

VHDA MBS			2013C			92812UM21			payment > 2/25/23			pool # > 23		
			<b>Date</b>	<b>Factor</b>	<b>Accrual</b>	<b>Principal</b>	<b>Interest</b>	<b>Prin + Int</b>	<b>Balance</b>					
WAC	5.0000%		02-23	0.194073535	4.250	340,036.66	71,254.58	411,291.24	19,778,903.98					
monthly PSA	293.4		01-23	0.197410025	4.250	648,574.70	73,551.62	722,126.32	20,118,940.64					
weighted age	114		12-22	0.203773936	4.250	56,928.61	73,753.24	130,681.85	20,767,515.34					
WAM	238		11-22	0.204332528	4.250	364,979.41	75,045.87	440,025.28	20,824,443.95					
			10-22	0.207913760	4.250	199,471.41	75,752.34	275,223.75	21,189,423.36					
			09-22	0.209871003	4.250	59,654.82	75,963.61	135,618.43	21,388,894.77					
			08-22	0.210456345	4.250	620,439.27	78,161.00	698,600.27	21,448,549.59					
			07-22	0.216544187	4.250	298,257.83	79,217.33	377,475.16	22,068,988.86					
CPR 1 month	16.1		06-22	0.219470737	4.250	1,169,348.85	83,358.78	1,252,707.63	22,367,246.69					
3 months	16.2		05-22	0.230944561	4.250	824,129.53	86,277.57	910,407.10	23,536,595.54					
6 months	12.5		04-22	0.239031042	4.250	619,878.33	88,472.97	708,351.30	24,360,725.07					
12 months	20.3		03-22	0.245113380	4.250	533,741.84	90,363.31	624,105.15	24,980,603.40					
life	14.4													
<b>Loan Ranges</b>			coupon	age	cal mat	full balance								
Monthly Payment			minimum	5.000%	113	143	66,165							
Pays 25th day			25th percentile	5.000%	113	239	119,236							
24 day delay			median	5.000%	114	246	142,515							
accrues 30/360			75th percentile	5.000%	114	247	175,877							
Trustee U.S. Bank NA			maximum	5.000%	114	247	312,210							
<b>AS ISSUED</b>			<b>Loan Payment Status</b>			<b>Prin Paymts</b>								
USD	101,914,483		# loans	full balance	Sch Amortization	# loans	full balance							
WAC	5.000%		prepaid	30	4,668,028	na	49,752.89							
WAM	359		current	96	14,500,320	Curtailements	na	5,246.41						
age	2		forbearance	0	0	Pay Off	2	285,697.65						
dated	10/01/13		1 month del	3	475,383	Foreclosure	0	0.00						
settlement	10/24/13		2 months del	1	135,173	Delqnt removal	0	0.00						
1st payment	11/25/13		3 months del	0	0	Other Liquidt	0	0.00						
			totals	130	19,778,904	Other Prin + / -	na	-660.29						
						Totals	2	340,036.66						