



FORECLOSURE PREVENTION & REFINANCE REPORT

FEDERAL PROPERTY MANAGER'S REPORT

SECOND QUARTER 2023



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6.818
million
troubled
homeowners helped
during
conservatorships

33%
of loan
modifications in
2Q23 reduced
borrowers' monthly
payments by over
20%

Serious delinquency
rate decreased to
0.55%
at the end of 2Q23

REO inventory
decreased
1.2%
in the 2Q23

2Q23 Highlights -- Foreclosure Prevention

The Enterprises' Foreclosure Prevention Actions:

- The Enterprises completed 47,370 foreclosure prevention actions in the second quarter of 2023, bringing the total to 6,818,471 since the start of conservatorships in September 2008. Of these actions, 6,113,843 have helped troubled homeowners stay in their homes, including 2,655,071 permanent loan modifications.
- Initiated forbearance plans decreased to 27,738 in the second quarter from 34,749 in the first quarter of 2023. The total number of loans in forbearance at the end of the quarter was 54,109, representing approximately 0.17 percent of the total loans serviced, and 11 percent of the total delinquent loans.
- Nineteen percent of modifications in the second quarter were modifications with principal forbearance. Modifications that include extend-term only accounted for 77 percent of all loan modifications during the quarter.
- There were 193 completed short sales and deeds-in-lieu during the quarter, bringing the total to 704,628 since the conservatorships began in September 2008.

The Enterprises' Mortgage Performance:

- The 60+ days delinquency rate decreased from 0.75 percent at the end of the first quarter to 0.72 percent at the end of the second quarter of 2023, the lowest level since the pandemic.
- The Enterprises' serious (90 days or more) delinquency rate fell to 0.55 percent at the end of the second quarter. This compared with 3.71 percent for Federal Housing Administration (FHA) loans, 2.15 percent for Veterans Affairs (VA) loans, and 1.61 percent for all loans (industry average).

The Enterprises' Foreclosures:

- Foreclosure starts decreased 10 percent to 17,919 while third-party and foreclosure sales increased 2 percent to 3,783 in the second quarter.

For an interactive online map that provides state data, click on the following link:
[Fannie Mae and Freddie Mac State Borrower Assistance Map](#)

2Q23 Highlights -- Refinance Activities

- Although muted for the overall quarter, total refinance volume increased in June 2023 as mortgage rates increased in May but remained below the October peak of 6.90 percent. Mortgage rates rose in June: the average interest rate on a 30-year fixed rate mortgage increased to 6.71 percent from a May level of 6.43 percent.
- The percentage of borrowers refinancing into shorter term 15-year mortgages decreased to 11 percent in June. The average interest rate savings of a 15-year mortgage over a 30-year mortgage has been higher in 2021 through 2023 compared to previous years.

Foreclosure Prevention Activities

(Number of loans)	1Q23	2Q23
Completed Actions		
Loan Modifications *	15,500	14,420
Repayment Plans	3,069	3,302
Forbearance Plans	12,324	9,173
Charge-offs-in-lieu	158	177
Payment Deferral	27,069	20,105
Home Retention Actions	58,120	47,177
Short Sales	103	148
Deeds-in-lieu	45	45
Home Forfeiture Actions	148	193
TOTAL	58,268	47,370
Inventory (Number of loans at period end)		
Repayment Plans	7,094	8,048
Forbearance Plans	65,757	54,109

* Includes HAMP permanent modifications
Source: FHFA (Fannie Mae and Freddie Mac)

Mortgage Performance (at period end)

(Number of loans)	1Q23	2Q23
30-59 Days Delinquent	218,409	252,579
60-plus-days Delinquent	231,406	221,822
Seriously Delinquent*	186,977	172,581
Foreclosure Starts	19,809	17,919
Third-party & Foreclosure Sales	3,700	3,783
REO Inventory	11,190	11,061

(Percent of total loans serviced)	1Q23	2Q23
30-59 Days Delinquent	0.71%	0.82%
60-plus-days Delinquent	0.75%	0.72%
Seriously Delinquent*	0.60%	0.55%

* 90 days or more delinquent, or in the process of foreclosure.
Source: FHFA (Fannie Mae and Freddie Mac)

Refinance Activities

(Number of loans)	1Q23	2Q23
Total Refinances	78,445	93,952

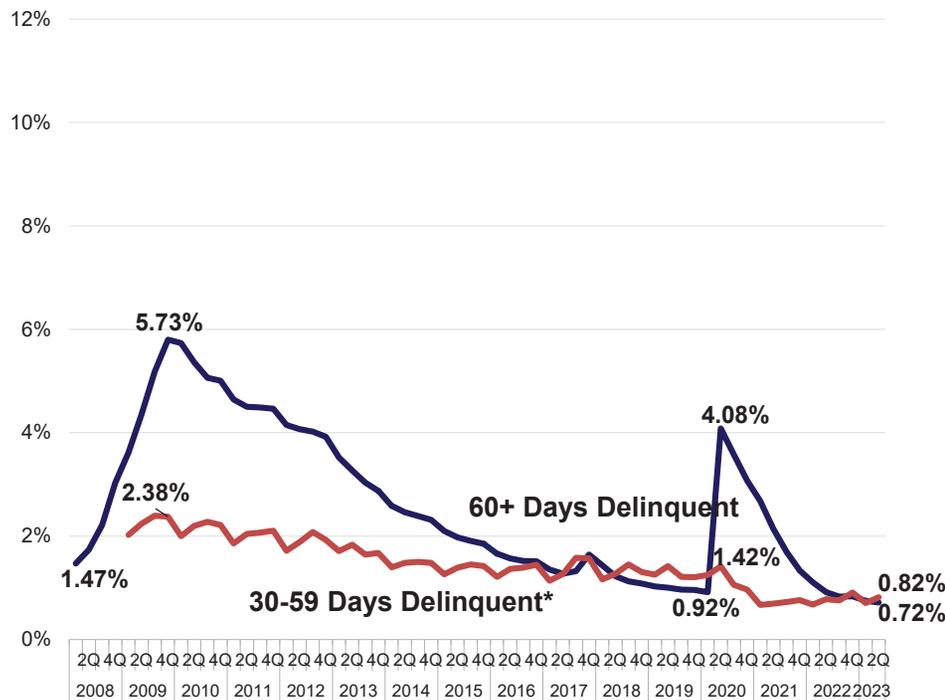
Source: FHFA (Fannie Mae and Freddie Mac)



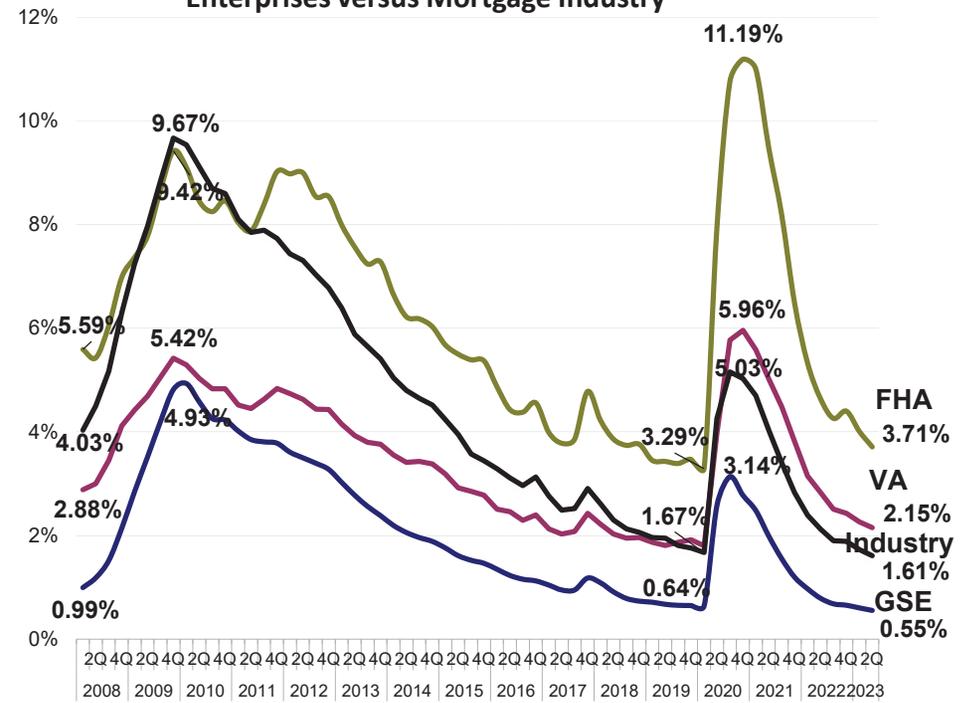
Mortgage Performance

The percentage of the Enterprises' loans that are 30-59 days delinquent increased to 0.82 percent while the 60+ days delinquency rate decreased to 0.72 percent at the end of the second quarter of 2023. The Enterprises' serious delinquency rate also dropped to 0.55 percent at the end of the quarter, the lowest level since the pandemic. This compared with 3.71 percent for Federal Housing Administration (FHA) loans, 2.15 percent for Veterans Affairs (VA) loans, and 1.61 percent for all loans (industry average).

Enterprises' Delinquency Rates



Serious Delinquency Rates**
Enterprises versus Mortgage Industry



Source: FHFA (Fannie Mae and Freddie Mac)

Source: FHFA (Fannie Mae and Freddie Mac); Mortgage Bankers Association

*2008 data not available.

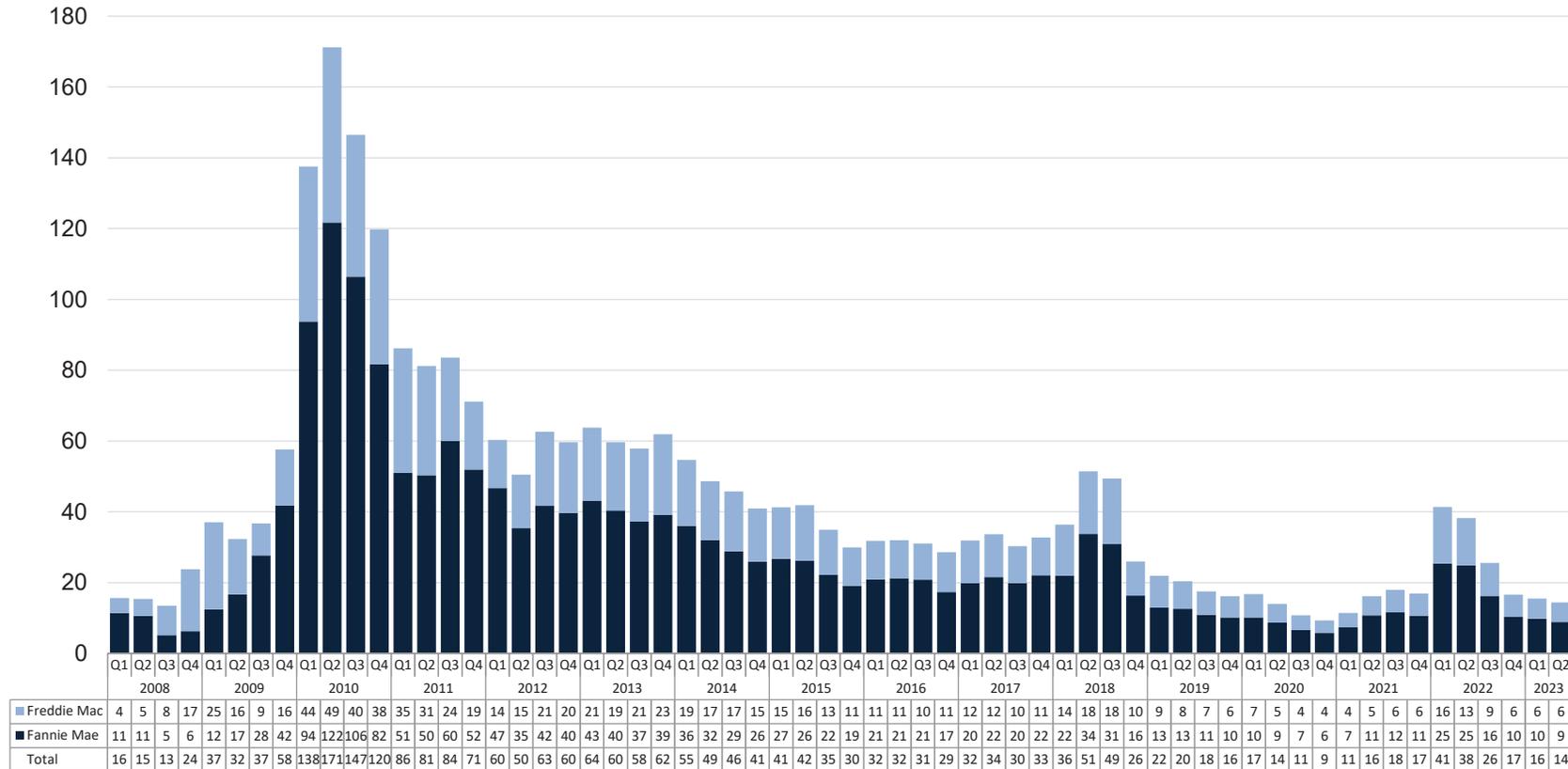
**90 days or more delinquent, or in the process of foreclosure.



Enterprises' Loan Modifications

The Enterprises completed 14,420 loan modifications in the second quarter of 2023, down from 15,500 in the first quarter. Fannie Mae's permanent loan modifications declined 10 percent to 8,881 and Freddie Mac's decreased 2 percent to 5,539 during the quarter.

Loan Modifications by Enterprise
(Number of loans in thousands)



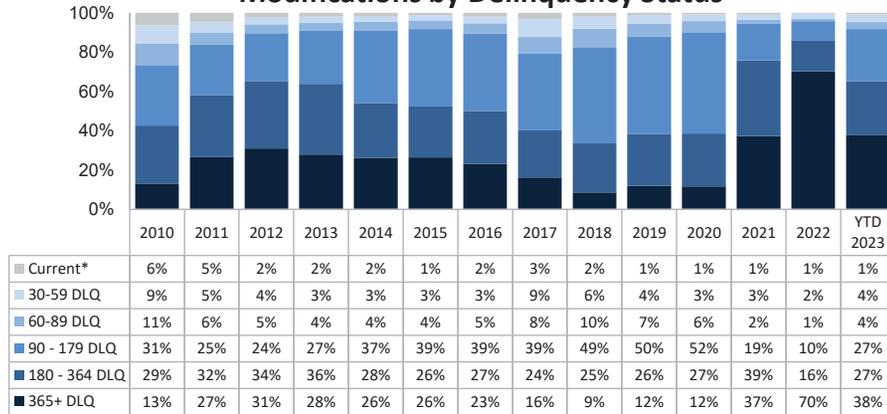
Source: FHFA (Fannie Mae and Freddie Mac)



Enterprises' Loan Modifications

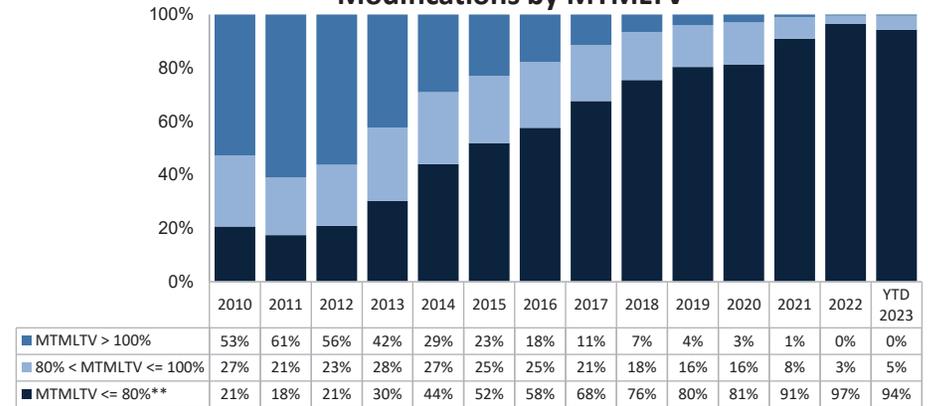
There were 29,920 permanent loan modifications in the first half of 2023. Approximately 38 percent of these loans were one or more delinquent at the time of modification, 94 percent had mark-to-market LTV<= 80%, and 16 percent were originated prior to 2009.

Modifications by Delinquency Status



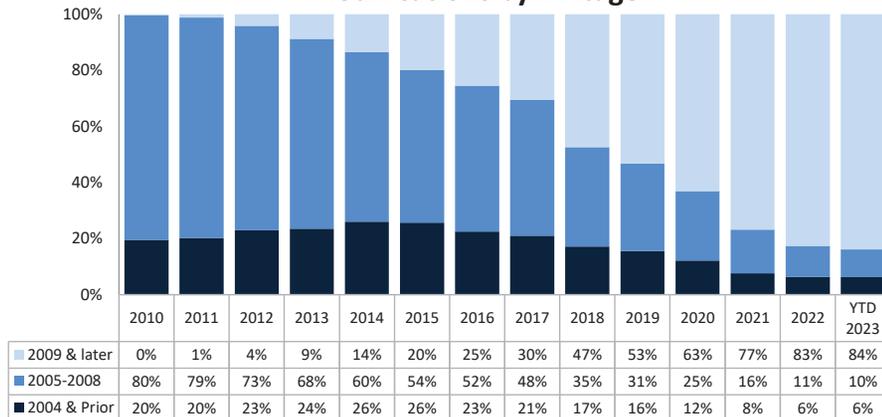
Source: FHFA (Fannie Mae and Freddie Mac)

Modifications by MTMLTV



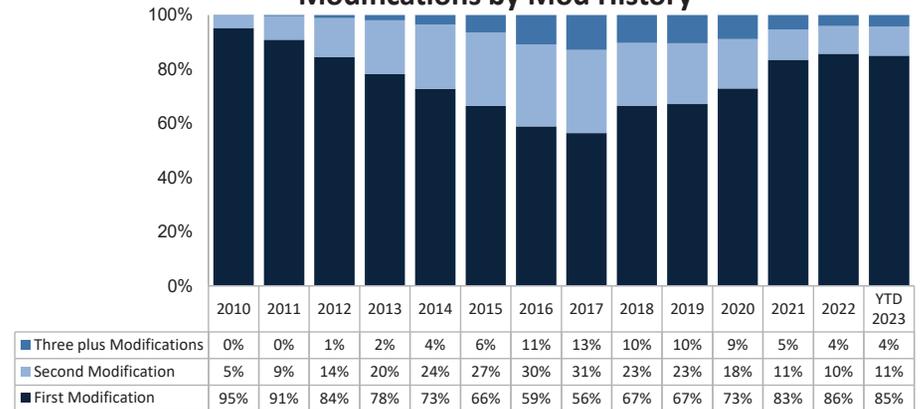
Source: FHFA (Fannie Mae and Freddie Mac)

Modifications by Vintage



Source: FHFA (Fannie Mae and Freddie Mac)

Modifications by Mod History***



Source: FHFA (Fannie Mae and Freddie Mac)

*Includes loans with missing delinquency status.

**Includes loans with missing MTMLTV data.

***Data have been revised.

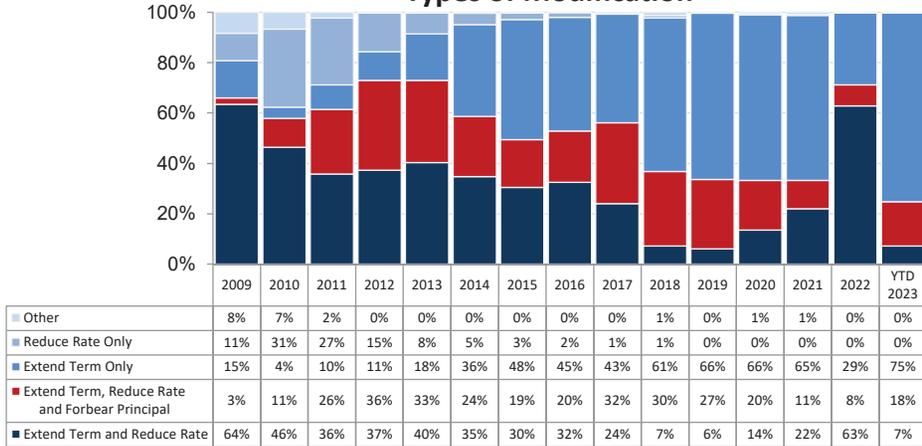


The Enterprises required mandatory implementation of Flex Modification on October 1, 2017. Flex Modification allows more borrowers to qualify for a home retention solution and targets a 20% monthly payment reduction to improve borrower success under the loan modification.

Enterprises' Loan Modifications

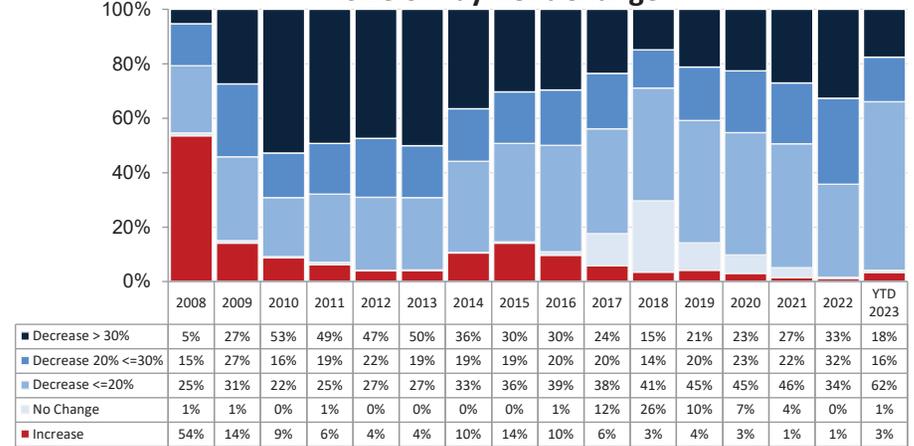
The share of the Enterprises' modifications with reduce rate and extend-term dropped to 7 percent during the first half of 2023 due to the higher mortgage rates. In an effort to provide an interest rate reduction to COVID-19 impacted borrowers, the Enterprises have removed the post-modification mark-to-market LTV threshold related to setting the modification interest rate when determining the new modified terms for a Flex Modification. Approximately 76 percent of loans modified in the fourth quarter of 2022 were current and performing, six months after modification.

Types of Modification



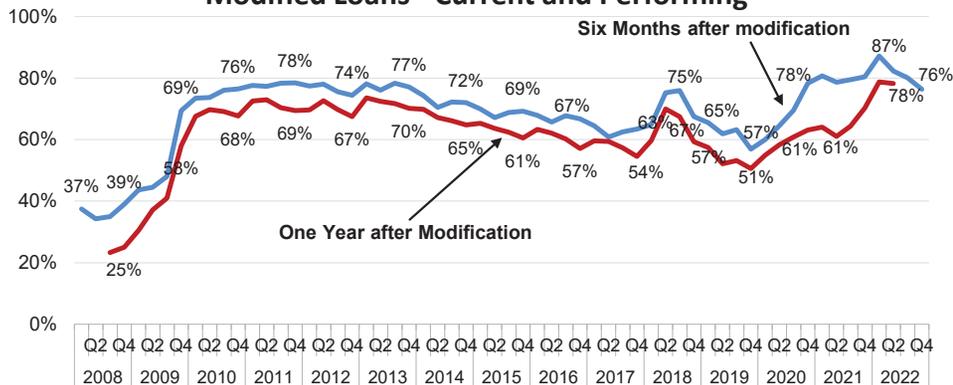
Source: FHFA (Fannie Mae and Freddie Mac)

Size of Payment Change*



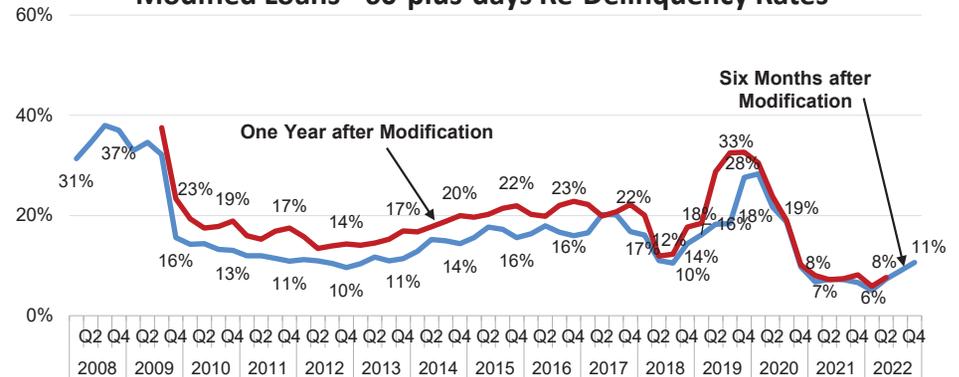
Source: FHFA (Fannie Mae and Freddie Mac)

Modified Loans - Current and Performing**



Source: FHFA (Fannie Mae and Freddie Mac)

Modified Loans - 60-plus-days Re-Delinquency Rates



Source: FHFA (Fannie Mae and Freddie Mac)

* The 2019-2021 data have been revised.

** The reported percentage at the end of each period represents the number of current loans remaining at the end of the period, divided by the total number of loan modifications, including loans that have since paid off. In 2016, the Enterprises began its Reperforming Loan (PRL) sale program. Over time, an increasing number of modified, reperforming loans will be sold through this program which will result in a lower percentage of Current and Performing loans.



The Enterprises required mandatory implementation of Flex Modification on October 1, 2017. Flex Modification allows more borrowers to qualify for a home retention solution and targets a 20% monthly payment reduction to improve borrower success under the loan modification.

Foreclosure Prevention Activity: All Actions Completed

The Enterprises completed 105,638 foreclosure prevention actions in the first half of 2023, bringing the total to 6,818,471 since the start of conservatorships in September 2008. Of these actions, 2,655,071 have been permanent loan modifications, and 3,458,772 actions have been other forms of assistance that allowed troubled homeowners to stay in their homes. In addition, 704,628 of the actions have been short sales and deeds-in-lieu which resulted in borrowers leaving their homes without going through the foreclosure process.

	2020	2021	2022	YTD Jun-2023	Conservatorship to Date ¹
Home Retention Actions					
Repayment Plans	23,881	11,534	11,045	6,371	1,014,796
Forbearance Plans	675,194	206,908	61,281	21,497	1,234,261
Charge-offs-in-lieu	954	976	577	335	20,676
HomeSaver Advance (<i>Fannie</i>)	-	-	-	-	70,178
Payment Deferral	426,557	492,076	153,054	47,174	1,118,861
Loan Modifications ²	<u>50,884</u>	<u>62,411</u>	<u>121,774</u>	<u>29,920</u>	<u>2,655,071</u>
Total	1,177,470	773,905	347,731	105,297	6,113,843
Nonforeclosure - Home Forfeiture Actions					
Short Sales	2,936	1,585	608	251	606,367
Deeds-in-lieu	<u>881</u>	<u>535</u>	<u>216</u>	<u>90</u>	<u>98,261</u>
Total	3,817	2,120	824	341	704,628
Total Foreclosure Prevention Actions	1,181,287	776,025	348,555	105,638	6,818,471

¹ Since the first full quarter in conservatorship (4Q08).

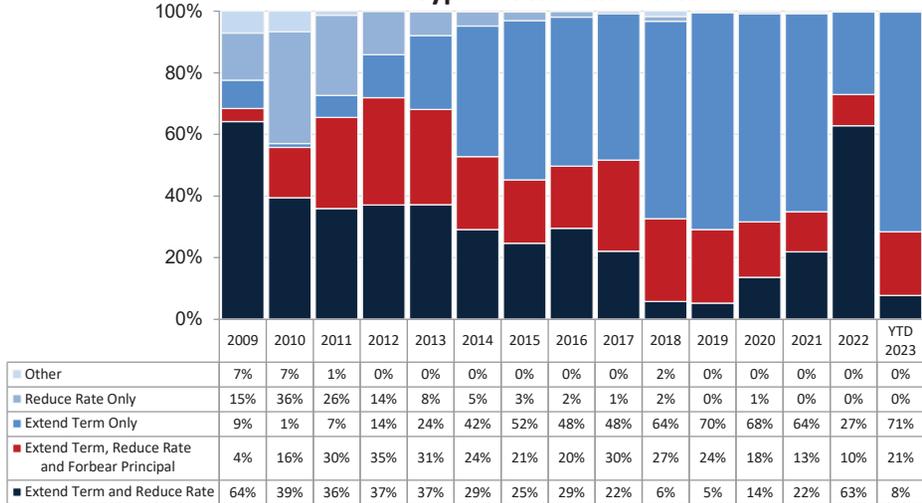
² Includes HAMP permanent modifications.

Source: FHFA (Fannie Mae and Freddie Mac)



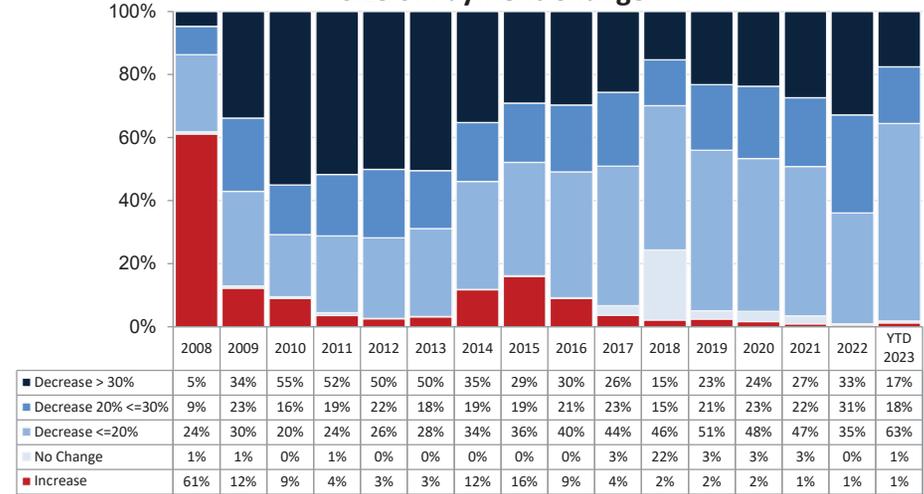
Fannie Mae's Loan Modifications

Types of Modification



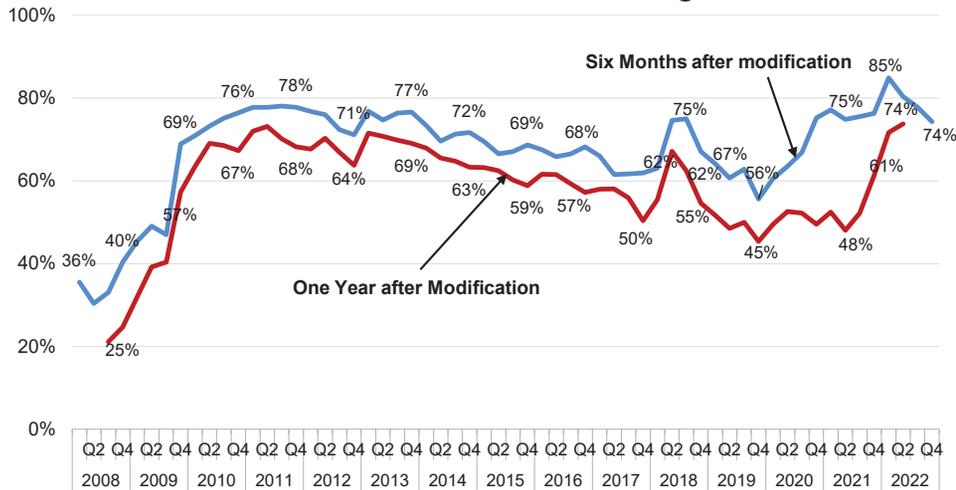
Source: FHFA (Fannie Mae and Freddie Mac)

Size of Payment Change



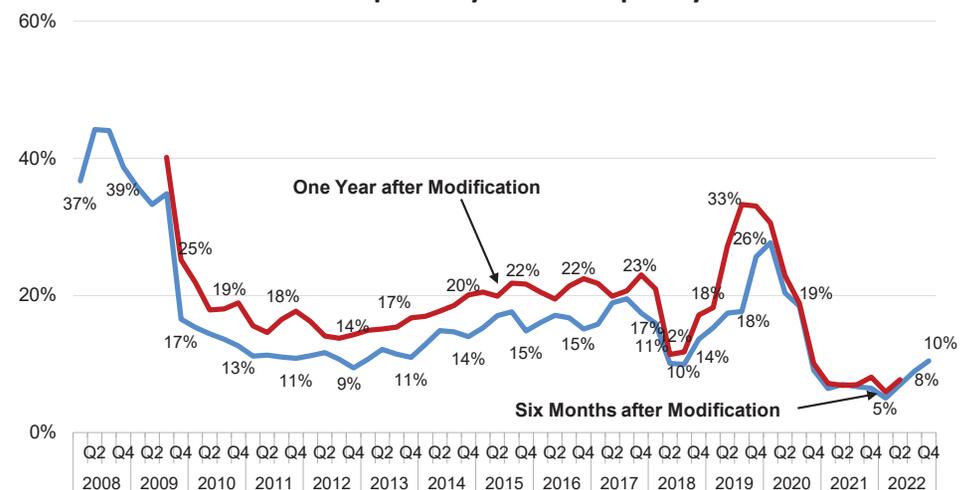
Source: FHFA (Fannie Mae and Freddie Mac)

Modified Loans - Current and Performing*



Source: FHFA (Fannie Mae and Freddie Mac)

Modified Loans - 60-plus-days Re-Delinquency Rates



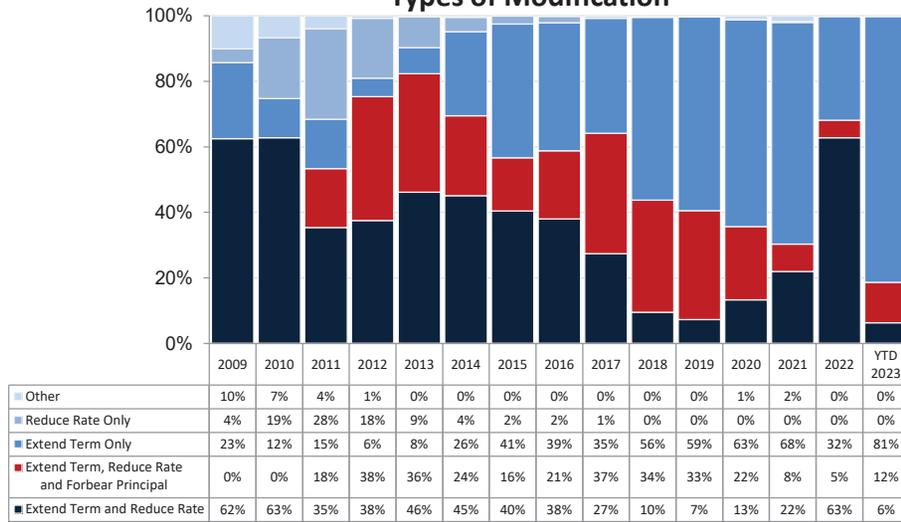
Source: FHFA (Fannie Mae and Freddie Mac)

* The reported percentage at the end of each period represents the number of current loans remaining at the end of the period, divided by the total number of loan modifications, including loans that have since paid off. In 2016, Fannie Mae began its Reperforming Loan (PRL) sale program. Over time, an increasing number of modified, reperforming loans will be sold through this program which will result in a lower percentage of Current and Performing loans.



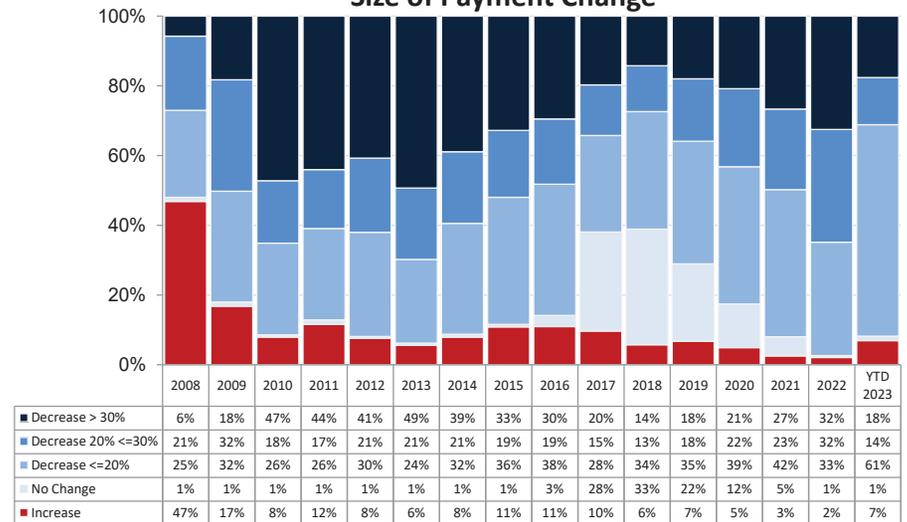
Freddie Mac's Loan Modifications

Types of Modification



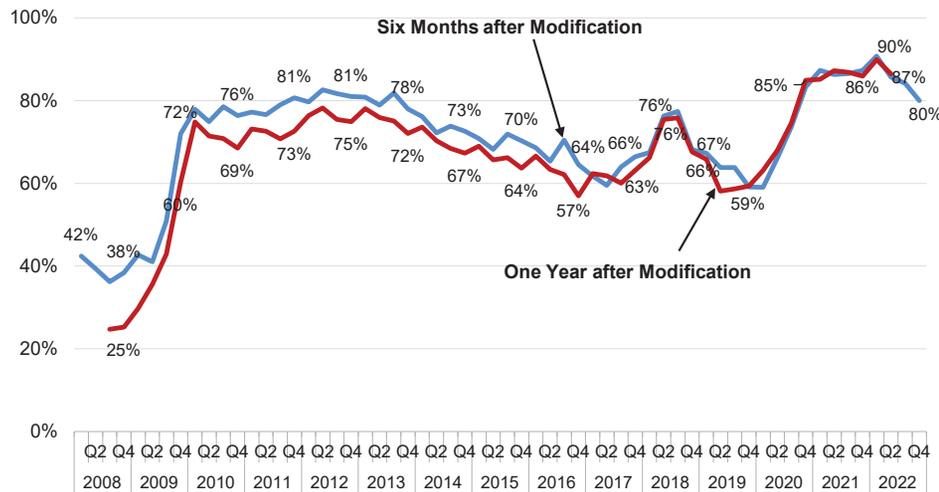
Source: FHFA (Fannie Mae and Freddie Mac)

Size of Payment Change*



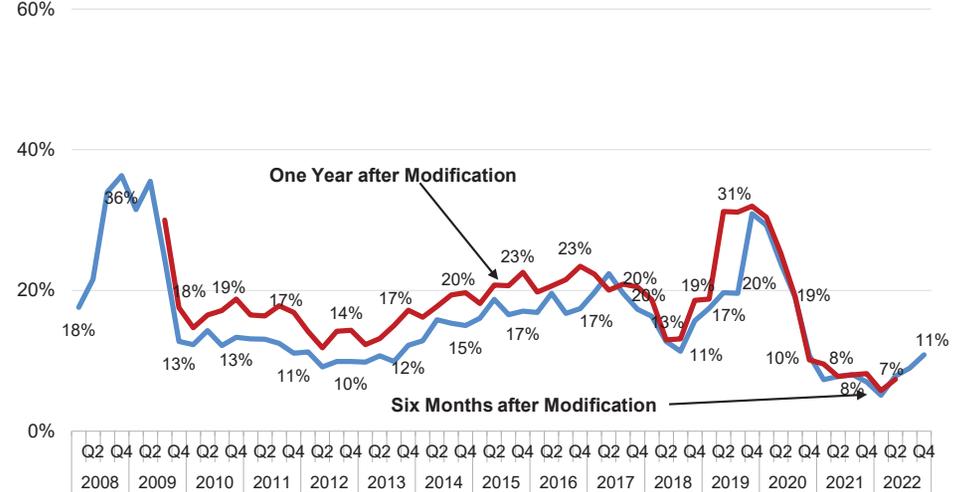
Source: FHFA (Fannie Mae and Freddie Mac)

Modified Loans - Current and Performing**



Source: FHFA (Fannie Mae and Freddie Mac)

Modified Loans - 60-plus-days Re-Delinquency Rates



Source: FHFA (Fannie Mae and Freddie Mac)

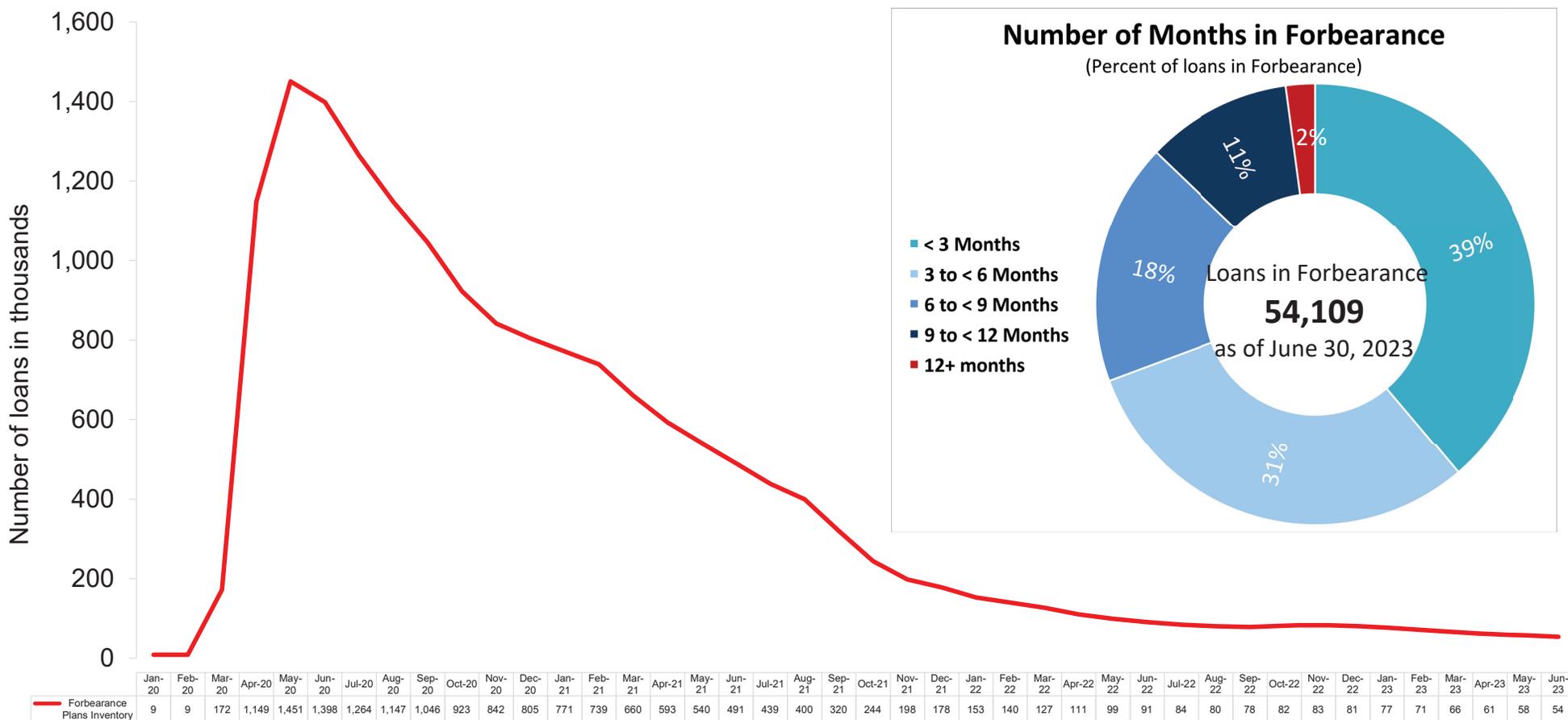
* The 2019-2021 data have been revised.

** The reported percentage at the end of each period represents the number of current loans remaining or paid in full at the end of the period, divided by the total number of loan modifications, including loans that have since paid off. In 2016, Freddie Mac began its Reperforming Loan (PRL) sale program. Over time, an increasing number of modified, reperforming loans will be sold through this program which will result in a lower percentage of Current and Performing loans.



Forbearance Plans Inventory¹

The total number of loans in forbearance plans remained elevated through June 2023 compared with pre-pandemic levels. As of June 30, 2023, there were 54,109 loans in forbearance, representing approximately 0.17 percent of the Enterprises' single-family conventional book of business, down from 65,757 or 0.21 percent at the end of the first quarter of 2023. Approximately 2 percent of these loans have been on the plan for more than 12 months.



¹ Number of loans in forbearance plans at period end. These numbers may not match results reported in the Enterprises' financial statements due to timing differences in reporting.

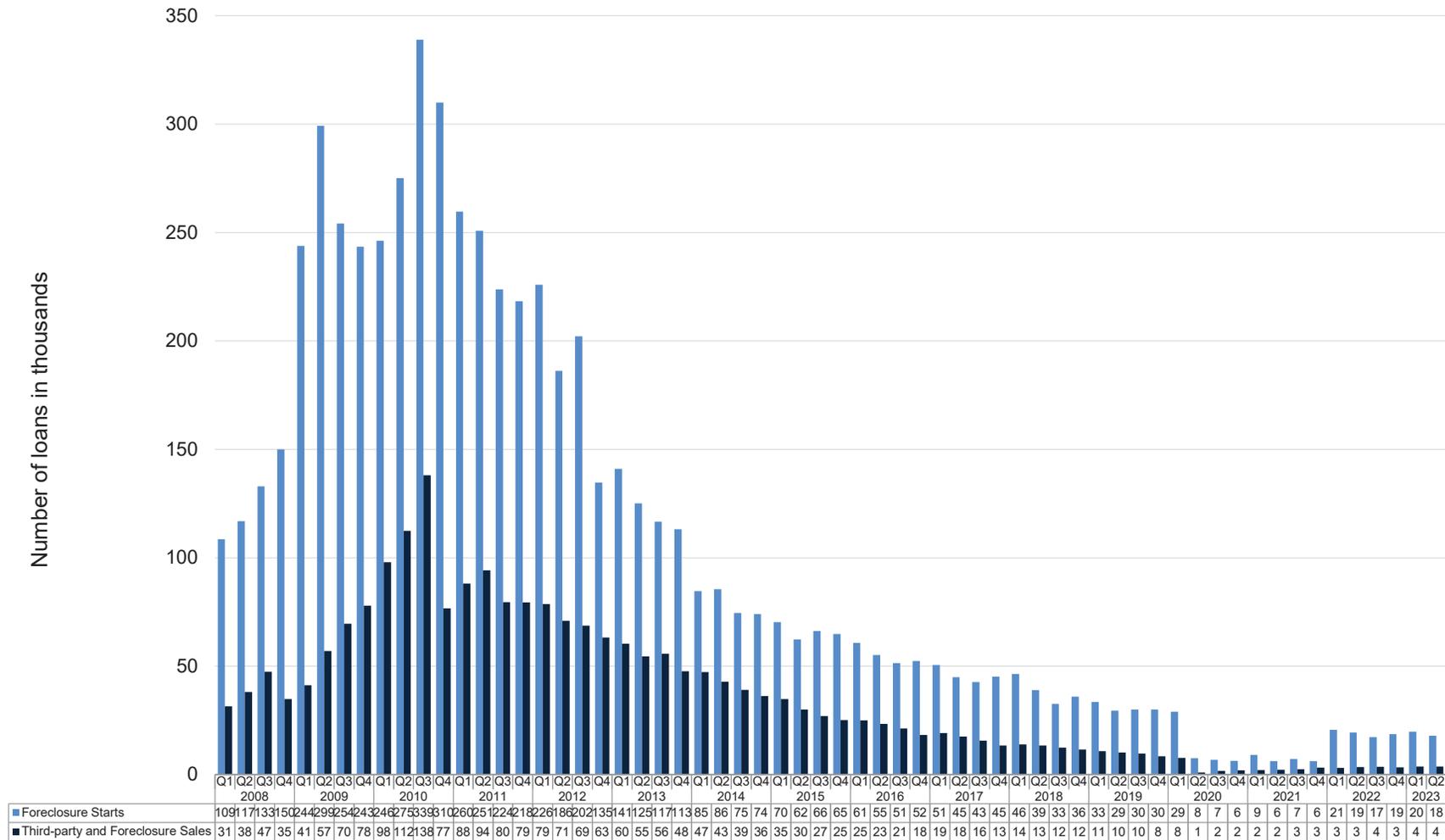
* See page 24 for data on forbearance plans initiated and completed during the month and pages 35-37 for forbearance plans inventory by state.



Source: FHFA (Fannie Mae and Freddie Mac)

Foreclosures

There were 3,783 completed third-party and foreclosure sales in the second quarter, up 2 percent compared with the first quarter of 2023. The number of foreclosure starts decreased from 19,809 in the first quarter to 17,919 in the second quarter of 2023.

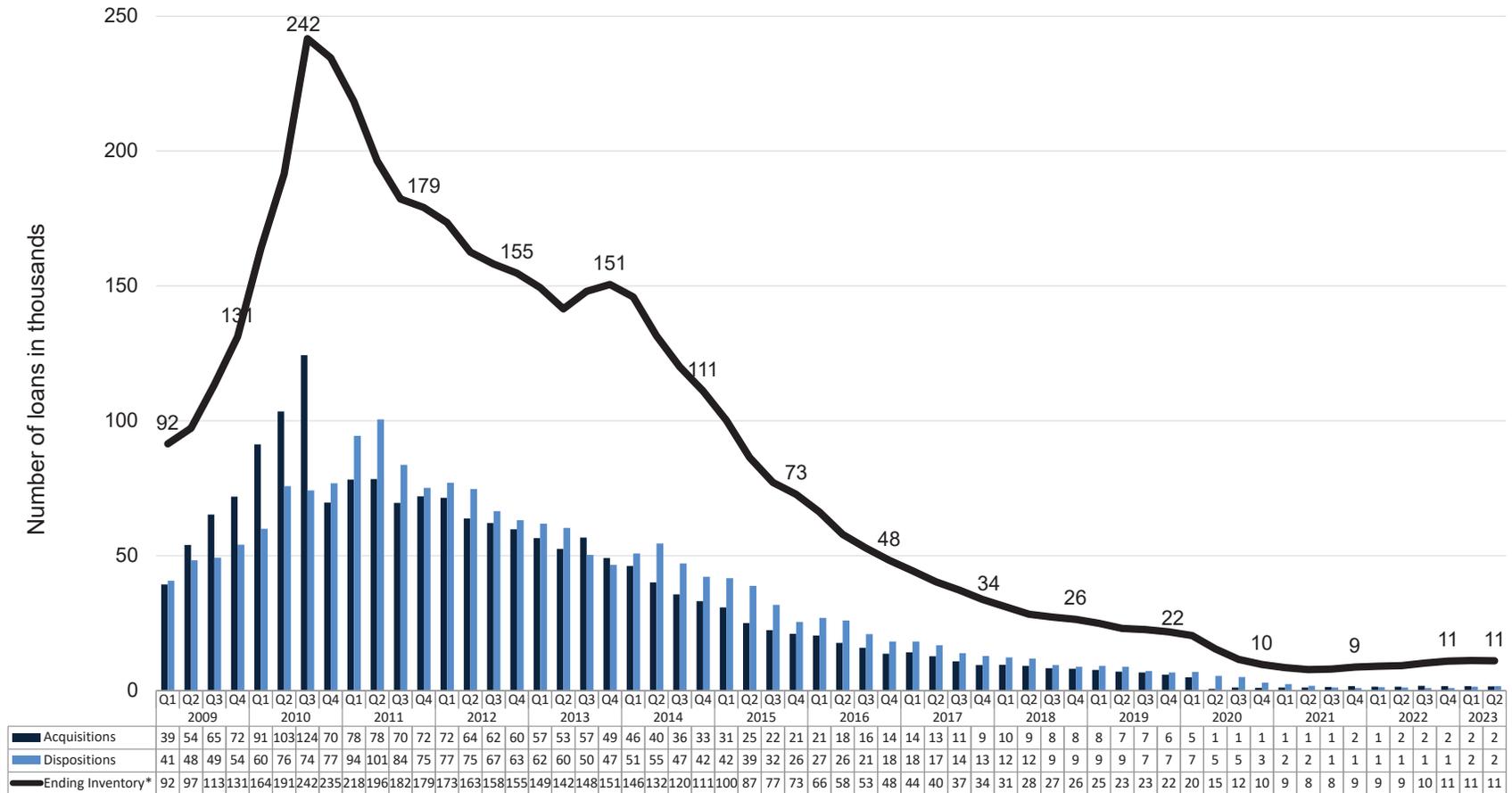


Source: FHFA (Fannie Mae and Freddie Mac)



Real Estate Owned (REO) Activity & Inventory

The Enterprises' REO inventory decreased slightly from 11,190 in the first quarter to 11,061 in the second quarter of 2023, as REO property dispositions outpaced acquisitions. The total number of property acquisitions decreased 3 percent to 1,639, while disposition rose 16 percent to 1,767 during the quarter.



* 2020 and 2021 data includes MECA REO properties.

Source: FHFA (Fannie Mae and Freddie Mac)

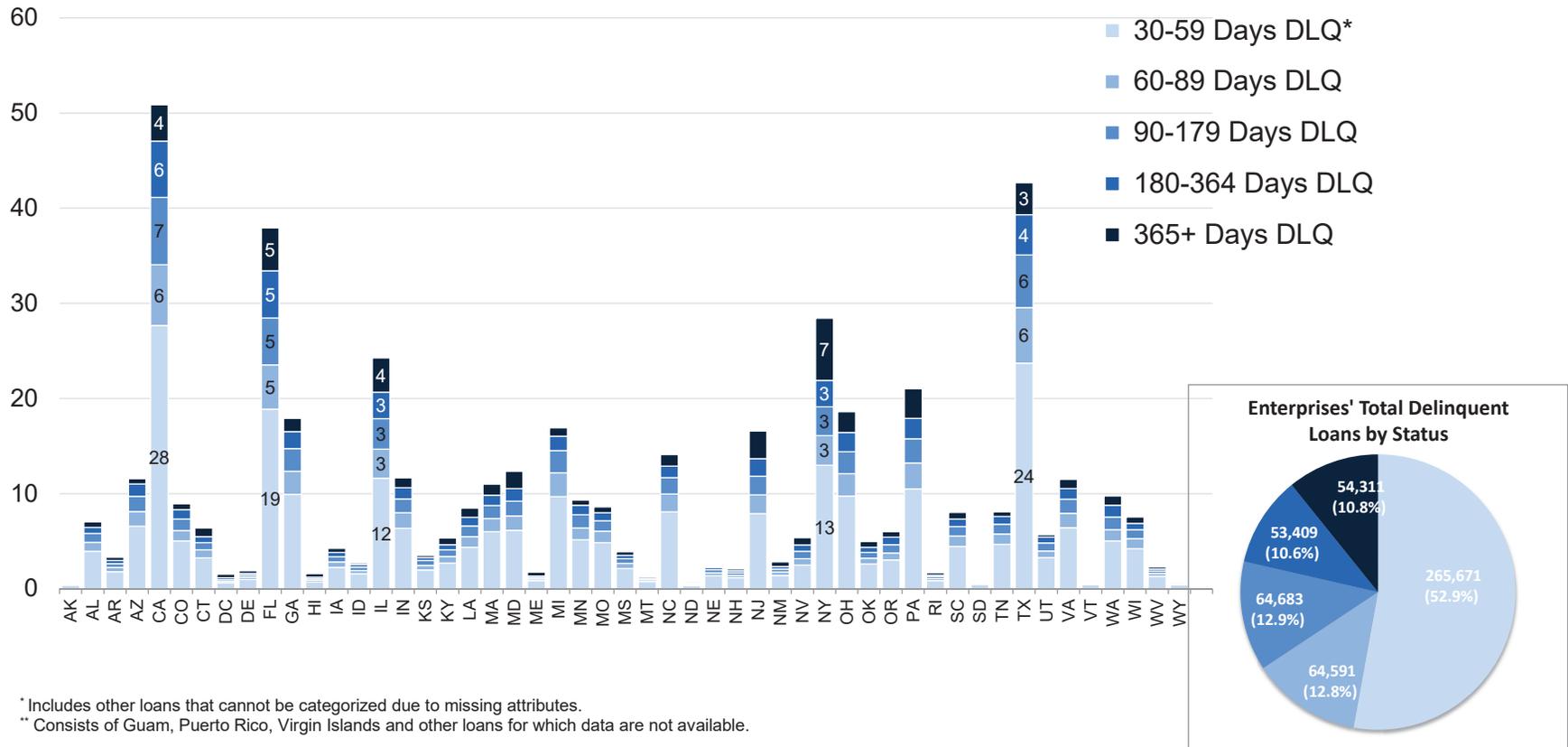


Delinquent Loans by State

The total number of the Enterprises' delinquent loans increased in the second quarter of 2023. Approximately 34 percent of the Enterprises' troubled borrowers had missed three or more payments at the end of the quarter. California has the highest number of 90+ days delinquent loans, followed by Florida and Texas. As of June 30, 2023, approximately 33 percent of the troubled borrowers in California had missed three or more monthly payments, compared with 38 percent in Florida and 31 percent in Texas.

Delinquent Loans by State - As of June 30, 2023

(Number of loans in thousands)



* Includes other loans that cannot be categorized due to missing attributes.
 ** Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.

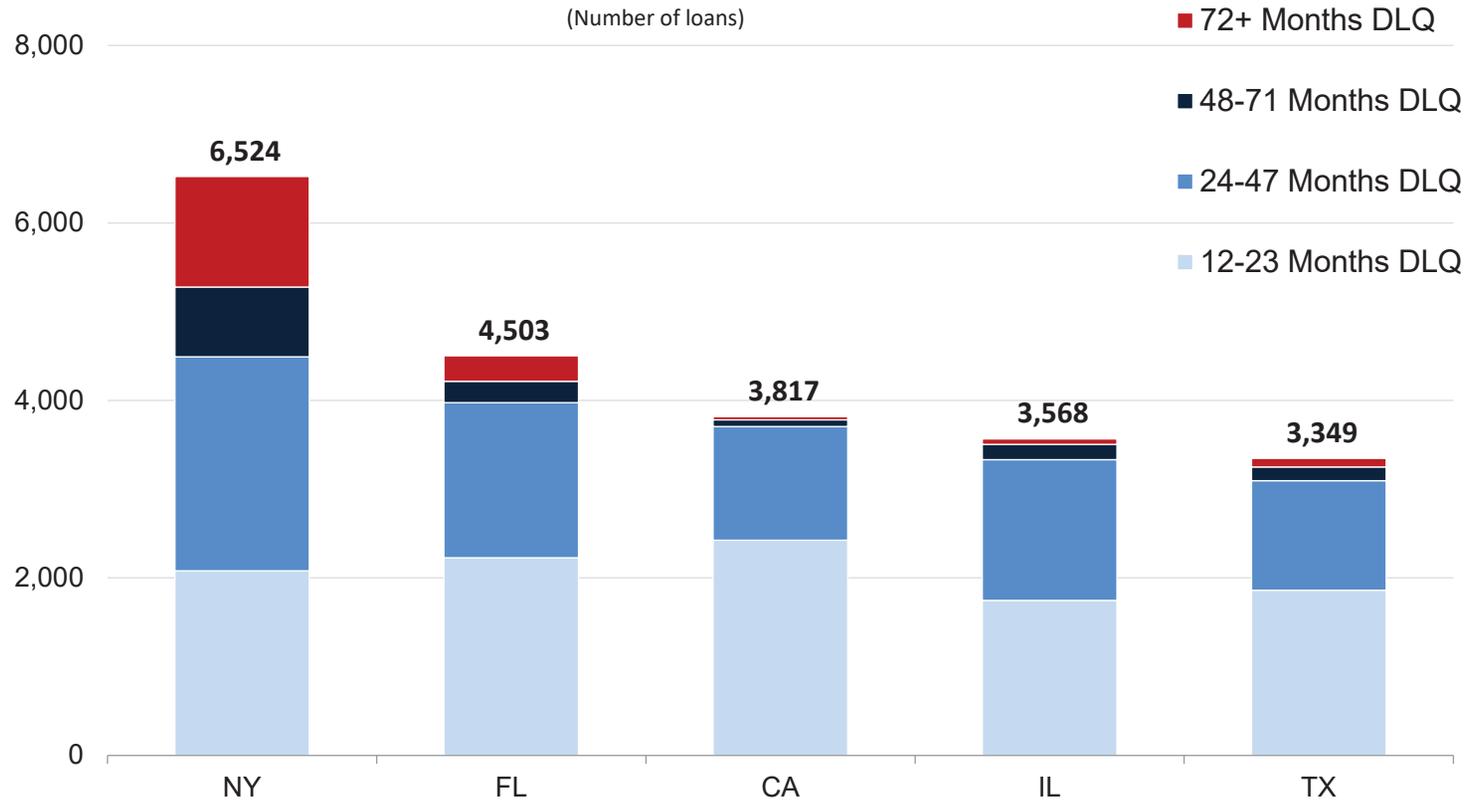
Source: FHFA (Fannie Mae and Freddie Mac)



Deeply Delinquent Loans in Selected States

Deeply delinquent loans (365+ days) are highly concentrated in certain states that require a judicial review of foreclosure activity and two other states with higher concentrations of the Enterprises' single-family guaranty book of business. As of June 30, 2023, approximately 40 percent of the Enterprises' deeply delinquent loans were in three judicial states (Florida, New York and Illinois) and two non-judicial states (California and Texas). In New York, approximately 19 percent of these loans have been delinquent for over six years.

Deeply (365+ Days) Delinquent Loans - Top 5 States



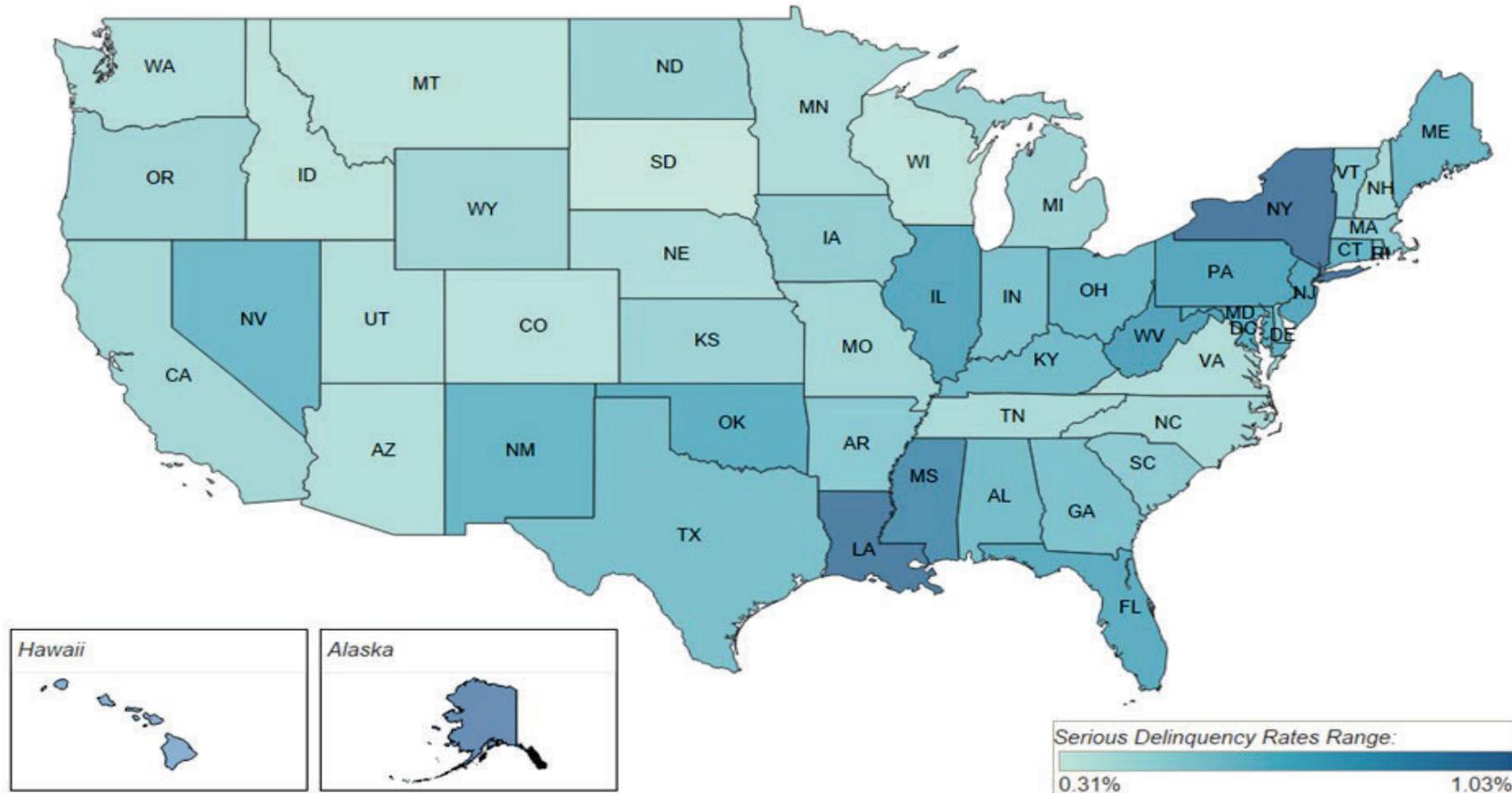
Source: FHFA (Fannie Mae and Freddie Mac)



Serious Delinquency Rates of the Enterprises Single-Family Mortgages*

For an interactive online map that provides state data, click on the following link:

[Fannie Mae and Freddie Mac State Borrower Assistance Map](#)

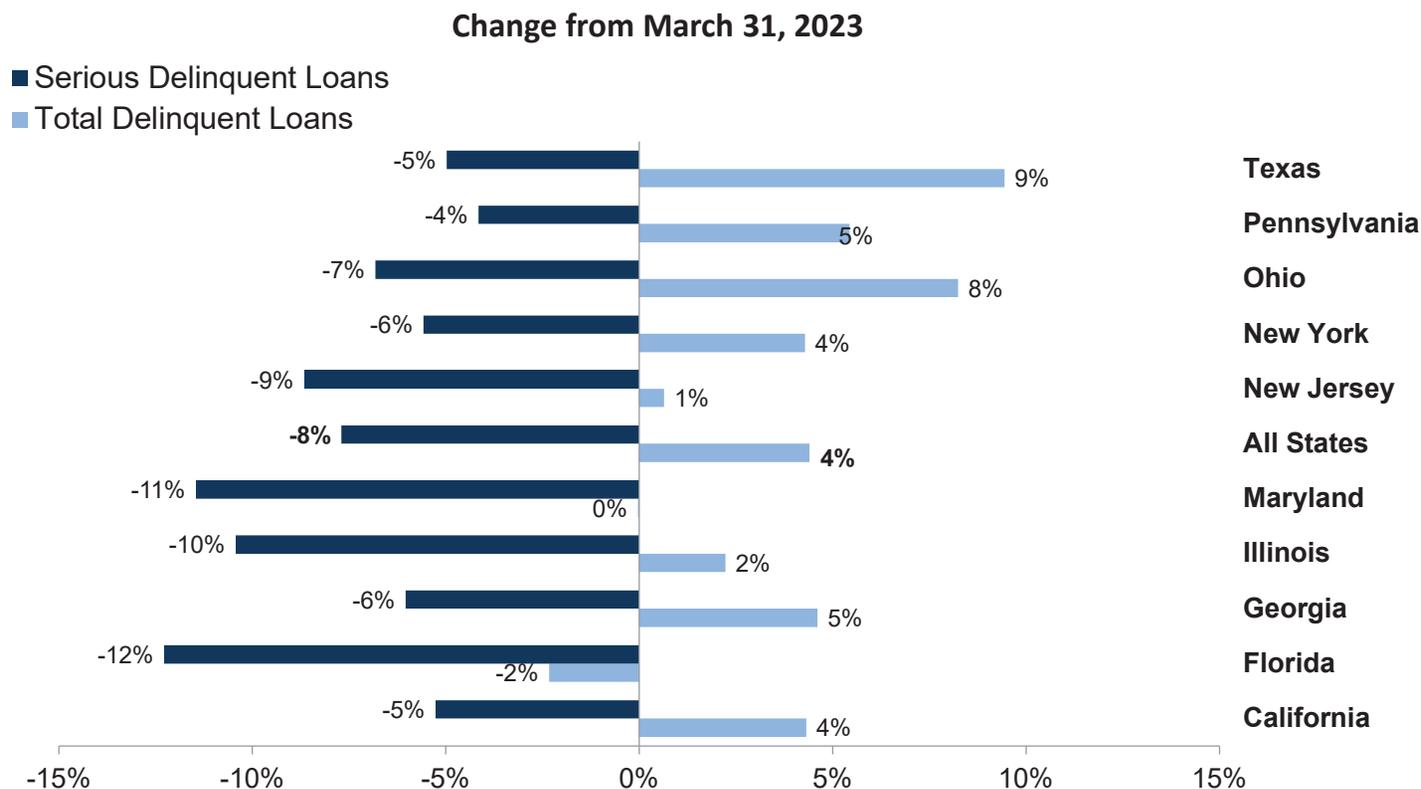


* Loans that have missed three or more payments or are in the process of foreclosure.

Source: FHFA (Fannie Mae and Freddie Mac)

Change in the Number of Delinquent Loans in Key States*

The total number of the Enterprises' delinquent loans increased 4 percent as early stage (30-89-day) delinquencies increased while seriously delinquent loans (loans that have missed three or more payments or are in foreclosure) declined in the second quarter of 2023. The Enterprises' 30-day delinquency rate increased to 0.82 percent while serious delinquency rate fell to 0.55 percent at the end of the quarter. In Florida, the total number of the Enterprises' delinquent loans decreased 2 percent as seriously delinquent loans dropped 12 percent during the quarter.



*Top 10 states based on the number of seriously delinquent loans in the Enterprises' single-family portfolios.

Source: FHFA (Fannie Mae and Freddie Mac)



1(i) Enterprises Combined - Mortgage Performance (at period end)

(# of loans in thousands)	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23
Total Loans Serviced	27,888	27,966	27,987	28,073	28,273	28,581	29,010	29,395	29,775	30,040	30,387	30,760	30,894	30,974	31,006	30,960	30,955
Original Credit Score >= 660	25,613	25,740	25,826	25,944	26,182	26,554	27,045	27,468	27,914	28,206	28,581	28,953	29,101	29,195	29,246	29,222	29,237
Original Credit Score < 660	2,274	2,226	2,161	2,129	2,091	2,027	1,965	1,927	1,861	1,834	1,806	1,806	1,794	1,779	1,760	1,739	1,718
Total Delinquent Loans	675	608	607	608	1,556	1,326	1,171	984	845	728	638	549	526	492	542	450	474
Original Credit Score >= 660	429	385	389	397	1,243	1,039	906	759	648	553	483	412	393	364	405	335	355
Original Credit Score < 660	246	223	219	211	312	286	266	225	197	174	155	137	133	128	137	114	120
30 - 59 Days Delinquent	396	339	338	351	401	303	280	197	207	219	232	208	242	235	282	218	253
Original Credit Score >= 660	258	220	223	235	309	227	210	146	155	165	176	158	184	176	214	165	191
Original Credit Score < 660	138	119	116	115	92	76	70	51	52	54	55	50	58	59	68	54	62
60 - 89 Days Delinquent	95	91	91	84	440	138	101	73	58	55	56	55	53	57	68	57	60
Original Credit Score >= 660	57	55	55	52	375	105	75	54	43	39	40	40	38	41	49	42	44
Original Credit Score < 660	38	36	36	32	66	33	26	19	16	15	15	15	15	16	19	15	16
60-plus-days Delinquent	279	269	269	257	1,155	1,023	891	787	638	509	406	341	284	257	260	231	222
Original Credit Score >= 660	171	165	166	161	935	813	696	612	493	388	307	255	209	188	191	171	164
Original Credit Score < 660	108	104	103	96	220	211	195	175	145	120	100	87	75	69	69	61	58

Percent of Total Loans Serviced

Total Delinquent Loans	2.42%	2.17%	2.17%	2.17%	5.50%	4.64%	4.04%	3.35%	2.84%	2.42%	2.10%	1.79%	1.70%	1.59%	1.75%	1.45%	1.53%
Original Credit Score >= 660	1.68%	1.50%	1.51%	1.53%	4.75%	3.91%	3.35%	2.76%	2.32%	1.96%	1.69%	1.42%	1.35%	1.25%	1.38%	1.15%	1.21%
Original Credit Score < 660	10.82%	10.02%	10.12%	9.92%	14.93%	14.13%	13.51%	11.70%	10.60%	9.50%	8.56%	7.59%	7.43%	7.18%	7.78%	6.58%	6.96%
30 - 59 Days Delinquent	1.42%	1.21%	1.21%	1.25%	1.42%	1.06%	0.97%	0.67%	0.70%	0.73%	0.76%	0.68%	0.78%	0.76%	0.91%	0.71%	0.82%
Original Credit Score >= 660	1.01%	0.85%	0.86%	0.91%	1.18%	0.85%	0.78%	0.53%	0.55%	0.59%	0.62%	0.54%	0.63%	0.60%	0.73%	0.56%	0.65%
Original Credit Score < 660	6.05%	5.35%	5.35%	5.42%	4.41%	3.75%	3.58%	2.62%	2.80%	2.93%	3.05%	2.78%	3.25%	3.30%	3.85%	3.10%	3.59%
60 - 89 Days Delinquent	0.34%	0.33%	0.33%	0.30%	1.56%	0.48%	0.35%	0.25%	0.20%	0.18%	0.18%	0.18%	0.17%	0.19%	0.22%	0.18%	0.19%
Original Credit Score >= 660	0.22%	0.21%	0.21%	0.20%	1.43%	0.40%	0.28%	0.20%	0.15%	0.14%	0.14%	0.14%	0.13%	0.14%	0.17%	0.14%	0.15%
Original Credit Score < 660	1.66%	1.63%	1.66%	1.50%	3.14%	1.62%	1.33%	0.97%	0.84%	0.84%	0.85%	0.82%	0.84%	0.91%	1.06%	0.87%	0.94%
60-plus-days Delinquent	1.00%	0.96%	0.96%	0.92%	4.08%	3.58%	3.07%	2.68%	2.14%	1.69%	1.34%	1.11%	0.92%	0.83%	0.84%	0.75%	0.72%
Original Credit Score >= 660	0.67%	0.64%	0.64%	0.62%	3.57%	3.06%	2.57%	2.23%	1.77%	1.38%	1.07%	0.88%	0.72%	0.64%	0.65%	0.58%	0.56%
Original Credit Score < 660	4.77%	4.68%	4.77%	4.50%	10.52%	10.39%	9.93%	9.08%	7.80%	6.56%	5.51%	4.81%	4.18%	3.89%	3.93%	3.48%	3.37%
Serious Delinquency Rate	0.67%	0.65%	0.65%	0.64%	2.58%	3.14%	2.78%	2.48%	1.99%	1.55%	1.19%	0.97%	0.79%	0.68%	0.65%	0.60%	0.55%
In Bankruptcy	0.14%	0.13%	0.12%	0.12%	0.11%	0.09%	0.09%	0.08%	0.07%	0.07%	0.06%	0.05%	0.05%	0.05%	0.05%	0.04%	0.05%



1(ii) Fannie Mae - Mortgage Performance (at period end)

(# of loans in thousands)	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23
Total Loans Serviced	17,021	17,048	16,999	17,018	17,150	17,210	17,304	17,370	17,514	17,481	17,527	17,663	17,701	17,673	17,655	17,600	17,565
Original Credit Score >= 660	15,570	15,629	15,627	15,668	15,826	15,925	16,061	16,155	16,346	16,344	16,424	16,568	16,620	16,606	16,604	16,565	16,544
Original Credit Score < 660	1,452	1,420	1,372	1,351	1,325	1,285	1,243	1,214	1,167	1,137	1,103	1,095	1,082	1,067	1,051	1,035	1,021
Total Delinquent Loans	429	392	388	388	980	829	734	617	529	453	394	339	324	299	326	267	280
Original Credit Score >= 660	266	244	243	249	777	642	559	469	400	340	294	251	238	218	240	197	206
Original Credit Score < 660	163	148	144	139	203	187	175	148	129	114	100	88	86	81	86	71	74
30 - 59 Days Delinquent	249	217	214	222	251	189	174	122	128	135	140	126	148	142	169	129	147
Original Credit Score >= 660	158	138	138	146	191	140	128	90	95	100	105	94	111	105	126	96	109
Original Credit Score < 660	91	79	76	76	60	50	46	33	34	35	35	32	37	37	42	33	38
60 - 89 Days Delinquent	60	59	60	54	275	87	63	46	36	34	34	34	33	35	41	34	36
Original Credit Score >= 660	35	35	35	33	233	65	46	33	26	24	24	24	23	25	29	25	26
Original Credit Score < 660	25	24	24	21	42	21	17	12	10	10	10	10	10	10	12	9	10
60-plus-days Delinquent	180	175	173	167	730	640	560	495	401	318	253	214	176	158	157	138	133
Original Credit Score >= 660	108	106	105	103	587	502	431	380	306	240	189	157	128	113	113	101	97
Original Credit Score < 660	72	70	68	64	143	137	129	116	95	79	65	57	48	44	43	37	36

Percent of Total Loans Serviced

Total Delinquent Loans	2.52%	2.30%	2.28%	2.28%	5.71%	4.82%	4.24%	3.55%	3.02%	2.59%	2.25%	1.92%	1.83%	1.69%	1.84%	1.52%	1.59%
Original Credit Score >= 660	1.71%	1.56%	1.56%	1.59%	4.91%	4.03%	3.48%	2.90%	2.45%	2.08%	1.79%	1.51%	1.43%	1.31%	1.44%	1.19%	1.24%
Original Credit Score < 660	11.24%	10.44%	10.53%	10.29%	15.30%	14.58%	14.06%	12.20%	11.04%	9.99%	9.06%	8.08%	7.94%	7.60%	8.17%	6.84%	7.23%
30 - 59 Days Delinquent	1.46%	1.27%	1.26%	1.30%	1.46%	1.10%	1.01%	0.70%	0.73%	0.77%	0.80%	0.71%	0.84%	0.80%	0.96%	0.74%	0.84%
Original Credit Score >= 660	1.01%	0.89%	0.88%	0.93%	1.21%	0.88%	0.80%	0.55%	0.58%	0.61%	0.64%	0.57%	0.67%	0.63%	0.76%	0.58%	0.66%
Original Credit Score < 660	6.27%	5.55%	5.57%	5.59%	4.52%	3.88%	3.71%	2.69%	2.88%	3.09%	3.20%	2.91%	3.45%	3.46%	4.04%	3.23%	3.72%
60 - 89 Days Delinquent	0.35%	0.35%	0.35%	0.32%	1.60%	0.50%	0.36%	0.26%	0.20%	0.20%	0.20%	0.19%	0.19%	0.20%	0.23%	0.19%	0.21%
Original Credit Score >= 660	0.23%	0.22%	0.23%	0.21%	1.47%	0.41%	0.28%	0.21%	0.16%	0.15%	0.15%	0.15%	0.14%	0.15%	0.18%	0.15%	0.16%
Original Credit Score < 660	1.73%	1.71%	1.77%	1.57%	3.18%	1.67%	1.37%	0.99%	0.85%	0.89%	0.91%	0.87%	0.91%	0.97%	1.13%	0.91%	0.98%
60-plus-days Delinquent	1.06%	1.03%	1.02%	0.98%	4.25%	3.72%	3.24%	2.85%	2.29%	1.82%	1.45%	1.21%	1.00%	0.89%	0.89%	0.78%	0.75%
Original Credit Score >= 660	0.70%	0.68%	0.67%	0.66%	3.71%	3.15%	2.69%	2.35%	1.87%	1.47%	1.15%	0.95%	0.77%	0.68%	0.68%	0.61%	0.58%
Original Credit Score < 660	4.97%	4.90%	4.96%	4.70%	10.78%	10.70%	10.35%	9.51%	8.16%	6.90%	5.86%	5.16%	4.48%	4.14%	4.13%	3.61%	3.51%
Serious Delinquency Rate	0.70%	0.68%	0.66%	0.66%	2.65%	3.20%	2.87%	2.58%	2.08%	1.62%	1.25%	1.01%	0.81%	0.69%	0.65%	0.59%	0.55%
In Bankruptcy	0.14%	0.14%	0.12%	0.12%	0.10%	0.09%	0.09%	0.08%	0.08%	0.07%	0.06%	0.06%	0.05%	0.05%	0.05%	0.05%	0.05%



1(iii) Freddie Mac - Mortgage Performance (at period end)

(# of loans in thousands)	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23
Total Loans Serviced	10,867	10,918	10,988	11,055	11,123	11,371	11,706	12,025	12,262	12,559	12,860	13,097	13,193	13,301	13,351	13,361	13,390
Original Credit Score >= 660	10,044	10,112	10,199	10,277	10,356	10,630	10,984	11,313	11,568	11,862	12,157	12,385	12,481	12,589	12,642	12,656	12,693
Original Credit Score < 660	823	806	789	778	766	742	722	712	694	696	703	712	712	712	710	704	698
Total Delinquent Loans	246	216	220	220	576	497	437	367	316	274	244	210	202	193	216	183	195
Original Credit Score >= 660	163	141	146	147	466	397	347	289	247	214	189	162	154	146	165	139	149
Original Credit Score < 660	83	75	74	72	110	99	91	77	68	61	55	49	47	47	51	44	46
30 - 59 Days Delinquent	147	122	124	129	150	113	106	75	79	84	91	82	94	93	113	89	106
Original Credit Score >= 660	100	82	85	89	118	87	82	57	60	65	71	64	73	72	88	69	82
Original Credit Score < 660	47	40	39	40	32	26	24	18	19	19	20	18	21	22	25	20	24
60 - 89 Days Delinquent	35	32	32	30	165	51	39	27	22	20	21	21	21	22	27	23	24
Original Credit Score >= 660	22	20	20	19	142	40	30	21	17	15	16	16	15	16	20	17	18
Original Credit Score < 660	13	12	12	11	24	11	09	07	06	05	05	05	05	06	07	06	06
60-plus-days Delinquent	99	94	96	90	425	383	331	292	237	190	153	128	108	99	103	94	89
Original Credit Score >= 660	63	59	61	58	348	310	265	233	187	148	118	97	81	74	77	70	67
Original Credit Score < 660	36	35	35	32	77	73	66	59	50	42	35	30	26	25	26	23	22

Percent of Total Loans Serviced

Total Delinquent Loans	2.26%	1.98%	2.00%	1.99%	5.17%	4.37%	3.74%	3.05%	2.57%	2.18%	1.90%	1.60%	1.53%	1.45%	1.62%	1.37%	1.46%
Original Credit Score >= 660	1.62%	1.39%	1.43%	1.43%	4.50%	3.74%	3.15%	2.56%	2.14%	1.80%	1.56%	1.30%	1.24%	1.16%	1.30%	1.10%	1.17%
Original Credit Score < 660	10.07%	9.29%	9.41%	9.28%	14.29%	13.36%	12.57%	10.85%	9.86%	8.69%	7.79%	6.83%	6.66%	6.56%	7.20%	6.20%	6.57%
30 - 59 Days Delinquent	1.35%	1.12%	1.13%	1.17%	1.35%	0.99%	0.91%	0.62%	0.64%	0.67%	0.71%	0.63%	0.71%	0.70%	0.85%	0.67%	0.79%
Original Credit Score >= 660	1.00%	0.81%	0.83%	0.87%	1.14%	0.82%	0.75%	0.50%	0.52%	0.55%	0.59%	0.52%	0.59%	0.57%	0.70%	0.54%	0.64%
Original Credit Score < 660	5.67%	5.00%	4.97%	5.13%	4.23%	3.51%	3.37%	2.51%	2.67%	2.68%	2.83%	2.56%	2.95%	3.05%	3.56%	2.90%	3.40%
60 - 89 Days Delinquent	0.32%	0.29%	0.29%	0.27%	1.48%	0.45%	0.33%	0.23%	0.18%	0.16%	0.17%	0.16%	0.16%	0.17%	0.20%	0.17%	0.18%
Original Credit Score >= 660	0.22%	0.20%	0.20%	0.19%	1.37%	0.38%	0.27%	0.18%	0.14%	0.13%	0.13%	0.13%	0.12%	0.13%	0.16%	0.13%	0.14%
Original Credit Score < 660	1.55%	1.50%	1.48%	1.38%	3.07%	1.52%	1.27%	0.94%	0.81%	0.76%	0.77%	0.73%	0.74%	0.81%	0.95%	0.81%	0.87%
60-plus-days Delinquent	0.91%	0.86%	0.87%	0.82%	3.82%	3.37%	2.83%	2.43%	1.93%	1.52%	1.19%	0.98%	0.82%	0.75%	0.77%	0.70%	0.67%
Original Credit Score >= 660	0.62%	0.59%	0.60%	0.57%	3.36%	2.92%	2.41%	2.06%	1.62%	1.25%	0.97%	0.79%	0.65%	0.59%	0.61%	0.56%	0.53%
Original Credit Score < 660	4.40%	4.29%	4.44%	4.15%	10.07%	9.85%	9.20%	8.34%	7.19%	6.01%	4.96%	4.27%	3.71%	3.51%	3.64%	3.30%	3.17%
Serious Delinquency Rate	0.63%	0.61%	0.63%	0.60%	2.48%	3.04%	2.64%	2.34%	1.86%	1.46%	1.12%	0.92%	0.76%	0.67%	0.66%	0.62%	0.56%
In Bankruptcy	0.13%	0.12%	0.12%	0.11%	0.11%	0.10%	0.08%	0.07%	0.07%	0.06%	0.05%	0.05%	0.05%	0.04%	0.04%	0.04%	0.05%



2 Enterprises Combined - Foreclosure Prevention Actions (# of loans)¹

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023	
Inventory (at period end)																			
Repayment Plans	12,770	14,035	13,990	12,534	10,299	13,999	9,976	6,233	4,395	8,726	5,895	4,082	4,151	5,331	6,243	7,094	8,048	8,048	
Forbearance Plans	9,155	8,212	8,270	172,170	1,398,250	1,045,808	804,559	660,039	490,508	320,009	178,019	126,758	90,889	78,432	81,173	65,757	54,109	54,109	
Starts																			
Repayment Plans	13,498	14,515	14,191	13,219	9,238	13,854	8,111	5,626	4,120	9,551	6,626	4,044	4,215	5,542	6,491	7,387	7,873	15,260	
Forbearance Plans	7,089	7,250	6,975	170,533	1,511,787	230,714	179,644	121,216	81,592	75,201	72,146	59,778	41,054	41,856	47,608	34,749	27,738	62,487	
Completed																			
Repayment Plans ²	5,965	5,122	6,207	6,718	4,957	5,007	7,199	5,060	2,675	1,940	1,859	4,122	2,383	2,097	2,443	3,069	3,302	6,371	
Forbearance Plans ²	3,328	2,134	2,062	1,984	231,849	281,099	160,262	77,263	57,416	40,338	31,891	25,794	14,395	10,774	10,318	12,324	9,173	21,497	
Charge-offs-in-lieu	548	364	264	287	295	203	169	162	549	143	122	114	145	153	165	158	177	335	
Payment Deferral	-	-	-	-	-	241,445	185,112	130,014	139,591	119,771	102,700	58,134	41,508	30,628	22,784	27,069	20,105	47,174	
Loan Modifications	20,370	17,540	16,125	16,773	13,991	10,773	9,347	11,434	16,134	17,930	16,913	41,375	38,264	25,539	16,596	15,500	14,420	29,920	
Home Retention Actions	30,211	25,160	24,658	25,762	251,092	538,527	362,089	223,933	216,365	180,122	153,485	129,539	96,695	69,191	52,306	58,120	47,177	105,297	
Short Sales	1,139	959	913	809	699	740	688	541	487	338	219	170	193	119	126	103	148	251	
Deeds-in-lieu	407	356	359	339	223	184	135	172	168	106	89	70	57	52	37	45	45	90	
Nonforeclosure - Home Forfeiture Actions	1,546	1,315	1,272	1,148	922	924	823	713	655	444	308	240	250	171	163	148	193	341	
Total Foreclosure Prevention Actions	31,757	26,475	25,930	26,910	252,014	539,451	362,912	224,646	217,020	180,566	153,793	129,779	96,945	69,362	52,469	58,268	47,370	105,638	

Percent of Total Foreclosure Prevention Actions

Repayment Plans	19%	19%	24%	25%	2%	1%	2%	2%	1%	1%	1%	3%	2%	3%	5%	5%	7%	6%
Forbearance Plans	10%	8%	8%	7%	92%	52%	44%	34%	26%	22%	21%	20%	15%	16%	20%	21%	19%	20%
Charge-offs-in-lieu	2%	1%	1%	1%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Payment Deferral	0%	0%	0%	0%	0%	45%	51%	58%	64%	66%	67%	45%	43%	44%	43%	46%	42%	45%
Loan Modifications	64%	66%	62%	62%	6%	2%	3%	5%	7%	10%	11%	32%	39%	37%	32%	27%	30%	28%
Home Retention Actions	95%	95%	95%	96%	100%													
Short Sales	4%	4%	4%	3%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Deeds-in-lieu	1%	1%	1%	1%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Nonforeclosure - Home Forfeiture Actions	5%	5%	5%	4%	0%													

¹ The number of foreclosure prevention actions reported in this table may not tie to the Enterprises' financial statements due to timing differences in reporting systems.

² Includes loans current and 30+ days delinquent at the time of forbearance initiation since March 2020. In addition, completed forbearance plans data has been revised to include only loans that are brought current at the end of the forbearance without the assistance of another workout.



3(i) Enterprises Combined - Loan Modifications

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Loan Modifications (# of loans)	20,370	17,540	16,125	16,773	13,991	10,773	9,347	11,434	16,134	17,930	16,913	41,375	38,264	25,539	16,596	15,500	14,420	29,920

Delinquency Status at Modification (% of loan mods)

Current ¹	1%	1%	1%	1%	1%	1%	1%	1%	1%	1%	2%	1%	1%	1%	1%	1%	1%	1%
30 - 59 days delinquent	4%	4%	4%	4%	2%	4%	3%	3%	2%	4%	2%	3%	2%	2%	2%	3%	4%	2%
60 - 89 days delinquent	7%	6%	6%	5%	5%	5%	8%	4%	2%	1%	1%	1%	1%	1%	2%	3%	4%	2%
90-179 days delinquent	52%	49%	50%	52%	53%	46%	55%	37%	22%	13%	9%	6%	9%	12%	17%	23%	30%	17%
180 - 364 days delinquent	24%	28%	28%	26%	28%	30%	23%	45%	56%	33%	24%	12%	15%	19%	23%	27%	28%	23%
365+ days delinquent	12%	12%	11%	12%	11%	14%	11%	11%	18%	48%	62%	77%	73%	65%	56%	43%	33%	56%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

MTMLTV at Modification (% of loan mods)

MTMLTV <= 80% ²	81%	81%	81%	79%	81%	81%	85%	86%	89%	93%	94%	96%	97%	97%	96%	95%	94%	96%
80% < MTMLTV <= 100%	15%	15%	16%	17%	16%	16%	13%	12%	10%	6%	5%	4%	2%	3%	4%	5%	6%	4%
MTMLTV > 100%	4%	4%	3%	4%	3%	3%	2%	1%	1%	1%	1%	0%	0%	0%	0%	0%	0%	0%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Year of Origination (% of loan mods)

2004 & Prior	16%	15%	15%	13%	12%	13%	10%	9%	8%	7%	7%	6%	6%	7%	7%	6%	6%	7%
2005-2008	33%	30%	28%	27%	24%	25%	21%	17%	18%	15%	13%	12%	11%	11%	10%	10%	9%	10%
2009 & later	51%	55%	57%	61%	63%	62%	68%	75%	74%	78%	80%	82%	83%	83%	83%	83%	84%	83%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Modification History (% of loan mods)

First time modification	66%	68%	69%	69%	74%	72%	79%	83%	82%	84%	85%	86%	85%	85%	85%	85%	85%	85%
Second time modification	23%	22%	21%	20%	17%	19%	15%	12%	12%	11%	10%	10%	11%	10%	10%	11%	10%	10%
Three plus time modification	11%	10%	9%	10%	9%	9%	7%	6%	6%	5%	5%	4%	4%	4%	4%	4%	4%	4%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Property type (% of loan mods)

Primary residency	94%	94%	95%	95%	95%	94%	92%	92%	92%	93%	92%	89%	90%	92%	93%	94%	95%	93%
Second home	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	3%	2%	2%	2%	2%	2%	2%
Investment	4%	4%	4%	4%	3%	4%	6%	6%	6%	5%	6%	7%	7%	6%	5%	4%	3%	5%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

¹ Includes loans with missing delinquency status.

² Includes loans with missing MTMLTV data.



3(i) Enterprises Combined - Loan Modifications (Cont.)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Loan Modifications (# of loans)	20,370	17,540	16,125	16,773	13,991	10,773	9,347	11,434	16,134	17,930	16,913	41,375	38,264	25,539	16,596	15,500	14,420	29,920

Principal and Interest Change (%)

Increase	4%	4%	3%	3%	3%	3%	2%	2%	1%	1%	2%	1%	1%	1%	3%	4%	3%	3%
No Change	11%	7%	7%	5%	2%	5%	18%	11%	3%	2%	1%	0%	0%	1%	1%	1%	1%	1%
Decrease <=20%	44%	46%	45%	45%	45%	44%	46%	43%	41%	46%	51%	24%	26%	45%	59%	61%	63%	59%
Decrease 20% <=30%	19%	20%	22%	24%	25%	24%	16%	20%	22%	23%	22%	35%	37%	26%	17%	17%	16%	17%
Decrease > 30%	21%	22%	23%	23%	24%	24%	18%	24%	32%	28%	24%	40%	35%	26%	20%	18%	17%	20%

Types of Modification (%)

Extend Term Only	67%	66%	65%	64%	66%	64%	70%	65%	63%	66%	67%	22%	18%	33%	64%	73%	77%	75%
Reduce Rate Only	0%	0%	0%	0%	0%	0%	2%	1%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Reduce Rate and Extend Term	5%	6%	8%	12%	14%	15%	13%	20%	24%	22%	21%	72%	75%	56%	24%	11%	4%	7%
Reduce Rate, Extend Term and Forbear Principal ¹	27%	28%	26%	23%	19%	20%	14%	11%	12%	11%	11%	6%	7%	11%	12%	16%	19%	18%
Other	0%	0%	0%	0%	0%	0%	2%	3%	1%	0%	0%	0%	0%	0%	0%	0%	0%	0%

60+ Days Re-Delinquency (%)

3 Months after Modification	12%	13%	13%	21%	14%	14%	8%	5%	5%	5%	5%	3%	5%	7%	8%	9%		
6 Months after Modification	18%	18%	28%	28%	22%	19%	10%	7%	7%	7%	7%	5%	7%	9%	11%			
9 Months after Modification	20%	29%	33%	31%	25%	19%	10%	7%	9%	7%	8%	6%	8%	10%				
12 Months after Modification	29%	32%	33%	31%	24%	19%	10%	8%	7%	7%	8%	6%	8%					

¹ May include principal forgiveness.



3(ii) Fannie Mae - Loan Modifications

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Loan Modifications (# of loans)	12,598	10,954	10,138	10,130	8,737	6,608	5,757	7,365	10,778	11,605	10,689	25,390	24,856	16,266	10,392	9,863	8,881	18,744

Delinquency Status at Modification (% of loan mods)

Current ¹	1%	1%	1%	1%	0%	0%	0%	0%	0%	0%	1%	0%	0%	0%	0%	1%	0%	0%
30 - 59 days delinquent	2%	2%	2%	2%	2%	2%	2%	1%	1%	1%	0%	0%	0%	1%	1%	1%	1%	1%
60 - 89 days delinquent	7%	6%	5%	5%	5%	5%	8%	4%	1%	1%	1%	0%	1%	1%	1%	2%	2%	1%
90-179 days delinquent	55%	53%	55%	56%	57%	50%	55%	40%	21%	12%	9%	6%	9%	12%	17%	25%	32%	17%
180 - 364 days delinquent	23%	27%	27%	25%	27%	30%	23%	43%	57%	34%	24%	13%	15%	19%	23%	27%	30%	23%
365+ days delinquent	11%	11%	10%	11%	9%	14%	12%	11%	19%	51%	65%	80%	76%	67%	58%	45%	36%	58%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

MTMLTV at Modification (% of loan mods)

MTMLTV <= 80% ²	80%	81%	81%	79%	82%	82%	85%	86%	89%	93%	94%	96%	97%	97%	96%	95%	94%	96%
80% < MTMLTV <= 100%	16%	15%	16%	17%	15%	15%	14%	13%	10%	6%	5%	4%	2%	2%	3%	5%	5%	3%
MTMLTV > 100%	4%	3%	3%	4%	2%	3%	2%	2%	1%	1%	1%	0%	0%	0%	0%	0%	1%	0%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Year of Origination (% of loan mods)

2004 & Prior	16%	15%	15%	13%	12%	12%	10%	9%	9%	7%	7%	7%	6%	7%	7%	7%	7%	7%
2005-2008	33%	31%	29%	26%	23%	25%	21%	17%	19%	15%	14%	13%	11%	11%	11%	11%	10%	11%
2009 & later	51%	54%	56%	62%	64%	63%	69%	74%	72%	78%	79%	80%	83%	82%	82%	82%	83%	82%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Modification History (% of loan mods)

First time modification	67%	67%	68%	71%	72%	70%	77%	80%	77%	82%	81%	81%	83%	83%	82%	82%	82%	82%
Second time modification	22%	22%	22%	20%	19%	20%	16%	14%	15%	12%	13%	13%	12%	12%	12%	13%	12%	12%
Three plus time modification	11%	11%	10%	9%	9%	10%	7%	7%	8%	6%	6%	6%	5%	5%	5%	5%	5%	5%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Property type (% of loan mods)

Primary residency	94%	94%	95%	95%	95%	95%	93%	92%	92%	93%	92%	89%	90%	91%	93%	94%	95%	93%
Second home	2%	2%	1%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%
Investment	4%	4%	4%	4%	4%	3%	5%	6%	6%	5%	6%	8%	7%	7%	5%	4%	3%	5%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

¹ Includes loans with missing delinquency status.

² Includes loans with missing MTMLTV data.



3(ii) Fannie Mae - Loan Modifications (cont.)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Loan Modifications (# of loans)	12,598	10,954	10,138	10,130	8,737	6,608	5,757	7,365	10,778	11,605	10,689	25,390	24,856	16,266	10,392	9,863	8,881	18,744

Principal and Interest Change (%)

Increase	3%	2%	2%	2%	2%	2%	1%	1%	1%	1%	1%	0%	0%	1%	1%	1%	1%	1%
No Change	3%	1%	0%	0%	0%	2%	14%	11%	1%	1%	1%	0%	0%	0%	1%	1%	1%	1%
Decrease <=20%	51%	52%	50%	49%	48%	47%	49%	46%	43%	47%	53%	26%	27%	46%	59%	61%	64%	64%
Decrease 20% <=30%	20%	21%	23%	24%	25%	24%	16%	19%	23%	23%	22%	34%	36%	27%	19%	19%	17%	17%
Decrease > 30%	23%	23%	25%	24%	25%	25%	19%	23%	33%	29%	24%	39%	36%	27%	20%	18%	17%	17%

Types of Modification (%)

Extend Term Only	70%	69%	70%	68%	68%	64%	70%	68%	61%	65%	65%	22%	16%	30%	59%	69%	74%	71%
Reduce Rate Only	0%	0%	0%	0%	0%	0%	3%	1%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Reduce Rate and Extend Term	4%	6%	8%	12%	14%	16%	13%	18%	25%	22%	21%	70%	75%	57%	25%	12%	4%	8%
Reduce Rate, Extend Term and Forbear Principal ¹	25%	25%	22%	19%	18%	20%	13%	12%	14%	12%	14%	8%	8%	13%	16%	19%	22%	21%
Other	0%	0%	0%	0%	0%	0%	1%	1%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%

60+ Days Re-Delinquency (%)

3 Months after Modification	12%	12%	13%	18%	13%	12%	8%	5%	4%	4%	4%	3%	4%	7%	8%	9%		
6 Months after Modification	18%	18%	26%	28%	20%	18%	9%	6%	7%	7%	6%	5%	7%	9%	10%			
9 Months after Modification	20%	29%	33%	31%	24%	19%	10%	7%	9%	7%	7%	6%	8%	10%				
12 Months after Modification	27%	33%	33%	31%	23%	19%	10%	7%	7%	7%	8%	6%	8%					

¹ May include principal forgiveness.



3(iii) Freddie Mac - Loan Modifications

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Loan Modifications (# of loans)	7,772	6,586	5,987	6,643	5,254	4,165	3,590	4,069	5,356	6,325	6,224	15,985	13,408	9,273	6,204	5,637	5,539	11,176

Delinquency Status at Modification (% of loan mods)

Current	1%	1%	1%	1%	2%	2%	2%	1%	1%	2%	3%	1%	1%	1%	1%	1%	1%	1%
30 - 59 days delinquent	6%	8%	9%	7%	4%	8%	4%	5%	4%	10%	5%	8%	6%	4%	4%	8%	10%	4%
60 - 89 days delinquent	6%	6%	7%	6%	5%	6%	7%	4%	3%	2%	2%	2%	2%	2%	3%	5%	8%	3%
90-179 days delinquent	48%	42%	41%	46%	47%	40%	55%	31%	25%	14%	10%	6%	10%	12%	17%	22%	27%	17%
180 - 364 days delinquent	27%	29%	29%	28%	29%	31%	21%	48%	52%	30%	23%	11%	15%	19%	23%	26%	24%	23%
365+ days delinquent	13%	14%	13%	13%	13%	14%	11%	11%	15%	42%	57%	71%	67%	61%	52%	38%	29%	52%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

MTMLTV at Modification (% of loan mods)

MTMLTV <= 80%	82%	80%	81%	80%	80%	80%	86%	86%	89%	92%	93%	95%	97%	97%	95%	95%	93%	95%
80% < MTMLTV <= 100%	14%	16%	15%	16%	17%	17%	12%	12%	10%	7%	6%	4%	3%	3%	4%	5%	6%	4%
MTMLTV > 100%	4%	4%	4%	4%	4%	3%	2%	1%	1%	1%	1%	0%	0%	0%	0%	0%	0%	0%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Year of Origination (% of loan mods)

2004 & Prior	16%	16%	14%	13%	12%	13%	10%	8%	8%	7%	7%	5%	6%	6%	6%	5%	6%	6%
2005-2008	32%	29%	27%	28%	26%	26%	22%	16%	15%	15%	13%	10%	10%	9%	9%	10%	8%	9%
2009 & later	51%	55%	59%	59%	62%	60%	68%	76%	77%	79%	81%	85%	84%	85%	85%	85%	86%	85%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Modification History (% of loan mods)

First time modification	66%	69%	72%	68%	76%	75%	82%	89%	91%	87%	91%	95%	89%	90%	91%	90%	91%	91%
Second time modification	24%	21%	20%	21%	15%	17%	12%	8%	7%	8%	6%	4%	8%	7%	7%	8%	7%	7%
Three plus time modification	11%	10%	9%	11%	8%	8%	6%	3%	3%	4%	3%	1%	3%	2%	3%	3%	2%	3%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

Property type (% of loan mods)

Primary residency	95%	94%	95%	95%	95%	94%	92%	92%	92%	93%	92%	90%	91%	92%	93%	94%	95%	93%
Second home	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	2%	5%	2%	2%	2%	2%	2%	2%
Investment	3%	4%	3%	3%	3%	4%	6%	6%	5%	5%	6%	5%	7%	6%	5%	4%	3%	5%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%



3(iii) Freddie Mac - Loan Modifications (cont.)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Loan Modifications (# of loans)	7,772	6,586	5,987	6,643	5,254	4,165	3,590	4,069	5,356	6,325	6,224	15,985	13,408	9,273	6,204	5,637	5,539	11,176

Principal and Interest Change (%)

Increase	7%	7%	5%	5%	5%	6%	3%	3%	2%	2%	3%	1%	2%	3%	5%	7%	6%	5%
No Change	26%	17%	17%	13%	6%	11%	24%	10%	8%	4%	2%	1%	0%	1%	1%	2%	1%	1%
Decrease <=20%	33%	37%	37%	38%	41%	38%	41%	36%	38%	43%	48%	20%	25%	45%	60%	60%	62%	60%
Decrease 20% <=30%	17%	19%	21%	23%	25%	23%	16%	24%	22%	24%	23%	37%	39%	26%	15%	14%	13%	15%
Decrease > 30%	17%	20%	20%	21%	23%	23%	16%	27%	29%	27%	24%	41%	34%	25%	19%	17%	18%	19%

Types of Modification (%)

Extend Term Only	63%	59%	59%	59%	63%	64%	70%	61%	67%	69%	71%	22%	21%	37%	72%	80%	82%	81%
Reduce Rate Only	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%
Reduce Rate and Extend Term	7%	8%	8%	12%	15%	15%	11%	22%	23%	21%	22%	75%	73%	56%	21%	9%	4%	6%
Reduce Rate, Extend Term and Forbear Principal ¹	30%	33%	33%	28%	22%	20%	14%	10%	9%	9%	6%	3%	6%	7%	7%	11%	14%	12%
Other	0%	0%	0%	0%	0%	1%	5%	7%	1%	1%	1%	0%	0%	0%	0%	0%	0%	0%

60+ Days Re-Delinquency (%)

3 Months after Modification	15%	16%	13%	25%	16%	16%	9%	6%	6%	6%	6%	4%	6%	8%	9%	10%		
6 Months after Modification	20%	20%	31%	29%	24%	19%	11%	7%	8%	8%	7%	5%	8%	9%	11%			
9 Months after Modification	21%	32%	33%	32%	26%	20%	10%	9%	9%	8%	8%	6%	7%	10%				
12 Months after Modification	31%	31%	32%	30%	25%	19%	10%	10%	8%	8%	8%	6%	7%					

¹ May include principal forgiveness.



4 Enterprises Combined - Home Forfeiture Actions (# of loans)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Short Sales	1,139	959	913	809	699	740	688	541	487	338	219	170	193	119	126	103	148	251
Deeds-in-lieu	407	356	359	339	223	184	135	172	168	106	89	70	57	52	37	45	45	90
Nonforeclosure - Home Forfeiture Actions ¹	1,546	1,315	1,272	1,148	922	924	823	713	655	444	308	240	250	171	163	148	193	341
Third-party Sales	3,592	3,220	2,774	2,972	647	805	900	1,063	1,260	1,291	1,525	1,490	1,846	1,667	1,583	2,013	2,156	4,169
Foreclosure Sales	6,618	6,450	5,700	4,732	381	989	1,033	1,036	1,021	1,243	1,688	1,564	1,612	1,899	1,714	1,687	1,627	3,314
Third-party & Foreclosure Sales	10,210	9,670	8,474	7,704	1,028	1,794	1,933	2,099	2,281	2,534	3,213	3,054	3,458	3,566	3,297	3,700	3,783	7,483
Foreclosure Starts	29,480	29,970	30,010	28,978	7,551	6,809	6,302	9,125	6,233	7,253	6,178	20,624	19,388	17,327	18,693	19,809	17,919	37,728

Top Five Reasons for Delinquency (at period end)

National emergency declaration				5%	84%	87%	86%	85%	84%	81%	75%	70%	65%	61%	55%	50%	44%
Curtailment of Income	27%	26%	22%	20%	4%	3%	3%	3%	4%	4%	6%	8%	8%	9%	10%	12%	14%
Excessive obligations	22%	23%	22%	20%	4%	2%	2%	3%	3%	3%	4%	5%	6%	7%	7%	9%	10%
Unemployment	6%	7%	7%	6%	1%	1%	1%	1%	1%	1%	2%	2%	2%	3%	3%	4%	6%
Illness of principal mortgagor or family member	8%	8%	8%	8%	1%	1%	1%	1%	1%	1%	1%	2%	2%	3%	3%	4%	5%

¹ Short sales and deeds-in-lieu of foreclosure completed.



5(i) Enterprises Combined - Real Estate Owned (# of loans)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Acquisitions	7,051	6,771	5,982	5,035	660	1,223	1,141	1,228	1,200	1,358	1,751	1,480	1,523	1,880	1,706	1,692	1,639	3,331
Dispositions	(8,903)	(7,270)	(6,741)	(6,942)	(5,466)	(5,048)	(2,985)	(2,446)	(1,834)	(1,195)	(991)	(1,255)	(1,239)	(993)	(977)	(1,529)	(1,767)	(3,296)
Inventory (at period end) ¹	23,124	22,626	21,868	20,457	15,487	11,614	9,739	8,522	7,840	8,001	8,781	9,048	9,341	10,251	10,997	11,190	11,061	

Acquisitions by State

Arizona	70	82	70	40	23	13	15	7	7	12	5	2	3	15	9	6	8	14
California	203	199	163	139	29	50	20	22	16	37	51	25	15	38	63	52	30	82
Florida	825	719	510	526	26	66	113	122	70	73	109	69	47	49	51	58	53	111
Nevada	59	53	28	26	3	6	8	6	1	5	5	9	10	23	26	18	19	37
Subtotal	1,157	1,053	771	731	81	135	156	157	94	127	170	105	75	125	149	134	110	244
Selected Midwest States ²	1,496	1,421	1,336	1,098	133	254	249	293	288	356	511	480	440	557	472	447	456	903
All other States	4,398	4,297	3,875	3,206	446	834	736	778	818	875	1,070	895	1,008	1,198	1,085	1,111	1,073	2,184
Total Acquisitions	7,051	6,771	5,982	5,035	660	1,223	1,141	1,228	1,200	1,358	1,751	1,480	1,523	1,880	1,706	1,692	1,639	3,331

Inventory by State

Arizona	192	172	171	143	118	70	58	38	34	37	39	32	29	40	45	42	38
California	697	679	604	533	408	298	222	188	164	175	206	187	176	192	236	252	238
Florida	1,938	1,898	1,656	1,532	1,051	698	581	512	441	417	466	429	389	387	392	379	358
Nevada	234	221	175	132	102	69	60	53	37	37	36	44	46	67	90	96	92
Subtotal	3,061	2,970	2,606	2,340	1,679	1,135	921	791	676	666	747	692	640	686	763	769	726
Selected Midwest States ²	4,410	4,357	4,321	3,877	2,836	2,109	1,825	1,632	1,544	1,654	1,964	2,151	2,307	2,590	2,827	2,900	2,881
All other States	15,653	15,299	14,941	14,240	10,972	8,370	6,993	6,099	5,620	5,681	6,070	6,205	6,394	6,975	7,407	7,521	7,454
Total Inventory¹	23,124	22,626	21,868	20,457	15,487	11,614	9,739	8,522	7,840	8,001	8,781	9,048	9,341	10,251	10,997	11,190	11,061

¹ 2020 data includes MECA REO properties.

² Select Midwest states are Illinois, Indiana, Michigan and Ohio.



5(ii) Fannie Mae - Real Estate Owned (# of loans)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Acquisitions	5,068	4,767	4,216	3,594	470	867	768	874	825	927	1,218	1,042	1,034	1,302	1,074	983	969	1,952
Dispositions	(6,075)	(4,800)	(4,560)	(4,680)	(3,920)	(3,922)	(2,335)	(1,930)	(1,332)	(734)	(626)	(820)	(834)	(611)	(665)	(1,012)	(1,133)	(2,145)
Inventory (at period end) ¹	17,255	17,223	16,879	16,289	12,675	9,572	7,973	6,918	6,363	6,554	7,166	7,430	7,639	8,353	8,779	8,780	8,615	

Acquisitions by State

Arizona	61	69	58	35	21	11	15	7	5	9	5	2	2	10	3	4	8	12
California	173	160	138	116	26	49	14	20	11	29	38	16	9	31	43	38	19	57
Florida	634	565	381	414	23	51	88	88	51	55	86	54	31	40	42	41	35	76
Nevada	49	44	20	23	2	3	8	4	1	5	5	7	5	17	11	4	5	9
Subtotal	917	838	597	588	72	114	125	119	68	98	134	79	47	98	99	87	67	154
Selected Midwest States ²	994	922	887	716	86	155	151	177	164	205	317	321	284	370	278	208	227	435
All other States	3,157	3,007	2,732	2,290	312	598	492	578	593	624	767	642	703	834	697	688	675	1,363
Total Acquisitions	5,068	4,767	4,216	3,594	470	867	768	874	825	927	1,218	1,042	1,034	1,302	1,074	983	969	1,952

Inventory by State

Arizona	164	149	152	127	106	61	54	37	31	33	37	31	27	34	33	29	28
California	564	547	500	456	356	264	191	160	136	144	170	146	134	150	179	191	173
Florida	1,527	1,541	1,356	1,251	875	592	492	431	380	366	406	378	341	343	347	332	303
Nevada	182	177	141	108	80	57	49	43	31	33	34	40	37	52	60	52	48
Subtotal	2,437	2,414	2,149	1,942	1,417	974	786	671	578	576	647	595	539	579	619	604	552
Selected Midwest States ²	3,036	3,081	3,094	2,908	2,218	1,637	1,383	1,206	1,141	1,230	1,452	1,635	1,761	1,973	2,119	2,115	2,099
All other States	11,782	11,728	11,636	11,439	9,040	6,961	5,804	5,041	4,644	4,748	5,067	5,200	5,339	5,801	6,041	6,061	5,964
Total Inventory ¹	17,255	17,223	16,879	16,289	12,675	9,572	7,973	6,918	6,363	6,554	7,166	7,430	7,639	8,353	8,779	8,780	8,615

¹ 2020 data includes MECA REO properties.

² Select Midwest states are Illinois, Indiana, Michigan and Ohio.



5(iii) Freddie Mac - Real Estate Owned (# of loans)

	2Q19	3Q19	4Q19	1Q20	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23	YTD 2023
Acquisitions	1,983	2,004	1,766	1,441	190	356	373	354	375	431	533	438	489	578	632	709	670	1,379
Dispositions	(2,828)	(2,470)	(2,181)	(2,262)	(1,546)	(1,126)	(650)	(516)	(502)	(461)	(365)	(435)	(405)	(382)	(312)	(517)	(634)	(1,151)
Inventory (at period end)	5,869	5,403	4,989	4,168	2,812	2,042	1,766	1,604	1,477	1,447	1,615	1,618	1,702	1,898	2,218	2,410	2,446	

Acquisitions by State

Arizona	9	13	12	5	2	2	-	-	2	3	-	-	1	5	6	2	-	2
California	30	39	25	23	3	1	6	2	5	8	13	9	6	7	20	14	11	25
Florida	191	154	129	112	3	15	25	34	19	18	23	15	16	9	9	17	18	35
Nevada	10	9	8	3	1	3	-	2	-	-	-	2	5	6	15	14	14	28
Subtotal	240	215	174	143	9	21	31	38	26	29	36	26	28	27	50	47	43	90
Selected Midwest States ¹	502	499	449	382	47	99	98	116	124	151	194	159	156	187	194	239	229	468
All other States	1,241	1,290	1,143	916	134	236	244	200	225	251	303	253	305	364	388	423	398	821
Total Acquisitions	1,983	2,004	1,766	1,441	190	356	373	354	375	431	533	438	489	578	632	709	670	1,379

Inventory by State

Arizona	28	23	19	16	12	9	4	1	3	4	2	1	2	6	12	13	10	
California	133	132	104	77	52	34	31	28	28	31	36	41	42	42	57	61	65	
Florida	411	357	300	281	176	106	89	81	61	51	60	51	48	44	45	47	55	
Nevada	52	44	34	24	22	12	11	10	6	4	2	4	9	15	30	44	44	
Subtotal	624	556	457	398	262	161	135	120	98	90	100	97	101	107	144	165	174	
Selected Midwest States ¹	1,374	1,276	1,227	969	618	472	442	426	403	424	512	516	546	617	708	785	782	
All other States	3,871	3,571	3,305	2,801	1,932	1,409	1,189	1,058	976	933	1,003	1,005	1,055	1,174	1,366	1,460	1,490	
Total Inventory	5,869	5,403	4,989	4,168	2,812	2,042	1,766	1,604	1,477	1,447	1,615	1,618	1,702	1,898	2,218	2,410	2,446	

¹ Select Midwest states are Illinois, Indiana, Michigan and Ohio.



Enterprises Single-Family Book Profile - As of June 30, 2023

The top 5 states for the relevant columns are highlighted.

State	Total Loan Count	Delinquent Loans (DLQ)									Loans in Forbearance Plan						REO Inventory ³
		Total	30-59 Days DLQ ¹	60-89 Days DLQ	90-179 Days DLQ	180-364 Days DLQ	365+ Days DLQ	Serious Delinquent (90+ FC In)	Serious Delinquent (90+ FC In) Rates	% of DLQ Loans >=365 Days DLQ	30-89 Days	90-179 Days	180-269 Days	270-364 Days	365+ Days	Total	
AK	54,652	784	394	100	102	101	87	290	0.5%	11.1%	18	26	15	10	-	69	52
AL	355,610	7,034	3,956	942	911	651	574	2,137	0.6%	8.2%	224	157	60	56	9	506	332
AR	200,518	3,305	1,805	452	389	331	328	1,049	0.5%	9.9%	133	86	54	28	4	305	162
AZ	899,474	11,557	6,584	1,546	1,593	1,309	525	3,431	0.4%	4.5%	731	551	341	177	25	1,825	38
CA	3,960,323	50,878	27,690	6,357	7,078	5,936	3,817	16,843	0.4%	7.5%	2,986	2,525	1,355	962	142	7,970	238
CO	794,693	8,950	5,044	1,074	1,203	1,012	617	2,833	0.4%	6.9%	489	406	209	126	20	1,250	33
CT	350,038	6,391	3,259	844	752	634	902	2,292	0.7%	14.1%	186	159	90	76	9	520	228
DC	73,176	1,517	617	149	201	208	342	753	1.0%	22.5%	73	51	32	23	3	182	11
DE	126,168	1,886	989	228	236	181	252	670	0.5%	13.4%	74	53	33	16	5	181	20
FL	2,074,152	37,930	18,888	4,650	4,916	4,973	4,503	14,404	0.7%	11.9%	1,854	1,411	1,271	496	92	5,124	358
GA	978,637	17,930	9,920	2,430	2,405	1,777	1,398	5,588	0.6%	7.8%	785	650	343	228	44	2,050	189
HI	111,859	1,603	712	182	165	160	384	709	0.6%	24.0%	60	36	22	15	3	136	45
IA	290,364	4,255	2,269	566	545	453	422	1,422	0.5%	9.9%	133	101	48	37	6	325	173
ID	221,822	2,709	1,579	358	362	269	141	772	0.3%	5.2%	121	92	61	26	6	306	11
IL	1,325,497	24,249	11,623	3,063	3,210	2,785	3,568	9,574	0.7%	14.7%	938	763	422	260	52	2,435	1,137
IN	640,653	11,646	6,359	1,656	1,440	1,166	1,025	3,634	0.6%	8.8%	378	268	162	78	17	903	274
KS	222,347	3,505	1,997	485	486	313	224	1,025	0.5%	6.4%	125	113	55	41	5	339	142
KY	320,252	5,345	2,700	707	691	554	693	1,940	0.6%	13.0%	138	116	83	46	22	405	108
LA	310,739	8,475	4,380	1,117	1,103	923	952	2,986	1.0%	11.2%	278	198	98	65	8	647	357
MA	713,289	10,994	6,014	1,370	1,375	1,088	1,147	3,615	0.5%	10.4%	355	316	186	83	12	952	174
MD	701,426	12,367	6,143	1,525	1,531	1,332	1,836	4,707	0.7%	14.8%	465	397	233	153	24	1,272	360
ME	113,049	1,757	873	182	156	152	394	704	0.6%	22.4%	62	34	22	18	3	139	67
MI	1,042,168	16,904	9,703	2,495	2,331	1,507	868	4,709	0.5%	5.1%	539	471	275	180	44	1,509	741
MN	739,482	9,336	5,154	1,247	1,398	996	541	2,940	0.4%	5.8%	463	400	191	117	26	1,197	355
MO	587,176	8,605	4,855	1,197	1,099	851	603	2,554	0.4%	7.0%	327	263	155	85	15	845	351
MS	142,008	3,877	2,124	549	483	379	342	1,206	0.8%	8.8%	122	72	46	31	9	280	217
MT	112,419	1,343	777	168	170	130	98	398	0.4%	7.3%	54	41	16	8	3	122	17
NC	994,909	14,115	8,097	1,853	1,727	1,214	1,224	4,171	0.4%	8.7%	500	349	191	120	23	1,183	181
ND	60,583	669	326	70	89	89	95	273	0.5%	14.2%	18	19	12	3	-	52	19
NE	184,707	2,390	1,365	311	331	235	148	714	0.4%	6.2%	101	69	42	24	4	240	30
NH	156,089	2,078	1,153	266	276	195	188	660	0.4%	9.0%	84	60	27	24	2	197	26
NJ	925,941	16,588	7,907	1,976	1,952	1,844	2,909	6,708	0.7%	17.5%	572	517	296	199	35	1,619	304
NM	169,784	2,842	1,423	339	316	282	482	1,081	0.6%	17.0%	87	62	55	24	8	236	67
NV	358,364	5,381	2,506	668	761	670	776	2,208	0.6%	14.4%	302	265	158	97	12	834	92
NY	1,248,078	28,441	12,997	3,093	3,021	2,806	6,524	12,359	1.0%	22.9%	843	656	386	246	54	2,185	616
OH	1,029,156	18,622	9,750	2,363	2,284	2,024	2,201	6,520	0.6%	11.8%	583	388	241	139	112	1,463	729
OK	261,604	4,981	2,604	626	596	539	616	1,753	0.7%	12.4%	177	135	93	46	10	461	141
OR	514,913	6,010	3,040	726	872	792	580	2,244	0.4%	9.7%	295	271	180	95	14	855	70
PA	1,070,790	21,025	10,521	2,706	2,531	2,146	3,121	7,817	0.7%	14.8%	618	474	243	181	26	1,542	412
RI	104,202	1,672	863	227	203	154	225	584	0.6%	13.5%	51	47	23	12	51	184	28
SC	490,073	8,028	4,467	1,082	1,011	766	702	2,479	0.5%	8.7%	278	225	116	57	7	683	119
SD	75,155	832	486	112	90	66	66	234	0.3%	7.9%	24	21	5	5	1	56	15
TN	568,882	8,087	4,672	1,106	1,007	811	491	2,310	0.4%	6.1%	328	243	101	117	10	799	101
TX	2,283,258	42,675	23,720	5,821	5,531	4,254	3,349	13,143	0.6%	7.8%	2,263	1,614	784	547	89	5,297	348
UT	440,149	5,682	3,272	720	820	611	259	1,690	0.4%	4.6%	309	269	198	95	15	886	-
VA	913,357	11,512	6,434	1,519	1,476	1,119	964	3,563	0.4%	8.4%	430	345	162	116	20	1,073	164
VT	60,530	863	445	106	98	98	116	313	0.5%	13.4%	22	31	13	6	2	74	54
WA	927,707	9,763	5,041	1,161	1,349	1,222	990	3,562	0.4%	10.1%	559	469	266	135	27	1,456	47
WI	641,077	7,539	4,209	1,080	915	674	661	2,255	0.4%	8.8%	239	160	74	48	15	536	170
WV	88,724	2,285	1,317	306	248	217	197	664	0.7%	8.6%	60	36	18	14	4	132	183
WY	53,241	748	417	99	120	77	35	232	0.4%	4.7%	42	27	11	10	1	91	33
Other ²	112,232	4,705	2,231	616	728	321	809	1,859	1.7%	17.2%	96	23	43	13	6	181	922
Total	31,195,496	502,665	265,671	64,591	64,683	53,409	54,311	172,581	0.6%	10.8%	20,992	16,531	9,616	5,814	1,156	54,109	11,061

¹ Includes other loans that cannot be categorized due to missing attributes.

² Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.

³ May include a small volume of Fannie Mae REO properties associated with a specific reverse mortgage transaction.



Fannie Mae Single-Family Book Profile - As of June 30, 2023

State	Total Loan Count	Delinquent Loans (DLQ) ¹									Loans in Forbearance Plan					REO Inventory ³	
		Total	30-59 Days DLQ	60-89 Days DLQ	90-179 Days DLQ	180-364 Days DLQ	365+ Days DLQ	Serious Delinquent (90+ FC In)	Serious Delinquent (90+ FC In) Rates	% of DLQ Loans >=365 Days DLQ	30-89 Days	90-179 Days	180-269 Days	270-364 Days	365+ Days		Total
AK	28,304	398	187	54	55	55	47	157	0.6%	11.8%	12	14	8	7	-	41	32
AL	205,321	3,986	2,267	543	527	352	297	1,176	0.6%	7.5%	152	86	32	35	5	310	254
AR	112,778	1,874	1,045	268	215	184	162	562	0.5%	8.6%	94	44	26	13	2	179	131
AZ	505,502	6,418	3,581	871	905	758	303	1,967	0.4%	4.7%	477	311	204	95	16	1,103	28
CA	2,342,048	28,965	15,586	3,703	4,076	3,493	2,107	9,683	0.4%	7.3%	2,011	1,491	828	573	80	4,983	173
CO	464,762	5,105	2,803	630	711	596	365	1,673	0.4%	7.1%	325	227	121	68	13	754	25
CT	186,819	3,483	1,794	457	425	331	476	1,234	0.7%	13.7%	117	76	42	41	2	278	192
DC	41,303	839	342	90	117	113	177	409	1.0%	21.1%	61	30	18	12	1	122	11
DE	70,375	1,013	533	116	141	88	135	365	0.5%	13.3%	44	32	16	11	3	106	16
FL	1,153,434	21,472	10,603	2,686	2,852	2,909	2,422	8,191	0.7%	11.3%	1,228	848	805	282	48	3,211	303
GA	545,845	9,641	5,276	1,350	1,352	926	737	3,019	0.6%	7.6%	520	357	176	135	18	1,206	144
HI	72,267	987	432	116	113	103	223	439	0.6%	22.6%	45	27	14	8	3	97	34
IA	177,749	2,589	1,390	346	336	275	242	854	0.5%	9.3%	80	52	28	24	3	187	135
ID	135,848	1,584	913	205	229	169	68	466	0.3%	4.3%	92	58	38	17	4	209	7
IL	699,018	12,700	6,145	1,578	1,757	1,494	1,726	4,981	0.7%	13.6%	635	457	257	148	28	1,525	804
IN	320,976	5,816	3,185	810	736	606	479	1,823	0.6%	8.2%	255	149	93	37	11	545	205
KS	112,663	1,712	964	235	245	148	120	515	0.5%	7.0%	75	51	32	23	3	184	102
KY	147,293	2,605	1,291	340	335	275	364	976	0.7%	14.0%	85	59	35	19	18	216	75
LA	176,042	4,936	2,537	643	661	541	554	1,761	1.0%	11.2%	182	119	54	39	4	398	286
MA	385,420	5,924	3,200	756	763	591	614	1,970	0.5%	10.4%	236	183	111	54	7	591	148
MD	382,514	6,477	3,201	814	814	714	934	2,468	0.6%	14.4%	328	237	140	93	11	809	285
ME	55,329	919	429	89	70	87	244	402	0.7%	26.6%	40	17	11	9	2	79	56
MI	567,533	8,956	5,190	1,322	1,219	788	437	2,446	0.4%	4.9%	334	235	148	110	15	842	541
MN	423,540	5,133	2,784	703	791	561	294	1,649	0.4%	5.7%	297	232	123	72	16	740	248
MO	314,840	4,364	2,488	616	563	433	264	1,260	0.4%	6.0%	199	130	78	36	6	449	269
MS	91,529	2,498	1,393	361	291	250	203	746	0.8%	8.1%	83	42	33	21	5	184	175
MT	67,071	781	450	110	102	68	51	221	0.3%	6.5%	33	27	10	7	2	79	11
NC	560,653	7,632	4,373	1,026	945	671	617	2,237	0.4%	8.1%	339	201	111	70	19	740	133
ND	32,562	359	171	40	55	41	52	148	0.5%	14.5%	13	10	2	2	-	27	13
NE	118,975	1,553	893	193	228	145	94	467	0.4%	6.1%	69	47	30	17	3	166	26
NH	81,292	1,038	563	138	153	96	88	338	0.4%	8.5%	51	31	11	12	1	106	21
NJ	517,724	8,933	4,288	1,065	1,081	1,023	1,476	3,583	0.7%	16.5%	380	307	166	117	17	987	258
NM	104,338	1,755	884	224	194	176	277	648	0.6%	15.8%	62	41	30	14	5	152	48
NV	212,347	3,244	1,499	388	475	430	452	1,358	0.6%	13.9%	224	169	98	66	10	567	48
NY	704,345	15,257	6,854	1,636	1,584	1,553	3,630	6,773	1.0%	23.8%	557	378	220	151	36	1,342	486
OH	499,000	9,881	5,141	1,218	1,245	1,115	1,162	3,530	0.7%	11.8%	349	223	142	79	94	887	549
OK	148,899	2,717	1,401	363	320	297	336	954	0.6%	12.4%	117	82	47	28	3	277	104
OR	289,065	3,277	1,684	369	488	448	288	1,224	0.4%	8.8%	188	156	98	48	10	500	50
PA	594,961	11,506	5,769	1,496	1,395	1,172	1,674	4,255	0.7%	14.5%	412	272	135	104	15	938	351
RI	58,363	969	491	127	118	91	142	353	0.6%	14.7%	30	31	11	10	50	132	22
SC	275,405	4,321	2,423	557	545	431	365	1,341	0.5%	8.4%	183	133	65	34	5	420	83
SD	49,697	523	323	65	46	46	43	135	0.3%	8.2%	15	14	2	4	-	35	12
TN	315,726	4,448	2,571	587	586	435	269	1,291	0.4%	6.0%	214	135	57	59	7	472	76
TX	1,314,280	25,108	13,838	3,438	3,271	2,546	2,015	7,839	0.6%	8.0%	1,548	959	470	337	48	3,362	276
UT	246,902	3,022	1,733	377	442	324	146	912	0.4%	4.8%	188	138	102	50	6	484	-
VA	500,246	6,143	3,478	816	798	587	464	1,853	0.4%	7.6%	263	184	81	58	10	596	130
VT	27,331	437	211	55	52	63	56	171	0.6%	12.8%	12	21	10	5	1	49	47
WA	547,557	5,656	2,943	658	797	704	554	2,056	0.4%	9.8%	371	287	144	72	15	889	31
WI	398,218	4,324	2,391	661	540	383	349	1,276	0.3%	8.1%	163	77	44	35	12	331	127
WV	47,377	1,236	697	171	145	122	101	369	0.8%	8.2%	42	21	10	9	3	85	139
WY	34,033	456	247	63	75	49	22	146	0.4%	4.8%	29	15	9	6	1	60	29
Other ²	82,422	2,816	1,325	385	320	222	564	1,106	1.3%	20.0%	56	18	34	6	4	118	866
Total	17,547,841	277,786	146,200	35,928	36,299	30,078	29,281	95,776	0.5%	10.5%	13,915	9,541	5,610	3,382	701	33,149	8,615

¹ Conventional Delinquency Subset: Excludes government, current month MBS liquidations, and loans with current month missing or erroneous performance data .

² Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.

³ May include a small volume of REO properties associated with a specific reverse mortgage transaction.



Freddie Mac Single-Family Book Profile - As of June 30, 2023

State	Total Loan Count	Delinquent Loans (DLQ)									Loans in Forbearance Plan						REO Inventory
		Total	30-59 Days DLQ ¹	60-89 Days DLQ	90-179 Days DLQ	180-364 Days DLQ	365+ Days DLQ	Serious Delinquent (90+ FC In)	Serious Delinquent (90+ FC In) Rates	% of DLQ Loans >=365 Days DLQ	30-89 Days	90-179 Days	180-269 Days	270-364 Days	365+ Days	Total	
AK	26,348	386	207	46	47	46	40	133	0.5%	10.4%	6	12	7	3	-	28	
AL	150,289	3,048	1,689	399	384	299	277	961	0.6%	9.1%	72	71	28	21	4	196	
AR	87,740	1,431	760	184	174	147	166	487	0.6%	11.6%	39	42	28	15	2	126	
AZ	393,972	5,139	3,003	675	688	551	222	1,464	0.4%	4.3%	254	240	137	82	9	722	
CA	1,618,275	21,913	12,104	2,654	3,002	2,443	1,710	7,160	0.4%	7.8%	975	1,034	527	389	62	2,987	
CO	329,931	3,845	2,241	444	492	416	252	1,160	0.4%	6.6%	164	179	88	58	7	496	
CT	163,219	2,908	1,465	387	327	303	426	1,058	0.6%	14.6%	69	83	48	35	7	242	
DC	31,873	678	275	59	84	95	165	344	1.1%	24.3%	12	21	14	11	2	60	
DE	55,793	873	456	112	95	93	117	305	0.5%	13.4%	30	21	17	5	2	75	
FL	920,718	16,458	8,285	1,964	2,064	2,064	2,081	6,213	0.7%	12.6%	626	563	466	214	44	1,913	
GA	432,792	8,289	4,644	1,080	1,053	851	661	2,569	0.6%	8.0%	265	293	167	93	26	844	
HI	39,592	616	280	66	52	57	161	270	0.7%	26.1%	15	9	8	7	-	39	
IA	112,615	1,666	879	220	209	178	180	568	0.5%	10.8%	53	49	20	13	3	138	
ID	85,974	1,125	666	153	133	100	73	306	0.4%	6.5%	29	34	23	9	2	97	
IL	626,479	11,549	5,478	1,485	1,453	1,291	1,842	4,593	0.7%	15.9%	303	306	165	112	24	910	
IN	319,677	5,830	3,174	846	704	560	546	1,811	0.6%	9.4%	123	119	69	41	6	358	
KS	109,684	1,793	1,033	250	241	165	104	510	0.5%	5.8%	50	62	23	18	2	155	
KY	172,959	2,740	1,409	367	356	279	329	964	0.6%	12.0%	53	57	48	27	4	189	
LA	134,697	3,539	1,843	474	442	382	398	1,225	0.9%	11.2%	96	79	44	26	4	249	
MA	327,869	5,070	2,814	614	612	497	533	1,645	0.5%	10.5%	119	133	75	29	5	361	
MD	318,912	5,890	2,942	711	717	618	902	2,239	0.7%	15.3%	137	160	93	60	13	463	
ME	57,720	838	444	93	86	65	150	302	0.5%	17.9%	22	17	11	9	1	60	
MI	474,635	7,948	4,513	1,173	1,112	719	431	2,263	0.5%	5.4%	205	236	127	70	29	667	
MN	315,942	4,203	2,370	544	607	435	247	1,291	0.4%	5.9%	166	168	68	45	10	457	
MO	272,336	4,241	2,367	581	536	418	339	1,294	0.5%	8.0%	128	133	77	49	9	396	
MS	50,479	1,379	731	188	192	129	139	460	0.9%	10.1%	39	30	13	10	4	96	
MT	45,348	562	327	58	68	62	47	177	0.4%	8.4%	21	14	6	1	1	43	
NC	434,256	6,483	3,724	827	782	543	607	1,934	0.4%	9.4%	161	148	80	50	4	443	
ND	28,021	310	155	30	34	48	43	125	0.4%	13.9%	5	9	10	1	-	25	
NE	65,732	837	472	118	103	90	54	247	0.4%	6.5%	32	22	12	7	1	74	
NH	74,797	1,040	590	128	123	99	100	322	0.4%	9.6%	33	29	16	12	1	91	
NJ	408,217	7,655	3,619	911	871	821	1,433	3,125	0.8%	18.7%	192	210	130	82	18	632	
NM	65,446	1,087	539	115	122	106	205	433	0.7%	18.9%	25	21	25	10	3	84	
NV	146,017	2,137	1,007	280	286	240	324	850	0.6%	15.2%	78	96	60	31	2	267	
NY	543,733	13,184	6,143	1,457	1,437	1,253	2,894	5,586	1.0%	22.0%	286	278	166	95	18	843	
OH	530,156	8,741	4,609	1,145	1,039	909	1,039	2,990	0.6%	11.9%	234	165	99	60	18	576	
OK	112,705	2,264	1,203	263	276	242	280	799	0.7%	12.4%	60	53	46	18	7	184	
OR	225,848	2,733	1,356	357	384	344	292	1,020	0.5%	10.7%	107	115	82	47	4	355	
PA	475,829	9,519	4,752	1,210	1,136	974	1,447	3,562	0.7%	15.2%	206	202	108	77	11	604	
RI	45,839	703	372	100	85	63	83	231	0.5%	11.8%	21	16	12	2	1	52	
SC	214,668	3,707	2,044	525	466	335	337	1,138	0.5%	9.1%	95	92	51	23	2	263	
SD	25,458	309	163	47	44	32	23	99	0.4%	7.4%	9	7	3	1	1	21	
TN	253,156	3,639	2,101	519	421	376	222	1,019	0.4%	6.1%	114	108	44	58	3	327	
TX	968,978	17,567	9,882	2,383	2,260	1,708	1,334	5,304	0.5%	7.6%	715	655	314	210	41	1,935	
UT	193,247	2,660	1,539	343	378	287	113	778	0.4%	4.2%	121	131	96	45	9	402	
VA	413,111	5,369	2,956	703	678	532	500	1,710	0.4%	9.3%	167	161	81	58	10	477	
VT	33,199	426	234	51	46	35	60	142	0.4%	14.1%	10	10	3	1	1	25	
WA	380,150	4,107	2,098	503	552	518	436	1,506	0.4%	10.6%	188	182	122	63	12	567	
WI	242,859	3,215	1,818	419	375	291	312	979	0.4%	9.7%	76	83	30	13	3	205	
WV	41,347	1,049	620	135	103	95	96	295	0.7%	9.2%	18	15	8	5	1	47	
WY	19,208	292	170	36	45	28	13	86	0.4%	4.5%	13	12	2	4	-	31	
Other ²	29,810	1,889	906	231	408	99	245	753	2.5%	13.0%	40	5	9	7	2	63	
Total	13,647,655	224,879	119,471	28,663	28,384	23,331	25,030	76,805	0.6%	11.1%	7,077	6,990	4,006	2,432	455	20,960	2,446

¹ Includes other loans that cannot be categorized due to missing attributes.

² Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.



Enterprises Foreclosure Prevention Actions by State - June 30, 2023

State	2022							YTD-2023							Conservatorship to Date ¹						
	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other 2	Short Sales & Deeds-in-lieu	Total	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other 2	Short Sales & Deeds-in-lieu	Total	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other 2	Short Sales & Deeds-in-lieu	Total
AK	23	146	175	259	-	3	606	13	42	54	46	1	3	159	1,390	2,051	2,018	1,976	49	257	7,851
AL	153	670	1,255	1,725	15	5	3,823	70	227	437	551	3	-	1,288	19,119	11,362	29,522	10,664	1,202	3,123	76,836
AR	95	354	562	941	3	5	1,960	63	160	189	262	1	1	676	7,474	5,348	11,786	5,428	485	2,047	33,204
AZ	212	1,529	2,603	3,630	6	1	7,981	161	765	655	1,243	7	4	2,835	21,969	28,773	81,073	25,430	1,408	46,776	203,785
CA	781	7,455	15,663	18,027	41	11	41,978	516	2,325	2,929	5,862	17	10	11,659	80,852	174,967	321,404	146,580	3,304	107,768	827,961
CO	115	1,140	2,486	2,984	6	3	6,734	87	411	640	890	6	5	2,039	14,595	23,862	33,687	23,126	725	7,770	104,440
CT	166	754	1,866	2,008	4	35	4,833	87	203	390	513	-	9	1,202	12,617	14,999	39,493	16,372	613	7,164	91,312
DC	16	187	550	573	3	7	1,336	15	45	109	137	-	1	307	2,161	2,952	6,340	3,280	130	744	15,672
DE	40	204	449	505	2	8	1,208	19	77	127	154	-	5	382	3,911	3,678	11,252	3,559	217	2,290	25,077
FL	1,113	5,774	10,618	11,775	41	57	29,378	417	3,925	2,278	6,227	22	18	12,887	74,150	138,387	316,188	103,111	5,048	146,560	774,175
GA	361	2,075	4,581	5,675	16	7	12,715	193	605	1,079	1,673	4	2	3,556	39,293	43,701	110,204	41,090	2,616	17,428	255,170
HI	28	187	802	564	1	2	1,584	15	40	131	98	5	-	289	3,310	6,460	9,486	5,225	106	2,452	27,176
IA	172	392	615	953	1	13	2,146	116	138	268	246	2	1	771	9,346	5,190	15,504	5,029	686	2,342	38,711
ID	121	247	371	686	1	-	1,426	73	91	112	236	-	-	512	5,639	5,391	11,783	4,511	273	5,783	33,349
IL	546	2,518	6,073	7,485	19	126	16,767	388	995	1,614	1,978	16	65	5,066	44,314	48,937	149,655	48,019	2,587	43,716	335,770
IN	296	998	1,558	2,552	8	11	5,423	208	336	606	837	4	4	1,995	27,222	14,908	43,474	14,487	2,228	6,992	111,221
KS	75	445	590	970	5	3	2,088	50	133	220	240	5	1	649	8,376	5,453	12,284	5,871	490	2,180	35,410
KY	102	520	820	1,349	2	6	2,799	76	163	323	400	3	2	967	11,965	7,599	18,571	7,503	620	2,877	50,269
LA	327	1,570	2,097	3,300	9	25	7,328	104	248	559	637	1	11	1,560	17,440	19,680	29,752	17,144	1,206	2,442	89,074
MA	133	1,120	2,348	3,254	13	12	6,880	99	329	620	955	9	5	2,017	20,569	22,417	64,319	23,541	1,243	10,807	143,129
MD	244	1,434	3,725	4,287	7	53	9,750	156	399	830	1,172	5	22	2,584	25,921	28,600	84,856	28,222	1,408	18,437	187,068
ME	38	160	292	396	4	8	898	24	64	103	141	2	8	342	4,876	3,229	10,425	3,280	298	2,532	24,802
MI	385	1,707	2,766	4,084	15	17	8,974	297	611	933	1,367	4	5	3,217	40,727	35,397	87,548	28,065	6,367	30,443	229,224
MN	231	992	2,227	3,004	4	8	6,466	144	470	635	915	2	9	2,175	17,880	17,204	46,225	20,039	1,023	11,639	114,364
MO	190	1,002	1,529	2,419	4	20	5,164	148	363	487	738	8	9	1,753	21,135	14,877	36,746	14,698	1,466	7,073	97,589
MS	110	340	643	999	1	8	2,101	58	112	189	273	5	3	640	8,751	5,331	14,827	5,791	603	1,620	37,729
MT	26	129	256	359	1	1	772	16	40	83	112	-	-	251	2,478	2,609	4,780	2,599	108	916	13,708
NC	326	1,655	3,006	3,993	18	10	9,008	183	578	761	1,043	10	-	2,575	33,504	35,378	72,198	29,688	1,789	8,995	183,686
ND	15	83	190	232	-	7	527	10	37	48	45	-	-	140	727	1,348	1,338	1,576	64	171	5,183
NE	57	284	410	750	4	4	1,509	42	124	152	180	1	1	500	4,189	3,431	7,430	4,384	350	1,017	21,084
NH	41	223	437	634	2	-	1,337	24	55	129	195	-	-	403	5,516	4,374	13,081	4,201	272	2,462	30,178
NJ	296	2,204	5,723	5,932	29	70	14,254	155	444	1,183	1,529	11	21	3,343	31,739	50,151	118,660	51,997	1,677	24,815	278,694
NM	89	368	673	861	2	1	1,994	70	113	155	238	4	-	580	6,154	5,790	13,559	5,564	297	3,238	34,889
NV	116	800	1,961	2,015	19	3	4,914	76	239	343	561	4	-	1,223	10,203	19,607	44,722	17,465	640	34,036	124,081
NY	392	3,762	8,711	8,706	34	70	21,675	212	714	1,638	2,169	25	34	4,792	39,953	68,718	140,024	72,402	2,308	15,845	340,318
OH	418	1,486	2,670	4,150	18	28	8,770	269	594	963	1,138	24	16	3,004	38,089	26,557	84,178	27,063	4,007	16,053	197,768
OK	129	581	967	1,511	2	2	3,192	68	196	327	470	6	4	1,071	9,747	7,662	14,354	7,712	621	1,895	42,802
OR	87	775	1,766	2,170	3	3	4,804	76	241	362	624	1	1	1,305	10,103	16,072	30,651	15,365	489	10,675	83,024
PA	448	2,015	3,709	4,781	32	34	11,019	209	535	1,143	1,439	14	15	3,355	41,484	37,333	90,467	37,001	2,270	11,508	222,634
RI	26	200	338	478	4	2	1,048	19	57	101	131	1	-	309	3,904	3,556	12,296	3,153	247	2,892	26,145
SC	142	890	1,653	2,291	10	10	4,996	102	300	466	653	6	4	1,531	17,581	16,717	40,309	14,946	1,131	7,662	99,103
SD	19	68	130	187	-	1	405	12	17	43	54	-	1	127	1,263	1,342	2,180	1,270	95	274	6,543
TN	174	912	1,526	2,334	5	3	4,954	105	290	470	674	3	2	1,544	18,994	16,422	33,014	15,879	1,119	4,155	91,175
TX	1,172	5,822	10,913	14,884	20	25	32,836	558	1,828	2,600	4,440	15	4	9,445	70,285	103,376	116,226	100,047	3,936	8,358	409,048
UT	97	584	974	1,649	4	-	3,308	63	257	310	716	4	-	1,350	9,713	10,726	23,387	10,921	403	7,994	63,444
VA	262	1,659	3,400	4,037	9	13	9,380	152	589	750	1,021	5	2	2,519	24,268	28,869	61,384	28,735	1,184	14,287	159,757
VT	49	110	166	184	-	1	510	24	34	55	57	-	3	173	2,321	1,927	4,192	1,732	135	500	11,011
WA	182	1,280	2,793	3,511	4	4	7,774	130	399	582	1,022	2	6	2,141	20,101	26,406	55,348	24,814	894	18,976	145,788
WI	228	627	1,186	1,773	4	9	3,827	120	202	445	466	6	6	1,245	15,705	11,286	35,175	12,828	907	6,911	83,398
WV	54	199	327	496	3	5	1,084	38	58	93	129	3	4	325	4,667	2,574	7,234	2,468	241	942	18,568
WY	23	90	149	231	-	1	494	9	31	44	51	-	1	136	1,323	1,284	2,231	1,453	61	388	6,888
Other ³	104	618	476	501	119	31	1,849	32	81	157	226	58	4	558	4,691	21,523	25,468	11,561	2,475	846	66,792
Total	11,045	61,344	121,774	153,054	577	792	348,586	6,371	21,330	29,920	47,174	335	332	105,462	973,702	1,215,694	2,652,313	1,118,865	64,121	699,073	6,736,077

¹ Since the first full quarter in conservatorship (4Q08). Freddie Mac's data excludes repayment and forbearance plans completed in 4Q08 and 2009. Fannie Mae's data excludes HomeSaver Advance, charge-offs-in-lieu, short sales and deeds-in-lieu completed in 4Q08.

² Consists of HomeSaver Advance (Fannie Mae), Payment Deferrals and Charge-offs-in-lieu.

³ Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.



Fannie Mae Foreclosure Prevention Actions by State - June 30, 2023

State	2022							YTD-2023							Conservatorship to Date ¹						
	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other ²	Short Sales & Deeds-in-lieu	Total	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other ²	Short Sales & Deeds-in-lieu	Total	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other ²	Short Sales & Deeds-in-lieu	Total
AK	18	93	95	153	-	3	362	3	31	29	28	1	3	95	1,148	1,175	1,265	1,178	45	181	5,090
AL	108	356	818	1,071	12	4	2,369	42	116	289	324	2	-	773	15,230	6,987	20,640	6,791	1,061	2,316	54,564
AR	70	200	343	579	2	4	1,198	33	76	112	151	1	-	373	5,902	3,130	7,984	3,273	441	1,395	22,651
AZ	146	813	1,748	2,227	4	1	4,939	89	404	406	728	5	4	1,636	15,778	16,791	52,302	15,979	1,329	27,720	129,369
CA	540	4,410	9,895	10,620	32	8	25,505	297	1,114	1,802	3,533	14	9	6,769	59,072	105,757	205,979	89,632	3,094	62,992	524,068
CO	67	601	1,603	1,822	5	3	4,101	43	197	409	518	5	5	1,177	11,318	14,680	21,902	14,046	688	4,913	68,315
CT	113	422	1,196	1,182	2	26	2,941	56	113	237	272	-	5	683	9,697	8,870	27,118	9,979	562	4,844	61,224
DC	7	93	360	331	2	5	798	5	22	72	76	-	1	176	1,689	1,650	4,295	2,023	116	468	10,305
DE	26	112	300	298	2	7	745	8	46	79	92	-	3	228	2,892	2,309	7,557	2,249	191	1,589	16,953
FL	937	3,405	6,940	7,363	32	40	18,717	267	2,358	1,498	3,658	15	13	7,809	55,415	80,406	212,218	64,964	4,324	94,063	506,397
GA	259	1,171	2,912	3,428	13	4	7,787	117	299	706	981	2	2	2,107	27,994	24,537	71,342	25,165	2,233	10,777	162,997
HI	20	124	505	355	1	1	1,006	8	22	88	61	3	-	182	2,620	3,913	6,404	3,342	90	1,523	18,092
IA	122	210	397	598	1	12	1,340	75	84	174	134	2	1	470	7,251	3,116	10,437	3,153	597	1,638	26,695
ID	82	123	246	411	1	-	863	46	42	59	132	-	-	279	4,108	2,975	7,587	2,815	257	3,717	21,539
IL	386	1,354	3,605	4,287	16	91	9,739	235	531	970	1,121	7	46	2,910	31,802	25,211	94,554	27,202	2,030	27,726	208,081
IN	137	474	917	1,420	4	7	2,959	93	157	344	421	1	4	1,020	19,948	8,011	27,797	8,039	1,441	4,662	71,390
KS	40	215	335	563	3	2	1,158	27	71	124	128	2	1	353	6,090	2,899	7,796	3,364	426	1,500	22,636
KY	57	236	454	712	2	5	1,466	35	76	197	203	2	1	514	8,709	4,003	11,224	3,892	470	1,891	31,132
LA	247	996	1,343	2,008	7	21	4,622	68	144	364	394	1	9	980	13,831	12,701	21,024	10,512	1,105	1,703	62,063
MA	70	611	1,425	1,916	11	8	4,041	56	154	382	548	9	4	1,153	15,503	12,630	42,472	14,195	1,159	6,983	93,388
MD	158	792	2,361	2,504	6	36	5,857	95	190	493	696	2	17	1,493	18,950	15,896	55,441	17,244	1,266	11,722	120,566
ME	26	76	176	223	1	6	508	10	23	66	80	1	6	186	3,663	1,746	6,950	1,841	266	1,755	16,404
MI	231	911	1,658	2,327	12	13	5,152	174	278	558	724	2	2	1,738	31,023	19,835	55,790	15,887	2,918	19,623	145,988
MN	167	520	1,343	1,818	2	5	3,855	84	229	377	510	-	4	1,204	12,634	9,422	27,413	11,837	966	6,857	69,602
MO	125	475	874	1,343	3	13	2,833	64	161	273	397	5	9	909	15,754	8,012	23,557	8,507	1,209	4,555	62,956
MS	89	195	435	657	1	7	1,384	43	70	126	173	4	3	419	7,362	3,467	11,170	3,921	536	1,273	28,421
MT	19	74	156	209	-	1	459	8	21	57	58	-	-	144	1,881	1,580	3,192	1,616	104	630	9,206
NC	214	911	1,841	2,407	15	6	5,394	99	309	475	604	8	-	1,495	24,846	20,137	46,696	17,886	1,605	5,881	118,865
ND	7	31	113	124	-	6	281	5	19	30	19	-	-	73	525	616	849	816	51	115	3,019
NE	38	152	289	525	2	4	1,010	26	73	104	107	1	1	311	3,333	2,140	5,340	3,037	322	714	15,088
NH	21	131	261	353	2	-	768	9	20	74	106	-	-	209	4,058	2,435	8,371	2,455	255	1,573	19,413
NJ	220	1,342	3,648	3,579	26	55	8,870	73	250	745	901	4	12	1,985	23,983	30,237	80,834	31,879	1,440	16,572	185,128
NM	73	215	449	538	2	1	1,278	55	61	108	163	3	-	390	4,701	3,620	9,053	3,595	267	2,155	23,674
NV	87	515	1,343	1,326	15	1	3,287	44	131	248	377	4	-	804	7,267	12,246	28,642	11,589	571	20,645	79,613
NY	260	2,361	5,396	5,207	28	51	13,303	95	399	1,051	1,243	14	15	2,817	30,206	40,636	94,818	43,287	1,859	10,221	222,267
OH	270	753	1,552	2,414	14	20	5,023	145	316	556	631	12	11	1,671	28,432	14,564	54,397	15,470	2,323	11,021	127,769
OK	95	275	598	956	1	2	1,927	39	99	206	320	4	3	671	7,669	4,395	9,690	4,658	547	1,343	28,945
OR	67	409	1,064	1,239	-	3	2,782	42	102	224	344	1	-	713	7,495	9,447	19,685	8,839	441	6,521	52,364
PA	327	1,197	2,313	2,925	26	28	6,816	124	276	711	828	9	12	1,960	31,357	22,660	60,934	22,838	1,914	7,738	149,491
RI	14	118	221	310	2	-	665	13	30	60	80	1	-	184	2,796	1,957	8,038	1,928	216	1,876	16,926
SC	93	453	1,051	1,369	7	8	2,981	50	145	285	369	3	4	856	12,895	9,441	26,825	9,118	1,023	5,187	65,114
SD	15	35	93	120	-	1	264	5	6	29	28	-	-	68	929	830	1,492	834	87	217	4,491
TN	110	433	953	1,405	3	2	2,906	53	148	289	356	1	2	849	14,766	9,615	22,144	9,685	939	2,896	61,405
TX	880	3,341	7,337	9,249	14	16	20,837	316	982	1,744	2,713	10	4	5,769	54,926	63,247	79,173	61,595	3,683	5,736	274,014
UT	62	276	586	934	3	-	1,861	33	106	175	401	3	-	718	7,197	5,908	14,481	6,514	375	4,724	39,621
VA	195	959	2,139	2,364	7	8	5,672	88	296	465	577	4	2	1,432	17,846	16,618	39,842	17,384	1,106	9,153	102,847
VT	16	62	98	103	-	1	280	6	16	35	36	-	3	96	1,654	966	2,717	899	113	326	6,846
WA	108	699	1,754	2,133	4	4	4,702	75	206	375	621	1	4	1,282	14,938	15,755	36,187	15,264	800	11,963	94,626
WI	172	355	772	1,093	-	7	2,399	69	114	281	297	5	4	770	12,022	6,611	22,554	8,182	813	4,519	55,301
WV	31	99	190	273	3	4	600	27	35	53	68	2	-	185	3,487	1,368	4,340	1,391	207	595	11,752
WY	16	56	98	138	-	1	309	2	14	24	28	-	1	69	1,073	775	1,561	940	59	284	4,822
Other ³	86	477	305	363	115	22	1,368	24	55	106	152	56	3	396	3,494	13,306	17,753	8,834	2,445	688	46,746
Total	7,744	34,717	76,904	91,872	466	584	212,287	3,598	11,237	18,744	27,510	231	233	61,553	729,159	711,239	1,741,826	681,563	52,385	441,679	4,380,239

¹ Since the first full quarter in conservatorship (4Q08). The state level data for HomeSaver Advance, charge-offs-in-lieu, short sales and deeds-in-lieu are not available for 4Q08.

² Consists of HomeSaver Advance (Fannie Mae), Payment Deferrals and Charge-offs-in-lieu.

³ Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.



Freddie Mac Foreclosure Prevention Actions by State - June 30, 2023

State	2022							YTD-2023							Conservatorship to Date ¹						
	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other ²	Short Sales & Deeds-in-lieu	Total	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other ²	Short Sales & Deeds-in-lieu	Total	Repayment Plans	Forbearance Plans	Loan Modifications	Payment Deferral	Other ²	Short Sales & Deeds-in-lieu	Total
AK	5	53	80	106	-	-	244	10	11	25	18	-	-	64	242	876	753	798	4	76	2,761
AL	45	314	437	654	3	1	1,454	28	111	148	227	1	-	515	3,889	4,375	8,882	3,873	141	807	22,272
AR	25	154	219	362	1	1	762	30	84	77	111	1	1	303	1,572	2,218	3,802	2,155	44	652	10,553
AZ	66	716	855	1,403	2	-	3,042	72	361	249	515	2	-	1,199	6,191	11,982	28,771	9,451	79	19,056	74,416
CA	241	3,045	5,768	7,407	9	3	16,473	219	1,211	1,127	2,329	3	1	4,890	21,780	69,210	115,425	56,948	210	44,776	303,893
CO	48	539	883	1,162	1	-	2,633	44	214	231	372	1	-	862	3,277	9,182	11,785	9,080	37	2,857	36,125
CT	53	332	670	826	2	9	1,892	31	90	153	241	-	4	519	2,920	6,129	12,375	6,393	51	2,320	30,088
DC	9	94	190	242	1	2	538	10	23	37	61	-	-	131	472	1,302	2,045	1,257	14	276	5,367
DE	14	92	149	207	-	1	463	11	31	48	62	-	2	154	1,019	1,369	3,695	1,310	26	701	8,124
FL	176	2,369	3,678	4,412	9	17	10,661	150	1,567	780	2,569	7	5	5,078	18,735	57,981	103,970	38,147	724	52,497	267,778
GA	102	904	1,669	2,247	3	3	4,928	76	306	373	692	2	-	1,449	11,299	19,164	38,862	15,925	383	6,651	92,173
HI	8	63	297	209	-	1	578	7	18	43	37	2	-	107	690	2,547	3,082	1,883	16	929	9,084
IA	50	182	218	355	-	1	806	41	54	94	112	-	-	301	2,095	2,074	5,067	1,876	89	704	12,016
ID	39	124	125	275	-	-	563	27	49	53	104	-	-	233	1,531	2,416	4,196	1,696	16	2,066	11,810
IL	160	1,164	2,468	3,198	3	35	7,028	153	464	644	857	9	19	2,146	12,512	23,726	55,101	20,817	557	15,990	127,689
IN	159	524	641	1,132	4	4	2,464	115	179	262	416	3	-	975	7,274	6,897	15,677	6,448	787	2,330	39,831
KS	35	230	255	407	2	1	930	23	62	96	112	3	-	296	2,286	2,554	4,488	2,507	64	680	12,774
KY	45	284	366	637	-	1	1,333	41	87	126	197	1	1	453	3,256	3,596	7,347	3,611	150	986	19,137
LA	80	574	754	1,292	2	4	2,706	36	104	195	243	-	2	580	3,609	6,979	8,728	6,632	101	739	27,011
MA	63	509	923	1,338	2	4	2,839	43	175	238	407	-	1	864	5,066	9,787	21,847	9,346	84	3,824	49,741
MD	86	642	1,364	1,783	1	17	3,893	61	209	337	476	3	5	1,091	6,971	12,704	29,415	10,978	142	6,715	66,502
ME	12	84	116	173	3	2	390	14	41	37	61	1	2	166	1,213	1,483	3,475	1,439	32	777	8,398
MI	154	796	1,108	1,757	3	4	3,822	123	333	375	643	2	3	1,479	9,704	15,562	31,758	12,178	3,449	10,820	83,236
MN	64	472	884	1,186	2	3	2,611	60	241	258	405	2	5	971	5,246	7,782	18,812	8,202	57	4,782	44,762
MO	65	527	655	1,076	1	7	2,331	84	202	214	341	3	-	844	5,381	6,865	13,189	6,191	257	2,518	34,633
MS	21	145	208	342	-	1	717	15	42	63	100	1	-	221	1,389	1,864	3,657	1,870	67	347	9,308
MT	7	55	100	150	1	-	313	8	19	26	54	-	-	107	597	1,029	1,588	983	4	286	4,502
NC	112	744	1,165	1,586	3	4	3,614	84	269	286	439	2	-	1,080	8,658	15,241	25,502	11,802	184	3,114	64,821
ND	8	52	77	108	-	1	246	5	18	18	26	-	-	67	202	632	489	760	13	56	2,164
NE	19	132	121	225	2	-	499	16	51	48	73	1	-	189	856	1,291	2,090	1,347	28	303	5,966
NH	20	92	176	281	-	-	569	15	35	55	89	-	-	194	1,458	1,939	4,710	1,746	17	889	10,765
NJ	76	862	2,075	2,353	3	15	5,384	82	194	438	628	7	9	1,358	7,756	19,914	37,826	20,118	237	8,243	93,566
NM	16	153	224	323	-	-	716	15	52	47	75	1	-	190	1,453	2,170	4,506	1,969	30	1,083	11,215
NV	29	285	618	689	4	2	1,627	32	108	95	184	-	-	419	2,936	7,361	16,080	5,876	69	13,391	44,468
NY	132	1,401	3,315	3,499	6	19	8,372	117	315	587	926	11	19	1,975	9,747	28,082	45,206	29,115	449	5,624	118,051
OH	148	733	1,118	1,736	4	8	3,747	124	278	407	507	12	5	1,333	9,657	11,993	29,781	11,593	1,684	5,032	69,999
OK	34	306	369	555	1	-	1,265	29	97	121	150	2	1	400	2,078	3,267	4,664	3,054	74	552	13,857
OR	20	366	702	931	3	-	2,022	34	139	138	280	-	1	592	2,608	6,625	10,966	6,526	48	4,154	30,660
PA	121	818	1,396	1,856	6	6	4,203	85	259	432	611	5	3	1,395	10,127	14,673	29,533	14,163	356	3,770	73,143
RI	12	82	117	168	2	2	383	6	27	41	51	-	-	125	1,108	1,599	4,258	1,225	31	1,016	9,219
SC	49	437	602	922	3	2	2,015	52	155	181	284	3	-	675	4,686	7,276	13,484	5,828	108	2,475	33,989
SD	4	33	37	67	-	-	141	7	11	14	26	-	1	59	334	512	688	436	8	57	2,052
TN	64	479	573	929	2	1	2,048	52	142	181	318	2	-	695	4,228	6,807	10,870	6,194	180	1,259	29,770
TX	292	2,481	3,576	5,635	6	9	11,999	242	846	856	1,727	5	-	3,676	15,359	40,129	37,053	38,452	253	2,622	135,034
UT	35	308	388	715	1	-	1,447	30	151	135	315	1	-	632	2,516	4,818	8,906	4,407	28	3,270	23,823
VA	67	700	1,261	1,673	2	5	3,708	64	293	285	444	1	-	1,087	6,422	12,251	21,542	11,351	78	5,134	56,910
VT	33	48	68	81	-	-	230	18	18	20	21	-	-	77	667	961	1,475	833	22	174	4,165
WA	74	581	1,039	1,378	-	-	3,072	55	193	207	401	1	2	859	5,163	10,651	19,161	9,550	94	7,013	51,162
WI	56	272	414	680	4	2	1,428	51	88	164	169	1	2	475	3,683	4,675	12,621	4,646	94	2,392	28,097
WV	23	100	137	223	-	1	484	11	23	40	61	1	4	140	1,180	1,206	2,894	1,077	34	347	6,816
WY	7	34	51	93	-	-	185	7	17	20	23	-	-	67	250	509	670	513	2	104	2,066
Other ³	18	141	171	138	4	9	481	8	26	51	74	2	1	162	1,197	8,217	7,715	2,727	30	158	20,046
Total	3,301	26,627	44,870	61,182	111	208	136,299	2,773	10,093	11,176	19,664	104	99	43,909	244,543	504,455	910,487	437,302	11,736	257,394	2,355,838

¹ Since the first full quarter in conservatorship (4Q08). The state level data for repayment plans and forbearance plans are not available for 1Q08 and 2009.

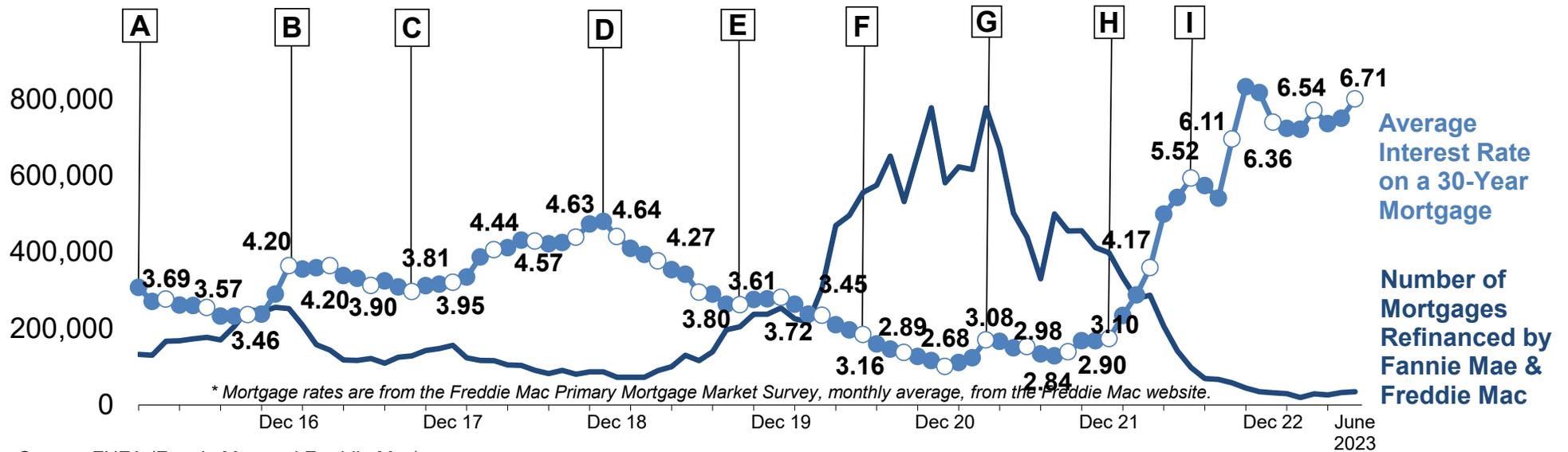
² Consists of Payment Deferrals and Charge-offs-in-lieu.

³ Consists of Guam, Puerto Rico, Virgin Islands and other loans for which data are not available.



Although muted for the overall quarter, total refinance volume increased in June 2023 as mortgage rates increased in May but remained below the October peak of 6.90 percent. Mortgage rates rose in June: the average interest rate on a 30-year fixed rate mortgage increased to 6.71 percent from a May level of 6.43 percent.

Mortgage Rates vs Refinance Volume



Source: FHFA (Fannie Mae and Freddie Mac)

- A - Treasury rates fell, amid a global flight to the safety of government debt, in response to the U.K. Brexit vote to leave the European Union.
- B - Mortgage rates rose in November and December 2016 amid expectations of a rate hike by the Federal Reserve. The Federal Reserve raised the target federal funds rate to 0.75% on 12/14/16 in response to a strengthening economy.
- C - Mortgage rates trended downward in 2017, as the Federal Reserve enacted a steady path to normalize its benchmark rate: The target Federal Funds

rate was raised to 1% on March 16, 1.25% on June 15, and 1.5% on December 14.

D - Mortgage rates peaked in 2018, as the target Federal Funds rate was incrementally raised quarterly to 1.75%, 2%, 2.25% and 2.5%, with the Federal Reserve projecting a continued steady growth of the US economy in 2018.

E - Mortgage rates trended downward in 2019 amid the growing effects of a China-US trade war on international trade slowing economic expansion.

F - Mortgage rates continued to fall in 2020, as the target Federal Funds rate was cut to near zero levels in response to reduced economic activity driven by the COVID-19 pandemic.

G - Mortgage rates rose above 3 percent in March, for the first time since July 2020.

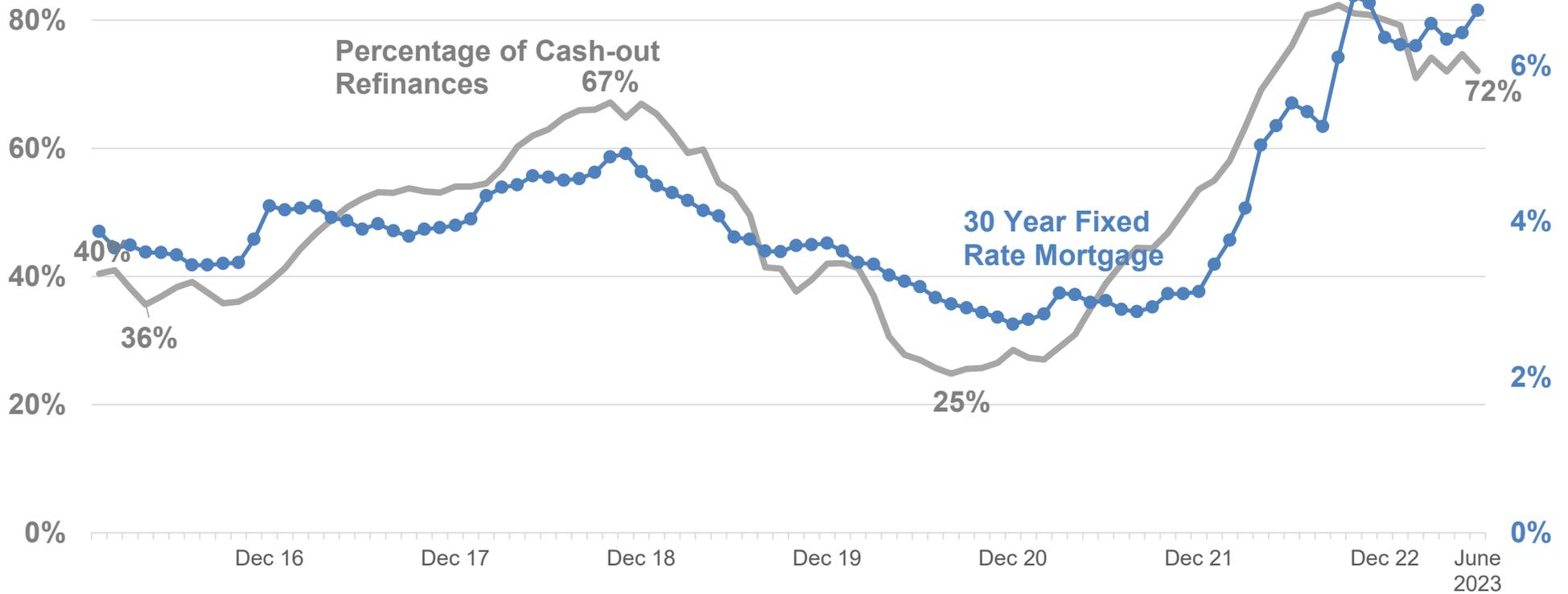
H - Mortgage rates rose above 3 percent in the fourth quarter amid concerns of inflation.

I - Mortgage rates continued to rise amid a series of increases to the target Federal Funds rate in response to continued signs of inflation.



The percentage of cash-out refinances decreased to 72 percent in June and have remained in a range of 72 to 74 percent over the last six months. Higher mortgage rates have reduced the opportunities for non cash-out borrowers to refinance at lower rates and lower their monthly payments.

Percentage of Cash-out Refinances vs Mortgage Rates

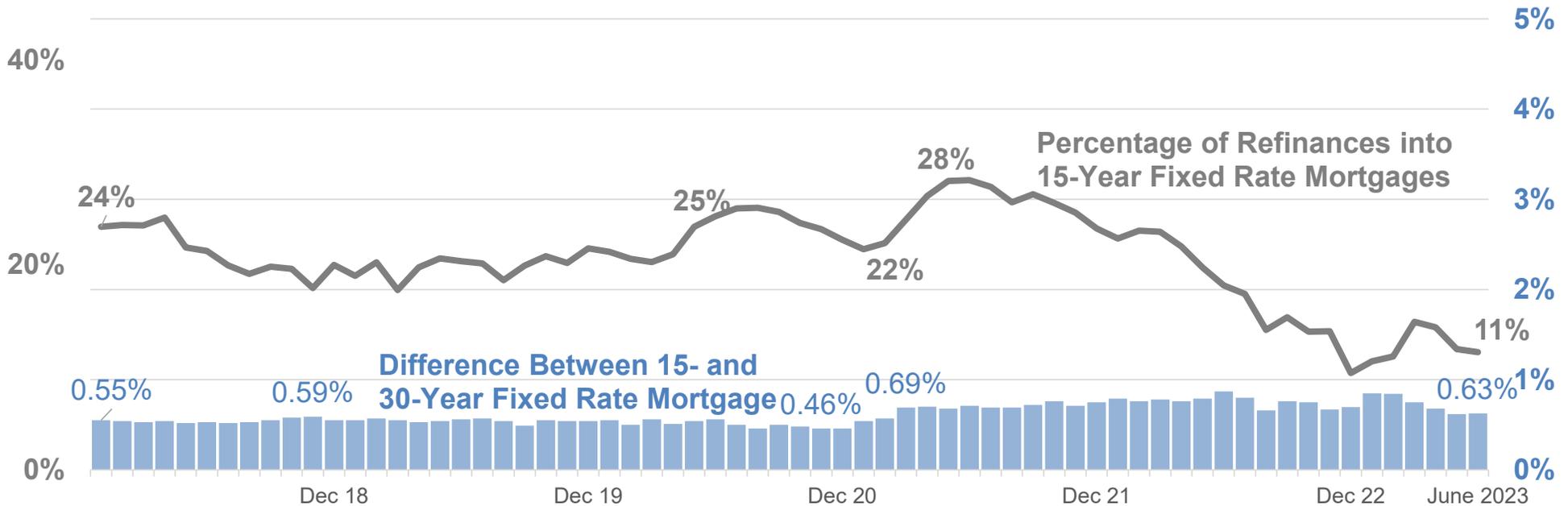


Source: FHFA (Fannie Mae and Freddie Mac). Mortgage rates are from the Freddie Mac Primary Mortgage Market Survey, monthly average, from the Freddie Mac website.



The percentage of borrowers refinancing into shorter term 15-year mortgages decreased to 11 percent in June. The average interest rate savings of a 15-year mortgage over a 30-year mortgage has been higher in 2021 through 2023 compared to previous years. However, over this period, the higher monthly cost of a 15-year mortgage compared to the greater affordability of a 30-year mortgage has limited borrower interest in the 15-year mortgage due to increased mortgage rates.

**Percentage of Refinances into 15-Year Mortgages vs
The Difference Between 15- and 30-Year Fixed Rate Mortgages**



Source: FHFA (Fannie Mae and Freddie Mac). Mortgage rates are from the Freddie Mac Primary Mortgage Market Survey, monthly average, from the Freddie Mac website.



Appendix: Data Tables

Fannie Mae and Freddie Mac - Quarterly Refinance Volume (# of loans)

	2Q20	3Q20	4Q20	1Q21	2Q21	3Q21	4Q21	1Q22	2Q22	3Q22	4Q22	1Q23	2Q23
Total Refinances													
Fannie Mae	913,596	945,592	1,077,413	1,077,094	905,959	673,799	668,524	487,382	239,881	98,853	59,826	45,046	53,832
Freddie Mac	608,876	813,347	936,169	939,871	708,124	612,011	597,518	412,136	204,969	95,336	51,425	33,399	40,120
Total	1,522,472	1,758,939	2,013,582	2,016,965	1,614,083	1,285,810	1,266,042	899,518	444,850	194,189	111,251	78,445	93,952
Fannie Mae													
FRM 30 (incl FRM 25 & 40)	616,410	617,661	728,491	729,646	555,895	406,088	415,374	317,224	171,163	78,274	48,693	36,725	44,002
FRM 20	81,959	80,818	91,779	81,261	79,040	59,159	66,714	44,067	13,701	4,172	2,819	2,410	2,929
FRM 15	211,312	245,241	255,687	265,926	267,274	202,270	182,903	122,905	53,140	14,990	7,409	5,495	6,603
All Other	3,915	1,872	1,456	261	3,750	6,282	3,533	3,186	1,877	1,417	905	416	298
Freddie Mac													
FRM 30 (incl FRM 25 & 40)	414,227	535,243	639,178	666,095	454,835	406,195	401,886	283,995	149,937	74,346	41,808	27,527	32,609
FRM 20	43,228	65,410	70,542	68,635	62,196	46,267	48,355	34,367	13,119	3,637	2,022	1,195	1,951
FRM 15	142,884	201,978	215,058	194,348	178,101	141,890	132,975	84,128	37,189	14,656	6,315	4,032	4,922
All Other	8,537	10,716	11,391	10,793	12,992	17,659	14,302	9,646	4,724	2,697	1,280	645	638

Notes:

Total Refinances

- Freddie Mac Total Refinances include Long Term Standby (LTSB).



Glossary

Section 1: Mortgage Performance

Total Loans Serviced - Total conventional active book of business, excluding loans that were liquidated during the month.

Current and Performing - Loans that are making timely payments and are 0 months delinquent as of the reporting month.

Total Delinquent Loans - Loans that are at least one payment past due, i.e., total servicing *minus* current and performing.

30-59 Days Delinquent - Includes loans that are only one payment delinquent.

60-89 Days Delinquent - Includes loans that are only two payments delinquent.

60-plus-days Delinquent - Loans that are two or more payments delinquent, including loans in relief, in the process of foreclosure, or in the process of bankruptcy, i.e., total servicing *minus* current and performing, and 30 to 59 days delinquent loans. Our calculation may exclude loans in bankruptcy process that are less than 60 days delinquent.

Serious Delinquency - All loans in the process of foreclosure *plus* loans that are three or more payments delinquent (including loans in the process of bankruptcy).

In Bankruptcy - Loans in the process of bankruptcy; includes all delinquency status.

Section 2: Completed Foreclosure Prevention Actions

Home Retention Actions - Repayment plans, forbearance plans, charge-offs in lieu of foreclosure, Home Saver Advances, and loan modifications. Home retention actions allow borrowers to retain ownership/occupancy of their homes while attempting to return loans to current and performing status.

Repayment Plans - An agreement between the servicer and a borrower that gives the borrower a defined period of time to reinstate the mortgage by paying normal regular payments plus an additional agreed upon amount in repayment of the delinquency.

Forbearance Plans - An agreement between the servicer and the borrower (or estate) to reduce or suspend monthly payments for a defined period of time after which borrower resumes regular monthly payments and pays additional money toward the delinquency to bring the account current or works with the servicer to identify a permanent solution, such as loan modification or short sale, to address the delinquency.

Charge-offs-in-lieu of Foreclosure - A delinquent loan for which collection efforts or legal actions against the borrower are agreed to be not in the Enterprises' best interests (because of reduced property value, a low outstanding mortgage balance, or presence of certain environmental hazards). The servicer charges off the mortgage debt rather than completing foreclosure and taking the property title. The borrower retains the property. The unpaid mortgage balance becomes a lien on the borrower's property, which must be satisfied when the borrower transfers ownership.

HomeSaver Advance (Fannie Mae) - An unsecured personal loan to a qualified borrower to cure his or her payment defaults under a mortgage loan the Enterprises own or guarantee. The borrower must be able to resume regular monthly payments on his or her mortgage. The program ended in 2010.



Loan Modifications - Number of modified, renegotiated, or restructured loans, regardless of performance-to-date under the plan during the month. Terms of the contract between the borrower and the lender are altered with the aim of curing the delinquency (30 days or more past due).

Payment Deferral - A home retention workout option that defers past-due principal and interest payments (and amounts advanced if applicable) as a non-interest bearing balance, due and payable at maturity of the mortgage loan, or earlier upon the sale or transfer of the property, refinance of the mortgage loan, or payoff of the interest-bearing UPB.

Nonforeclosure-Home Forfeiture Actions - Short sales and deeds-in-lieu of foreclosure. These actions require borrowers to give up their homes. Although homes are forfeited, foreclosure alternatives generally have less adverse impact on borrowers and their credit reports than foreclosure.

Short Sales - A short sale (also called a preforeclosure sale) is the sale of a mortgaged property at a price that nets less than the total amount due on the mortgage (e.g., the sum of the unpaid principal balance, accrued interest, advanced escrows, late fees, and delinquency charges.) The servicer and borrower negotiate payment of the difference between the net sales price and the total amount due on the mortgage.

Deed(s)-in-lieu of Foreclosure - A loan for which the borrower voluntarily conveys the property to the lender to avoid a foreclosure proceeding.

Section 3: Loan Modifications

Increase - Principal and interest after modification is higher than before the modification.

No Increase - Original principal and interest is unchanged after the modifications.

Decrease <=20% - Original principal and interest is decreased by 20 percent or less after modification.

Decrease >20% - Original principal and interest is decreased by more than 20 percent after modification.

Extend Term Only - Remaining term of the loan is longer after modification.

Reduce Rate Only - Loan's rate is lower after modification.

Reduce Rate and Extend Term - Loan's rate reduced and term extended.

Reduce Rate, Extend Term, and Forbear Principal - Modification includes term extension, rate reduction, and forbearance of principal.

Other - A modification that does not fit in any of the above categories. The majority of these loans are capitalized modifications.

Section 4: Third-party Sales and Foreclosures

Third-party Sales - A third party entity purchases the property at the foreclosure sale/auction above the initial bid set forth by Fannie Mae or Freddie Mac.

Foreclosure Starts - The total number of loans referred to an attorney to initiate the legal process of foreclosure during the month. These are loans measured as not being in foreclosure in the previous month but referred to foreclosure in the current month.

Foreclosure Sales - The number of loans that went to foreclosure (sheriff's) sale during the month.