10,112
Number of Units	31,832	20,393	11,662	70,855
Portion of Goal:	1.30%	1.26%	1.26%	
Portion of Total Acquired:				1.20%
Borrower, Co-Borrower Are Of Different Races:				
\$ UPB (Millions)	\$4,374	\$4,811	\$975	\$18,831
Number of Units	36,025	35,252	10,659	119,120
Portion of Goal:	1.47%	2.19%	1.16%	
Portion of Total Acquired:				2.02%
Data Not Provided by Borrower(s)				
\$ UPB (Millions)	\$44,842	\$31,383	\$13,219	\$143,349
Number of Units	394,071	262,575	145,223	1,011,459
Portion of Goal:	16.08%	16.28%	15.75%	
Portion of Total Acquired:				17.14%
Not Applicable:				
\$ UPB (Millions)	\$479	\$657	\$147	\$2,936
Number of Units	4,446	5,957	1,765	25,363
Portion of Goal:	0.18%	0.37%	0.19%	
Portion of Total Acquired:				0.43%
Data Not Provided by Loan Seller:				
\$ UPB (Millions)	\$639	\$1,183	\$246	\$14,755
Number of Units	6,176	12,620	2,847	162,288
Portion of Goal:	0.25%	0.78%	0.31%	
Portion of Total Acquired:				2.75%
Total:				
\$ UPB (Millions)	\$265,213	\$183,886	\$78,772	\$807,563
Number of Units	2,450,252	1,612,805	922,152	5,901,442
Portion of Goal:	100.00%	100.00%	100.00%	
Portion of Total Acquired:				100.00%

Table 8

**Fannie Mae's Special Affordable Housing Goal
For Calendar Year 2002**

Property Type	Units Affordable To Low-Income Families (But Not Very Low-Income) In Low-Income Areas	Units Affordable To Very Low-Income Families Which Are In Low-Income Areas	Units Affordable To Very Low-Income Families Which Are Not In Low-Income Areas	Low-Income Units in Mixed-Income / Low-Income Housing Tax Credit Projects*
Single-Family Owner-Occupied				
1-Unit Property:				
\$ UPB (Millions)	\$8,829	\$8,384	\$46,086	
Number of Units	80,591	101,108	489,072	
Single-Family Owner-Occupied Units in 2-4 Unit Property:				
\$ UPB (Millions)	\$477	\$394	\$374	
Number of Units	6,948	7,370	6,755	
Single-Family Rental Units in 2-4 Owner Occupied Property:				
\$ UPB (Millions)	\$891	\$1,031	\$1,381	
Number of Units	11,032	16,797	19,897	
Single-Family Rental Investor- Owned 1-4 Unit Property				
\$ UPB (Millions)	\$2,206	\$2,864	\$5,855	
Number of Units	31,969	59,382	91,230	
Multifamily Rental:				
\$ UPB (Millions)	\$1,168	\$1,588	\$3,684	\$612
Number of Units	30,170	60,049	126,566	18,409
Total:				
\$ UPB (Millions)	\$13,572	\$14,261	\$57,380	\$612
Number of Units	160,710	244,707	733,520	18,409

* Only units that score under the special affordable goal because the property qualifies under section 81.14(d) of the GSE rule.

Table 9

**Proportion Of Fannie Mae's Single-Family Mortgage Purchases
For First-Time Homebuyers* Relative To Total Mortgages Acquired
For Calendar Year 2002**

	Number of Mortgages	\$ UPB (Millions)	Percentage of Owner-Occupied Purchase Mortgages	
			All	Excluding Missing Data
CONVENTIONAL MORTGAGE:				
Owner-Occupied Purchase Mortgage**				
First-Time Homebuyers Under Standard Program	233,425	\$32,304	15.94%	17.04%
First-Time Homebuyers Under Special Program(s)	115,024	\$16,679	7.85%	8.40%
First-Time Homebuyers Subtotal	348,449	\$48,984	23.79%	25.44%
Repeat Home Buyer	1,021,054	\$157,494	69.72%	74.56%
Home Buyer Information Missing	95,076	\$10,366	6.49%	
Owner-Occupied Purchase Mortgage Subtotal:	1,464,579	\$216,844	100%	100%
Non-Owner-Occupied Purchases Mortgage**				
Refinance Mortgages (Excluding Second Homes)	3,490,519	\$514,802		
Second Homes (Purchase and Refinance)	149,498	\$20,884		
Second Mortgages (Not FHA Title 1)	2,276	82		
Total Conventional	5,435,580	\$790,279		
NONCONVENTIONAL MORTGAGE:				
FHA Title 1 -Second Mortgages	22	\$0		
FHA -HECMs	13,313	\$1,410		
Other FHA-Insured or VA Guaranteed	182,393	\$15,822		
RHS / FmHA	663	\$52		
Total Nonconventional	196,391	\$17,284		
Total Single-Family Mortgages	5,631,971	\$807,563		

* Fannie Mae's Selling and Servicing Guide defines a first-time homebuyer as "an individual who (1) is purchasing the security property, (2) will reside in the security property, and (3) had no ownership interest (sole or joint) in a residential property during the three-year period preceding the date of the purchase of the security property. In addition, an individual who is a displaced homemaker or single parent will also be considered a first-time homebuyer if he or she had no ownership interest in a principal residence (other than a joint ownership interest with a spouse) during the preceding three-year period."

**Excluding second homes.

Table 10

**Distribution Of Fannie Mae's Qualifying Single-Family
Mortgage Purchases By Gender Of Borrower(s)
For Calendar Year 2002**

	<u>Low- and Moderate-Income</u>	<u>Geographically Targeted</u>	<u>Special Affordable</u>	<u>Total Mortgages Acquired</u>
All Male:				
\$ UPB (Millions)	\$68,785	\$44,180	\$22,425	\$156,091
Number of Units	661,223	415,846	270,963	1,218,444
All Female:				
\$ UPB (Millions)	\$65,938	\$33,672	\$25,222	\$118,801
Number of Units	638,319	320,652	296,368	984,474
Male And Female:				
\$ UPB (Millions)	\$105,079	\$86,913	\$23,412	\$433,953
Number of Units	921,952	708,831	268,433	2,921,380
Not Applicable:				
\$ UPB (Millions)	\$565	\$610	\$161	\$3,150
Number of Units	5,039	5,362	1,817	26,143
Not Provided:				
\$ UPB (Millions)	\$23,604	\$16,533	\$7,081	\$79,099
Number of Units	210,919	140,660	78,596	572,163
Missing:				
\$ UPB (Millions)	\$1,242	\$1,978	\$471	\$16,469
Number of Units	12,800	21,453	5,974	178,838
Total:				
\$ UPB (Millions)	\$265,213	\$183,886	\$78,772	\$807,563
Number of Units	2,450,252	1,612,805	922,152	5,901,442

**Summary of Mortgage Purchases
(Percent of Units)**

All Male	26.99%	25.78%	29.38%	20.65%
All Female	26.05%	19.88%	32.14%	16.68%
Male And Female	37.63%	43.95%	29.11%	49.50%
Not Applicable	0.21%	0.33%	0.20%	0.44%
Not Provided	8.61%	8.72%	8.52%	9.70%
Missing	0.52%	1.33%	0.65%	3.03%
Total	100%	100%	100%	100%

Table 11

**Distribution Of Fannie Mae's Qualifying
Single-Family Owner-Occupied Mortgage Purchases*
By Minority Concentration of the Census Tract
For Calendar Year 2002
(Dwelling Units)**

<u>Minority Percentages Of Census Tract</u>	<u>Low- and Moderate-Income</u>	<u>Geographically Targeted</u>	<u>Special Affordable</u>	<u>Total Units Acquired</u>
Minority < 10%	1,109,410	387,605	339,896	2,874,945
10% <= Minority < 20%	402,829	167,230	129,328	1,082,220
20% <= Minority < 30%	185,722	110,640	64,974	487,845
30% <= Minority < 50%	166,237	288,098	64,483	426,165
50% <= Minority < 80%	113,156	224,530	52,483	290,349
80% <= Minority < 100%	68,959	113,294	40,640	138,865
Tract Missing / Unable to Classify	213	689	40	2,752
Total	2,046,526	1,292,087	691,844	5,303,141

* Includes owner-occupied units of single-family 2-4 unit properties, but not the rental units in such properties.

Table 12

**Distribution Of Fannie Mae's Qualifying
Rental Mortgage Purchases
By Minority Concentration of the Census Tract
For Calendar Year 2002
(Dwelling Units)**

Single-Family Rental*				
	Low- and Moderate-Income	Geographically Targeted	Special Affordable	Total Units Acquired
Minority < 10%	145,366	55,793	77,349	202,842
10% <= Minority < 20%	81,253	43,314	40,877	121,382
20% <= Minority < 30%	44,058	30,383	23,425	66,111
30% <= Minority < 50%	49,580	66,369	28,606	75,899
50% <= Minority < 80%	42,757	64,321	28,460	68,491
80% <= Minority < 100%	40,473	60,168	31,582	63,047
Tract Missing / Unable to Classify	240	370	8	529
Total:	403,726	320,718	230,308	598,301
Multifamily Rental				
	Low- and Moderate-Income	Geographically Targeted	Special Affordable	Total Units Acquired
Minority < 10%	96,994	16,370	54,616	108,233
10% <= Minority < 20%	103,842	24,966	48,095	123,541
20% <= Minority < 30%	64,419	21,701	33,405	72,582
30% <= Minority < 50%	64,841	63,387	40,325	75,476
50% <= Minority < 80%	39,080	43,789	28,049	47,582
80% <= Minority < 100%	29,435	33,278	26,103	33,851
Tract Missing / Unable to Classify	110	0	110	132
Total:	398,721	203,491	230,703	461,397

* Includes rental units in single-family properties where 1 or more units are owner-occupied.

Table 13

Distribution Of Fannie Mae's Single-Family Owner Occupied Mortgage Purchases*
Minority Percentages Of Census Tract By Income of Borrower
For Calendar Year 2002
(Dwelling Units)

	Low- and Moderate-Income	Geographically Targeted	Special Affordable	Total Mortgages Acquired
<u>Income <= 50% of MSA Median Income:</u>				
Minority < 10%	173,959	43,261	173,107	181,342
10% <= Minority < 30%	95,519	32,459	94,896	102,319
30% <= Minority < 50%	28,585	25,526	28,355	31,098
50% <= Minority < 80%	20,627	19,461	20,463	22,593
80% <= Minority < 100%	16,524	16,144	16,365	18,025
Tract Missing / Unable to Classify	20	3	17	21
Subtotal:	335,234	136,854	333,204	355,398
<u>50% < Income <= 60% of MSA Median Income:</u>				
Minority < 10%	146,478	30,899	145,721	148,486
10% <= Minority < 30%	78,138	22,865	77,563	79,651
30% <= Minority < 50%	22,504	19,579	22,310	22,974
50% <= Minority < 80%	15,784	14,627	15,656	16,113
80% <= Minority < 100%	9,937	9,634	9,827	10,142
Tract Missing / Unable to Classify	25	4	23	25
Subtotal:	272,867	97,607	271,100	277,391
<u>60% < Income <= 80% of MSA Median Income:</u>				
Minority < 10%	377,770	68,192	21,068	382,700
10% <= Minority < 30%	200,898	50,430	21,843	204,127
30% <= Minority < 50%	56,233	46,907	13,818	57,246
50% <= Minority < 80%	38,212	34,489	16,363	38,861
80% <= Minority < 100%	22,434	21,415	14,448	22,845
Tract Missing / Unable to Classify	84	36	0	84
Subtotal:	695,631	221,468	87,540	705,862
<u>80% < Income <= 100% of MSA Median Income:</u>				
Minority < 10%	411,203	63,619		417,102
10% <= Minority < 30%	213,996	44,367		217,450
30% <= Minority < 50%	58,915	46,275		59,939
50% <= Minority < 80%	38,533	33,472		39,163
80% <= Minority < 100%	20,064	18,824		20,430
Tract Missing / Unable to Classify	84	44		84
Subtotal:	742,794	206,601		754,168
<u>100% < Income <= 120% of MSA Median Income:</u>				
Minority < 10%		51,190		385,537
10% <= Minority < 30%		34,808		199,615
30% <= Minority < 50%		38,952		53,683
50% <= Minority < 80%		27,917		33,984
80% <= Minority < 100%		13,970		15,513
Tract Missing / Unable to Classify		51		93
Subtotal:		166,888		688,426
<u>120% of MSA Median Income < Income:</u>				
Minority < 10%		122,268		1,251,335
10% <= Minority < 30%		86,206		682,919
30% <= Minority < 50%		103,380		170,802
50% <= Minority < 80%		87,188		115,224
80% <= Minority < 100%		27,839		33,253
Tract Missing / Unable to Classify		540		686
Subtotal:		427,421		2,254,220
Borrower Income Missing		35,248		267,677
Total:	2,046,526	1,292,087	691,844	5,303,141

* Includes owner-occupied units of single-family 2-4 unit properties, but not the rental units in such properties.

Table 14

**Distribution Of Fannie Mae's
Single-Family And Multifamily Mortgage Housing Goal Purchases
By State And Territory
For Calendar Year 2002
(Dwelling Units)**

	Low- and Moderate-Income	Geographically Targeted	Special Affordable	Total Units Acquired
Alabama	26,508	18,812	10,385	64,862
Alaska	2,443	2,190	759	7,706
Arizona	68,261	46,395	28,757	161,741
Arkansas	12,489	13,201	4,031	35,536
California	419,081	438,785	139,276	1,060,007
Colorado	91,272	51,028	41,362	185,224
Connecticut	38,669	19,212	17,461	76,523
Delaware	8,002	2,245	3,453	17,273
Florida	175,884	95,788	64,436	403,322
Georgia	91,089	53,926	42,913	180,260
Hawaii	10,040	18,376	3,373	26,941
Idaho	11,877	6,994	4,662	26,799
Illinois	162,030	74,401	67,765	318,645
Indiana	57,344	19,782	26,422	114,550
Iowa	22,035	7,908	9,997	42,340
Kansas	20,413	6,764	7,966	47,324
Kentucky	24,036	13,923	11,440	52,463
Louisiana	24,087	24,902	8,427	73,344
Maine	7,360	3,525	1,945	21,738
Maryland	77,213	40,816	38,880	142,280
Massachusetts	96,435	59,492	36,186	213,492
Michigan	156,451	64,071	68,721	309,263
Minnesota	69,488	33,984	30,126	119,093
Mississippi	13,341	18,847	4,857	36,963
Missouri	66,367	31,611	29,748	136,086
Montana	6,075	4,318	2,125	16,556
Nebraska	13,778	4,680	5,659	28,395
Nevada	30,685	8,943	9,962	70,726
New Hampshire	18,163	7,339	5,296	42,570
New Jersey	87,306	53,008	34,836	199,627
New Mexico	10,879	15,452	4,464	28,033
New York	125,894	97,345	50,418	290,274
North Carolina	67,016	36,969	29,066	146,910
North Dakota	2,586	1,433	1,290	5,974
Ohio	105,239	42,943	48,944	214,255
Oklahoma	15,173	11,672	5,631	43,936
Oregon	35,865	25,288	12,005	89,889
Pennsylvania	75,748	32,745	27,974	184,429
Rhode Island	12,269	5,380	4,387	29,388
South Carolina	29,736	20,059	12,210	66,078
South Dakota	3,788	1,672	1,422	8,848
Tennessee	42,373	20,874	18,211	92,496
Texas	122,126	75,334	56,218	297,430
Utah	29,081	16,205	10,670	65,216
Vermont	4,027	1,804	1,223	11,839
Virginia	75,683	36,671	32,394	153,035
Washington	87,615	49,139	34,146	180,058
West Virginia	4,667	8,171	2,026	14,467
Wisconsin	76,756	31,559	30,864	154,229
Wyoming	3,606	3,242	1,461	9,190
District of Columbia	8,953	8,609	6,266	13,450
Guam	32	93	5	99
Puerto Rico	1,326	27,317	329	28,711
Virgin Islands	315	1,056	3	1,092
Other Territories	0	0	0	0
Total:	2,848,973	1,816,296	1,152,855	6,362,839 *

* The geocoding of 1,862 units did not generate a FIPST_90 code and thus have been omitted from the table.