

**New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Alta Vista Apartments
2004 Series C&D
12/31/2019**

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Disclaimer

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Summary of Security Features

Major Bond Credit Characteristics

Yes/ No

Comments/ Description (if applicable)

Resolution Security

Debt Service Reserve Fund ?
Mortgage Reserve Fund?
Operating & Maintenance Fund?
Parity Bond Resolution?
General Obligation of the Issuer?
Moral Obligation - Pledge of the State?
Are additional bonds authorized?

Yes
No
No
No
No
No
No

Bond Issue Credit Enhancements

Bond Insurance ?
Letter of Credit?
Other bond Issue Enhancements?

No
No
No

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Summary of Security Features --- Continued

<u>Mortgage Insurance / Enhancements</u>	<u># of Loans</u>	<u>Mortgage Amount</u>	<u>Comments/ Description (if applicable)</u>
FHA Insurance?	1	9,633,452.12	FHA/HFA 542 Risk Sharing Program
Other Insurance?			
Uninsured?			
Mortgage Backed Securities ?			
Total	1	9,633,452.12	
<u>Project Based Subsidies</u>			
Federal Subsidies (Specify Sec 8, 236, Rent supplement etc)			
100%			
Partial			
State or Agency Subsidies (specify)			
100%			
Partial			
Unsubsidized (Market Rate)			Income restrictions apply as stipulated in the Regulatory Agreement
Total			

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Bonds, Loans Outstanding and Status of any Lendable Funds

Series	Bonds Outstanding	# Loans Outstanding	Loan Principal Outstanding	Undisbursed Committed Lendable Funds	Uncommitted Lendable Funds	Prepayments on Deposit
2004 C & D	\$10,170,000.00	1	\$9,633,452.12	0	0	0
Totals	<u><u>\$10,170,000.00</u></u>	<u><u>1</u></u>	<u><u>\$9,633,452.12</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0</u></u>

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Loan Portfolio Statistics

Series	Development Name	Location	Mortgage Loan Interest Rate	Outstanding Mortgage Loan Balance	Undisbursed Mortgage Amount	Development Reserves	Mortgage Note Maturity	Program Type	*Subsidy Expiration	Subsidy Type	# of Subsidized Units	# of Total Units
2004 C&D	Alta Vista Apartments	Albuquerque, NM	5.73%	\$9,633,452.12	n/a	n/a	8/1/2039	542 ©	n/a	n/a	0	270
Totals	n/a	n/a	n/a	\$9,633,452.12	n/a	n/a	n/a	n/a	n/a	n/a	0	270

Notes:

None of the above projects are delinquent or in foreclosure process

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Real Estate Owned

Series	Development Name	Location	Loan Balance at time of default	Current Carrying Value	Program Type	Subsidy Expiration	# of Subsidized Units	# of Total Units
None	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Totals	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

Insurance Claims

Series	Development Name	Type of Insurance	Insurance Proceeds Received	Outstanding Insurance Claims Receivable
None	n/a	n/a	n/a	n/a
Totals	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

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Developments in Monetary Default

Series	Development Name	Location	Outstanding Loan balance	Outstanding Arrearages	# Payments Missed
None	n/a	n/a	n/a	n/a	n/a
Totals	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

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Bonds Outstanding

Series	Maturity Date	Interest Rate	Original Amounts	Principal Matured	Principal Redemptions	Principal Outstanding	Tax Status
2004 Series C	9/1/2039	5.250%	\$9,000,000.00			\$9,000,000.00	AMT
2004 Series D	9/1/2014	5.450%	\$1,470,000.00	\$1,470,000.00		\$0.00	taxable
2004 Series D	9/1/2023	6.000%	\$2,290,000.00	\$1,120,000.00	-	\$1,170,000.00	taxable
Totals	<u>n/a</u>	<u>n/a</u>	<u>\$12,760,000.00</u>	<u>\$2,590,000.00</u>	<u>-</u>	<u>\$10,170,000.00</u>	

Note :

Stand Alone Indenture, no cross calls allowed

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Bond Call / Purchase History

Series	Bond Call/ Purchase Date	Unused Proceeds	<u>Sources of Funds</u>			Total Bonds Purchased/ Called	MaturityDates of Bonds Called/ Purchased
			Prepayments	Excess Revenues	Other		
2004 C&D	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Totals	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>

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Investments

Series	Fund	Investment Type	Stated Interest Rate	Maturity Date	Par Amount
2004 C&D	Revenue	GIC	4.00%	9/1/2039	\$284,095.77
2004 C&D	Bond Reserve Fund	GIC	4.00%	9/1/2039	\$417,556.25
2004 C&D	Revenue	MM	1.93%	Liquid	\$65,724.45
Totals	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>\$767,376.47</u>

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Reserve Requirements

Reserve Fund

Reserve Fund	Reserve Requirement	Account Balance (Par Amount)
Debt Service Reserve		\$417,556.25
Mortgage Reserve	None	
Operating & Maintenance	See pg. 2	
Totals	n/a	\$417,556.25

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