

FIDEICOMISO 234038 / TRUST 234038  
 REPORTE DE COBRANZA DEL 3 DE AGOSTO AL 2 DE SEPTIEMBRE DE 2015  
 REPORT FROM AGUST 3 ND TO SEPTIEMBRE 02 ND, 2015

COLLECTION

Collection UDI / UDI Value:	UDIs	Pesos	Reestructuras Pesos	Total
<b>RENTAS DE COBRANZA DE COBROS HIPOTECARIOS</b>				
Saldo Inicial de los Créditos Hipotecarios / Beginning Balance	422,504,134.68	2,237,033,486.79	104,180,198.69	2,341,213,685.48
Pagos de Principal Programados / Scheduled Principal Payments	509,205.71	2,656,032.40	223,577.62	2,919,875.11
Pagamos de Principal / Payments	892,178.84	4,873,624.84	30,269.12	4,975,134.72
Remesas Recuperadas / Real Estate Owned (REO) %	2,224,010.89	11,775,474.31	0.00	11,775,474.31
Saldo Final de los Créditos Hipotecarios / Credit Balance	418,888,739.12	2,277,891,048.28	103,926,360.98	2,370,815,458.38
<b>RENTAS DE COBRANZA DE COBROS DE PASAJES</b>				
Saldo de Cobranza en Portafolio / Total Deposits of the period	699,309.71	2,696,002.40	233,977.63	2,919,875.11
Pagos de Principal Programados / Scheduled Principal	892,178.84	4,873,624.80	30,269.12	4,975,134.72
Pagamos de Principal / Payments	892,178.84	4,873,624.80	30,269.12	4,975,134.72
Principales Profitables Netos de Liquidaciones / Profit from Sale of REO's	0.00	0.00	0.00	0.00
Monto Total de Pagos de Principal / Total Principal	1,391,364.69	7,366,967.00	263,837.74	7,620,804.83
Intereses Ordinarios / Scheduled Interest	929,644.14	4,522,189.69	608,377.28	5,530,565.37
Intereses Moratorias / Past due Interest	0.00	0.00	0.00	0.00
Comisiones por Administración / Servicing Fee	91,580.49	484,844.36	254,839.89	730,584.04
Reservaciones por Prepagos / Prepaid for Payment	0.00	0.00	0.00	0.00
Prima de Cobertura Swap S/F Cobranza en Portafolio / Swap Premium	70,777.11	374,743.71	0.00	374,743.71
Pagos de este aplicable / Life Insurance	202,024.52	1,059,693.63	40,877.71	1,119,571.24
Excedentes en Liquidación / Excess cash flow paid by the borrower	14,833.68	78,524.03	0.00	78,524.03
Cargos por Cobranza / Collection Costs	29,633.48	155,721.69	7,627.84	143,349.53
Costos de Mantenimiento / Maintenance Fee	0.00	0.00	0.00	0.00
Costos de Conservación / Conservation Fee	0.00	0.00	0.00	0.00
Monto Recibido por Adquis / Amounts pending to be applied	109,583.88	580,108.00	38,918.70	617,026.88
Total de Depósitos del Periodo / Total Deposits of the Period	2,830,448.96	15,012,857.28	1,202,279.05	16,215,136.33
<b>OPERACIONES DE COBRANZA DE COBROS DE PASAJES</b>				
Prima de Cobertura Swap S/F Cobranza en Portafolio / Swap Premium Collected	70,777.11	374,743.71	0.00	374,743.71
Cobertura Total a Pagar S/F / Premium to be paid to Swap Provider (SFP)	81,281.67	430,362.22	0.00	430,362.22
Ejercicio de cobertura S/F ag / Swap Exercised	0.00	0.00	0.00	0.00
Saldo a Favor S/F / Balance in favor of SFP	81,281.67	430,362.22	0.00	430,362.22
Saldo a Favor Fideicomiso / Balance in favor of Trust	119,514.04	591,616.11	0.00	591,616.11
<b>CARGOS DE ADMINISTRACIÓN Y SERVICIOS</b>				
Saldo a Favor SFP / Balance in favor of SFP	81,281.67	430,362.22	0.00	430,362.22
Monto de seguros pagados / Insurance Paid	179,706.15	951,450.52	65,440.16	996,536.88
Comisión por Administración Pasajes / Servicing Fee Paid	876,123.88	3,045,110.12	1,457,763.44	4,500,878.14
Cargos por Cobranza / Collection Costs	0.00	0.00	0.00	0.00
Costos de Mantenimiento / Maintenance Fee	0.00	0.00	0.00	0.00
Costos de Conservación / Conservation Fee	0.00	0.00	0.00	0.00
Costos de Cobranza / Collection Expenses UDI / UDS	333,839.56	1,768,633.23	0.00	1,768,633.23
GDP / Pasajes /M Paid	0.00	0.00	0.00	0.00
Total de Cargos del Periodo / Total Expenses of the Period	1,169,951.36	6,195,536.07	1,503,209.60	7,698,805.67
<b>RENTAS DE COBRANZA DE COBROS DE PASAJES</b>				
Monto de seguros cobrados / Insurance Collected	202,024.52	1,059,693.63	40,877.71	1,119,571.24
Monto de seguros / Net Insurance Amount	22,818.37	118,169.11	(4,562.50)	113,606.86
Total de Depósitos del Periodo / Total Deposits of the period	2,830,448.96	15,012,857.28	1,202,279.05	16,215,136.33
Total Cargos del periodo / Total Expenses of the Period	1,169,951.36	6,195,536.07	1,503,209.60	7,698,805.67
Monto Recibido por Adquis / Amounts pending to be applied	109,583.88	580,108.00	38,918.70	617,026.88
Excedentes en Liquidación / Excess cash flow paid by the borrower	14,833.68	78,524.03	0.00	78,524.03
Ejercicio de cobertura SFP ag / Swap Exercised	0.00	0.00	0.00	0.00
Efecto Valoración UDI y Conciliación Cifras / Effect for exchange currency and reconciliation	37,769.86	199,978.86	0.00	199,978.86
Disponible a transferir al Fideicomiso / Available to be distributed by the Trust	1,503,134.18	7,958,654.22	(337,849.34)	7,620,804.88

RESUMEN REESTRUCTURAS	SALDO DE COBROS EN UDIs	ALDO DE LAS REESTRUCTURAS EN PESOS
Saldo Inicial Anterior	421,470,136.18	100,036,475.11
Reestructuras Ajustadas (net)		5,702.27
Reverso Saldo Inicial (net)		421,534,333.88
Saldo Inicial Nueva Base	100,036,475.11	100,036,475.11
Reestructuras Período	1,030,399.22	3,243,723.38
Saldo Inicial New Base:	422,504,134.68	104,180,198.69

RECORDS DISPONIBLES A DISTRIBUIR

CONCRETO

NOVO EN PESOS

Cuota por cobrar pendiente del periodo		
Anterior por Administración Servicios:	\$	147,812.01
Monto a cobrar en este periodo:	\$	506,158.89
Cuota por cobrar en el siguiente periodo		
por Administración Servicios:	\$	972,753.22

Detalle de la Cartera de Créditos Hipotecarios / Portfolio Status	No. de Créditos / Loans	Porcentaje de Créditos / Loans %	Saldo Inicial de Principales de los Créditos / Beginning Balance	Saldo Final de Principales de los Créditos / Ending Balance	Porcentaje del Portafolio / Portfolio %
<b>All Cuentas / Current</b>	1,483	23.27%	80,083,459.68	79,820,210.11	18.81%
De 1 a 30 días / From 1 to 30 days	245	3.84%	13,569,973.94	13,502,502.12	3.22%
De 31 a 60 días / From 31 to 60 days	163	2.61%	8,300,629.71	8,288,728.73	1.95%
De 61 a 90 días / From 61 to 90 days	89	1.44%	5,106,248.05	5,095,907.89	1.23%
De 91 a 120 días / From 91 to 120 days	62	1.01%	3,758,939.05	3,754,076.15	0.91%
De 121 a 150 días / From 121 to 150 days	41	0.64%	1,883,027.58	1,881,189.87	0.45%
De 151 a 180 días / From 151 to 180 days	13	0.21%	6,941,862.38	6,938,998.21	1.67%
Más de 180 días / More than 180 days	4,366	67.44%	30,716,517.37	30,645,080.00	73.18%
<b>Total</b>	6,385	100.00%	422,504,134.68	418,888,739.12	100.00%

Detalle de la Cartera de Créditos Hipotecarios / Portfolio Status	No. de Créditos / Loans	Porcentaje de Créditos / Loans %	Saldo Inicial de Principales de los Créditos / Beginning Balance	Saldo Final de Principales de los Créditos / Ending Balance	Porcentaje del Portafolio / Portfolio %
<b>All Cuentas / Current</b>	165	82.24%	66,868,068.71	65,843,896.90	63.35%
De 1 a 30 días / From 1 to 30 days	23	8.75%	10,300,631.91	10,260,600.17	10.15%
De 31 a 60 días / From 31 to 60 days	22	8.37%	8,605,368.19	8,601,307.80	8.32%
De 61 a 90 días / From 61 to 90 days	13	4.88%	4,800,449.60	4,793,746.48	4.61%
De 91 a 120 días / From 91 to 120 days	24	9.17%	8,033,862.14	8,024,376.53	7.77%
De 121 a 150 días / From 121 to 150 days	7	3.00%	3,085,116.85	3,083,511.98	3.00%
De 151 a 180 días / From 151 to 180 days	1	0.40%	1,607,527.71	1,607,322.70	1.54%
Más de 180 días / More than 180 days	263	100%	104,180,198.69	103,926,360.98	100.00%

Carera Vigente Hasta 90 días / Performing Loans (90 days)	Carera Vencida (de 90 días) / Non Performing Loans (90 days)	Carera Vigente Hasta 180 días / Performing Loans (180 days)	Carera Vencida (de 180 días) / Non Performing Loans (180 days)	Total de Cartera / Total Portfolio	Remesas Recuperadas / REO %
Número de Créditos / Number of Loans	1,620	4,462	2,079	4,506	6.30
Saldo Inicial de Principal / Outstanding Principal Balance	103,707,498.85	315,181,302.27	112,803,647.12	206,522,092.00	418,888,739.12
Porcentaje del saldo de cartera / % of Total Portfolio	24.76%	52.94%	26.84%	79.18%	100.00%
Interés de Carteras / Interest Receivable	243,720.74	121,446,736.30	546,887.28	121,138,628.71	121,688,287.90
Monto Recibido por Adquis / Amounts pending to be apply	103,503.88	0.00	100,000.00	0.00	103,503.88
Saldo de Carteras y Seguros no cobrados / Fees & Insurance Receivable	42,178.70	21,467,379.12	101,125.91	21,489,434.91	21,508,558.90
<b>Total</b>	1,620	4,462	2,079	4,506	6.30
<b>Procesos judiciales / Foreclosure process</b>	0	0	0	0	0.00
<b>Créditos Mas Pasados en Portafolio / Begning Loans</b>	0	0	0	0	0.00
<b>Créditos Pre-pagados en el Portafolio / Prepaid Loans</b>	0	0	0	0	0.00
<b>Remesas Recuperadas / REO's</b>	0	0	0	0	0.00
<b>Créditos Asignados en Portafolio / Assigned Loans Assigned</b>	0	0	0	0	0.00
<b>Créditos Entregados (Pagados por Originador) / Non English Loans</b>	0	0	0	0	0.00
<b>Créditos Actuales en el Portafolio / Current Loans</b>	0	0	0	0	0.00
<b>Perdidas o Ganares Acumuladas / Earnings and Losses Accumulated</b>	0	0	0	0	0.00
<b>Pagos Totales de Fideicomiso (UDIs) / Total Pledge in Trust (UDIs)</b>	0	0	0	0	0.00

Carera Vigente Hasta 90 días / Performing Loans (90 days)	Carera Vencida (de 90 días) / Non Performing Loans (90 days)	Carera Vigente Hasta 180 días / Performing Loans (180 days)	Carera Vencida (de 180 días) / Non Performing Loans (180 days)	Total de Cartera / Total Portfolio	Remesas Recuperadas / REO %
Número de Créditos / Number of Loans	4	4	0	8	0.18
Saldo Inicial de Principal / Outstanding Principal Balance	89,641,623.75	14,086,727.22	102,509,039.03	1,387,322.92	103,896,360.96
Porcentaje del saldo de cartera / % of Total Portfolio	88.47%	13.57%	98.07%	1.02%	100.00%
Interés de Carteras / Interest Receivable	367,036.87	524,880.80	1,019,411.02	11,966.35	1,124,448.97
Monto Recibido por Adquis / Amounts pending to be apply	36,918.79	0.00	36,918.79	0.00	36,918.79
Saldo de Carteras y Seguros no cobrados / Fees & Insurance Receivable	32,000.28	32,000.10	64,000.38	0.00	64,000.38
<b>Total</b>	4	4	0	8	0.18
<b>Procesos judiciales / Foreclosure process</b>	0	0	0	0	0.00
<b>Créditos Mas Pasados en Portafolio / Begning Loans</b>	0	0	0	0	0.00
<b>Créditos Pre-pagados en el Portafolio / Prepaid Loans</b>	0	0	0	0	0.00
<b>Remesas Recuperadas / REO's</b>	0	0	0	0	0.00
<b>Créditos Asignados en Portafolio / Assigned Loans Assigned</b>	0	0	0	0	0.00
<b>Créditos Entregados (Pagados por Originador) / Non English Loans</b>	0	0	0	0	0.00
<b>Créditos Actuales en el Portafolio / Current Loans</b>	0	0	0	0	0.00
<b>Perdidas o Ganares Acumuladas / Earnings and Losses Accumulated</b>	0	0	0	0	0.00
<b>Pagos Totales de Fideicomiso (Pesos) / Total Pledge in Trust (Pesos)</b>	0	0	0	0	0.00