



Patrimonio, S.A. de C.V., SOFOM E.N.R.

Reporte de aplicación de cobranza del 02 de Diciembre al 01 de Enero de 2017

Fideicomiso 253936

Moneda Origen Pesos

SALDOS CARTERA / PORT BAL

| | | | |
|---------------------------|--|---------------------|----------------------|
| Beginning Balance | Saldo Inicial de los Montos Diferidos | 8,587,002.82 | 41,984,745.73 |
| Deferred amounts Increase | Incremento Montos Diferidos | 224,599.21 | 1,230,661.64 |
| Deferred Payment Amount | Pago de Monto Diferido | - 28,254.24 | - 155,906.49 |
| Deferred amounts Decrease | Cancelación de Monto Diferido | - 58,485.50 | - 324,926.37 |
| Restoration of Balance | Restitución de Saldo | - 2.04 | - 11.35 |
| Ending Balance | Saldo Final de los Montos Diferidos | 8,724,860.25 | 42,734,563.16 |

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|------------------------------|---|-----------------------|-----------------------|
| Beginning Balance | Saldo Inicial de los Créditos Hipotecarios | 210,246,769.56 | 991,154,670.99 |
| Additional Loans Assigned | Créditos adicionales asignados | 516,441.33 | 2,827,299.39 |
| Scheduled Amortization | Pagos de principal programados | - 378,946.38 | - 2,028,667.12 |
| Partial Prepayments | Pre-pagos de principal | - 128,631.92 | - 714,396.45 |
| Total Prepayments | Principal totales | - 872,749.47 | - 4,819,356.46 |
| Foreclosed Properties | Adjudicaciones / Daciones | - 1,463,180.23 | - 7,981,647.05 |
| Non Eligible Departing Loans | Créditos Salientes No Elegibles | - | - |
| Restoration of Balance | Restitución de Saldo | - 45,095.77 | - 245,567.32 |
| Cancellation of Balance | Cancelación de Saldo | - 685.95 | - 3,631.01 |
| Ending Balance | Saldo Final de los Créditos Hipotecarios | 207,873,921.17 | 978,188,704.97 |

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|-----------------------------|---|-----------------------|-------------------------|
| Total Ending Balance | Saldo Final Total de los Créditos Hipotecarios | 216,598,781.42 | 1,020,923,268.13 |
|-----------------------------|---|-----------------------|-------------------------|

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|-----------------------|---------------------------|--|-------------------------|
| Total Deposits | Total de Depósitos | | \$ 17,128,822.52 |
|-----------------------|---------------------------|--|-------------------------|

APLICACION TOTAL/ TOTAL AMOUNTS APPLIED

| | | | |
|--|---|--------------|----------------------|
| Interests | Intereses | 701,285.45 | 3,733,896.97 |
| Scheduled Amortizations | Pagos de principal programados | 378,946.38 | 2,028,667.12 |
| Administration Fee | Comisión por administración | 87,052.52 | 463,796.11 |
| Insurance Premiums Collected | Primas cobradas Seguros Vida, Daños, Adicional y Conservación | 179,220.58 | 955,888.11 |
| VAT over Property Insurance Premium | Iva Seguros Daños | 2,254.49 | 12,013.06 |
| SWAP Premium | Prima Swap | 46,897.79 | 251,504.38 |
| Partial Prepayments | Pre-pagos de principal | 128,631.92 | 714,396.45 |
| Total Prepayments | Principal totales | 901,003.71 | 4,975,262.95 |
| Maintenance Fee | Cuota de Mantenimiento | - | - |
| Late Fees | Penal por Mora | 43,006.85 | 223,457.08 |
| VAT over Late Fees | IVA de Penal por Mora | 6,881.10 | 35,753.13 |
| Late Fees Write Off | Cancelación de Penal Moratoria | - 418.97 | - 2,328.16 |
| VAT cancelled over Late Fees | Cancelación de Iva de Penal por Mora | - 67.03 | - 372.50 |
| Sale of Properties | Recuperación por venta de viviendas | - | 7,068,147.97 |
| Claims Over Life Insurance | Seguros de Vida Reclamados | - | - |
| Mortgage Insurance | Seguro Hipotecario | - | - |
| Premium Refunds | Devolución de primas por cancelación de garantías | - | - |
| Costs Associated with mortgage cancellation | Trámites por cancelación de Hipoteca | - | - |
| Other | Otros Cargos | - 1,898.63 | - 10,006.71 |
| Bounced Checks | Cheque devuelto | - | - |
| Bounced Checks Fee | Comisión por cheque devuelto | - | - |
| VAT charged over Bounced Checks Fee | Iva de Comisión por cheque devuelto | - | - |
| Misallocation of transfers to different borrower | Transferencia a favor de otro acreditado | - | - |
| Reimbursements to borrowers over total prepayments | Devolución al cliente por sobrantes en liquidación de crédito | - | - |
| Amounts Distributed in previously periods | Cantidades Distribuidas en periodos anteriores | - | - |
| Excluded Amounts | Cantidad excluida anterior a fecha de corte | - | - |
| Solution Products Applied | PS-3 | - | - |
| Solution Products Applied | PS-4 | - 741,040.54 | - 4,057,961.03 |
| TOTAL AMOUNTS APPLIED | APLICACION TOTAL | | 16,392,114.93 |

COBRANZA PENDIENTE DE PAGO

| | | | |
|---|---|--|---------------|
| Beginning Balance of Identified Outstanding Amounts | Saldo Inicial Montos Identificados no pagados | | \$ 389,595.45 |
| Identified Outstanding Amounts for the Period | Montos identificados no pagados del periodo | | \$ - |
| Amounts paid identified in prior periods | Montos pagados identificados en periodos anteriores | | \$ 197,013.35 |
| Ending Balance of Identified Outstanding Amounts | Saldo Final de Montos Identificados No Pagados | | \$ 192,582.10 |

SALDOS A FAVOR DEL ACREDITADO

| | | | |
|--|--------------------------------------|--|-----------------|
| Beginning Balance in Favor of Borrower | Saldo Inicial a Favor del Acreditado | | \$ 4,236,277.47 |
| Ending Balance in Favor of Borrower | Saldo Final a Favor del Acreditado | | \$ 4,523,410.25 |
| Favorable balance applied | Saldo a Favor aplicado | | -\$ 287,132.78 |

COBERTURA SWAP

| | | | |
|----------------|----------------------------|--|---|
| Swap Transfers | Ejercicio Recibido de Swap | | - |
|----------------|----------------------------|--|---|

TOTAL DISPONIBLE 16,195,101.58

ARMANDO CANTÚ GARZA
GERENTE DE REPORTES

RAÚL ELIZONDO CHÁVEZ
REPRESENTANTE LEGAL



PATRIMONIO S.A. DE C.V., SOFOM ENR
EXPENSE AND REINBURSEMENT REPORT/ REPORTE DE DEVOLUCION DE GASTOS
dic-16

TRUST 253936

GASTOS DEL PERIODO / MONTHLY EXPENSES

| | UDIS | PESOS |
|--|------|--------------|
| GASTOS, REEMBOLSOS / EXPENSES | | |
| Reimbursment | | |
| Period's SWAP exercised with SHF | | 806,995.28 |
| TOTAL EXPENSES FOR APPLY | | 129,119.24 |
| Period's SWAP exercised with SHF | | 692,169.02 |
| TOTAL EXPENSES | | 244,565.36 |
| Period's SWAP exercised with SHF | | 0.00 |
| TOTAL DE GASTOS REEMBOLSABLES A PATRIMONIO | | 238,276.88 |
| Period's SWAP exercised with SHF | | 1,093,379.58 |
| TOTAL DE GASTOS PARA APLICAR | | 0.00 |
| Period's SWAP exercised with SHF | | 0.00 |
| TOTAL EXPENSES | | 0.00 |
| Period's SWAP exercised with SHF | | 0.00 |
| TOTAL EXPENSES FOR APPLY | | 0.00 |
| Period's SWAP exercised with SHF | | 23,545.72 |
| TOTAL EXPENSES | | 0.00 |
| Period's SWAP exercised with SHF | | 5,752,305.39 |
| TOTAL EXPENSES | | 0.00 |
| Period's SWAP exercised with SHF | | 8,980,356.46 |
| TOTAL EXPENSES | | 8,980,356.46 |

Nota Informativa: La suma total del presente resumen representa el total de Gastos de Cobranza, como se define en el Contrato de Administración y/o sus convenios modificatorios, en su caso; efectuados por PATRIMONIO, en beneficio del patrimonio del Fideicomiso, pendientes de reembolso al cierre del periodo.

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|---------------------|---------------------|
| Saldo Dic-16 | UDIS |
| | 2,569,084.48 |

AG

ARMANDO CANTÚ GARZA
GERENTE DE REPORTES

RAUL

RAÚL ELIZONDO CHÁVEZ
REPRESENTANTE LEGAL

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