

**New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019**

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Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019**

Table of Contents

	Page #
Disclaimer	1
Security	
Summary of Security Features	2,3
Bonds, Loans Outstanding & Status of any Lendable Funds	4
Loan Portfolio Statistics	5
Real Estate Owned & Insurance Claims	6
Developments in Monetary Default	7
Bonds	
Outstanding by Series	8
Bond Call/ Purchase History	9
Investments	10
Reserve Requirements	11

**New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019**

Disclaimer

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Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

Summary of Security Features

<u>Major Bond Credit Characteristics</u>	<u>Yes/ No</u>	<u>Comments/ Description (if applicable)</u>
<u>Resolution Security</u>		
Debt Service Reserve Fund ?	Yes	
Mortgage Reserve Fund?	No	
Operating & Maintenance Fund?	No	
Parity Bond Resolution?	No	
General Obligation of the Issuer?	No	
Moral Obligation - Pledge of the State?	No	
Are additional bonds authorized?	No	
<u>Bond Issue Credit Enhancements</u>		
Bond Insurance ?	No	
Letter of Credit?	No	
Other bond Issue Enhancements?	No	

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New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

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	809,768.74	FHA/HFA 542 Risk Sharing Program
Other Insurance?			
Uninsured?			
Mortgage Backed Securities ?			
Total	<u>1</u>	<u>809,768.74</u>	
<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)			
Total	<u></u>	<u></u>	

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New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Alegre Senior Apartments
2010 Series A&B
12/31/2019

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
2010 A&B	\$825,000.00	1	\$809,768.74	0	0	0
Totals	<u><u>\$825,000.00</u></u>	<u><u>1</u></u>	<u><u>\$809,768.74</u></u>	<u><u>0</u></u>	<u><u>0</u></u>	<u><u>0</u></u>

*** Please refer to the disclaimer on Page 1 ***

New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

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
2010 A	Villa Allegre Senior Apartments	Santa Fe, NM	5.55%	\$809,768.74	\$0.00	n/a	3/1/2047	542 ©	n/a	n/a	n/a	50
2010 A	Villa Allegre Senior Apartments	Santa Fe, NM	2.30%	\$0.00	\$0.00	n/a	3/1/2012	542 ©	n/a	n/a	n/a	
Totals	n/a	n/a	n/a	\$809,768.74	\$0.00	n/a	n/a	n/a	n/a	n/a	0	50

Notes:

None of the above projects are delinquent or in foreclosure process

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New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

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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Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

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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Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

Bonds Outstanding

Series	Maturity Date	Interest Rate	Original Amounts	Principal Matured	Principal Redemptions	Principal Outstanding	Tax Status
2010 Series A	9/1/2012	1.750%	\$4,120,000.00	-	\$4,120,000.00	\$0.00	AMT
2010 Series A	9/1/2047	5.000%	\$920,000.00	95,000.00	\$0.00	\$825,000.00	AMT
2010 Series B	9/1/2012	1.800%	\$60,000.00	-	\$60,000.00	\$0.00	Taxable
Totals	<u>n/a</u>	<u>n/a</u>	<u>\$5,100,000.00</u>	<u>95,000.00</u>	<u>4,180,000.00</u>	<u>\$825,000.00</u>	

Note :

Stand Alone Indenture, no cross calls allowed

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New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

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		
2010 A&B	9/15/2011	\$0.00	\$4,180,000.00	\$0.00	\$0.00	\$4,180,000.00	9/1/2012
Totals	n/a	\$0.00	\$4,180,000.00	\$0.00	\$0.00	\$4,180,000.00	n/a

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Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

Investments

Series	Fund	Investment Type	Stated Interest Rate	Maturity Date	Par Amount
2010 A&B	Revenue	Money Market	1.180%	Liquid	\$47,110.31
2010 A&B	Bond Reserve Fund	Money Market	1.180%	Liquid	\$25,750.00
Totals	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>n/a</u>	<u>\$72,860.31</u>

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New Mexico Mortgage Finance Authority
Semi Annual Disclosure Report
Multi Family Housing Revenue Bond
Villa Allegre Senior Apartments
2010 Series A&B
12/31/2019

Reserve Requirements

Reserve Fund

Reserve Fund	Reserve Requirement	Account Balance (Par Amount)
Debt Service Reserve		\$25,750.00
Mortgage Reserve	None	
Operating & Maintenance	See pg. 2	
Totals	n/a	\$25,750.00

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