03010154

SECURITIES AND EXCHANGE COMMISSION
Washington, D.C. 20549

FORM SE

FORM FOR SUBMISSION OF PAPER FORMAT EXHIBITS BY ELECTRONIC FILERS

WASHINGTON MUTUAL MORTGAGE SECURITIES CORP.
Exact Name of Registrant as Specified in Charter

CIK # 0000314643
Registrant CIK Number

FOR 2/20/03
Form 8-K to be filed no later than February 28, 2003
Electronic Report, Schedule or Registration Statement of Which the Documents Are a Part (give period of report)

~~333-74026~~
333-72879
SEC File Number, if available

RECD S.E.C.
FEB 25 2003
1086

Name of Person Filing the Document
(if other than the Registrant)

SIGNATURES

The Registrant has duly caused this form to be signed on its behalf by the undersigned, thereunto duly authorized, in the city of Seattle, Washington, on February 25, 2003.

WASHINGTON MUTUAL MORTGAGE SECURITIES CORP.

PROCESSED
FEB 26 2003
THOMSON FINANCIAL

By: /s/ Thomas G. Lehmann
Thomas G. Lehmann
First Vice President and
Sr. Counsel

DOCSSF1:664562.1

EXHIBIT INDEX

	Exhibit	
P	99.1	Certain Computational Materials Prepared by the Underwriter in Connection with Washington Mutual Mortgage Securities Corp. Washington Mutual MSC Mortgage Pass-Through Certificates, Series 2003-MS5. (Filed separately under cover of Form SE in accordance with Rule 202 of Regulation S-T pursuant to a continuing hardship exemption).

Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
2A	95,000,000.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	100:23

100%cal

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
100:07	4.954	4.934	4.914	4.894	4.874	4.835	4.782
100:08	4.948	4.927	4.906	4.884	4.863	4.822	4.766
100:09	4.942	4.920	4.898	4.875	4.853	4.810	4.750
100:10	4.936	4.913	4.889	4.866	4.842	4.797	4.733
100:11	4.930	4.906	4.881	4.856	4.832	4.784	4.717
100:12	4.924	4.899	4.873	4.847	4.821	4.771	4.701
100:13	4.918	4.892	4.865	4.838	4.811	4.758	4.685
100:14	4.913	4.885	4.857	4.828	4.800	4.745	4.669
100:15	4.907	4.878	4.849	4.819	4.789	4.733	4.653
100:16	4.901	4.871	4.840	4.809	4.779	4.720	4.637
100:17	4.895	4.864	4.832	4.800	4.768	4.707	4.621
100:18	4.889	4.857	4.824	4.791	4.758	4.694	4.605
100:19	4.883	4.850	4.816	4.781	4.747	4.681	4.589
100:20	4.877	4.843	4.808	4.772	4.737	4.668	4.573
100:21	4.872	4.836	4.800	4.763	4.726	4.656	4.557
100:22	4.866	4.829	4.791	4.753	4.716	4.643	4.542
100:23	4.860	4.822	4.783	4.744	4.705	4.630	4.526
100:24	4.854	4.815	4.775	4.735	4.695	4.617	4.510
100:25	4.848	4.808	4.767	4.725	4.684	4.605	4.494
100:26	4.843	4.801	4.759	4.716	4.674	4.592	4.478
100:27	4.837	4.794	4.751	4.707	4.663	4.579	4.462
100:28	4.831	4.787	4.743	4.698	4.653	4.566	4.446
100:29	4.825	4.781	4.735	4.688	4.642	4.554	4.430
100:30	4.819	4.774	4.726	4.679	4.632	4.541	4.414
100:31	4.814	4.767	4.718	4.670	4.621	4.528	4.398
101:00	4.808	4.760	4.710	4.660	4.611	4.515	4.382
101:01	4.802	4.753	4.702	4.651	4.601	4.503	4.367
101:02	4.796	4.746	4.694	4.642	4.590	4.490	4.351
101:03	4.790	4.739	4.686	4.633	4.580	4.477	4.335
101:04	4.785	4.732	4.678	4.623	4.569	4.465	4.319
101:05	4.779	4.725	4.670	4.614	4.559	4.452	4.303
101:06	4.773	4.718	4.662	4.605	4.548	4.439	4.287
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**5.311**	**4.440**	**3.798**	**3.315**	**2.944**	**2.420**	**1.939**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1A1	178,333,924.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	100:24

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
100:08	4.948	4.927	4.906	4.884	4.863	4.822	4.766
100:09	4.942	4.920	4.898	4.875	4.853	4.810	4.750
100:10	4.936	4.913	4.889	4.866	4.842	4.797	4.733
100:11	4.930	4.906	4.881	4.856	4.832	4.784	4.717
100:12	4.924	4.899	4.873	4.847	4.821	4.771	4.701
100:13	4.918	4.892	4.865	4.838	4.811	4.758	4.685
100:14	4.913	4.885	4.857	4.828	4.800	4.745	4.669
100:15	4.907	4.878	4.849	4.819	4.789	4.733	4.653
100:16	4.901	4.871	4.840	4.809	4.779	4.720	4.637
100:17	4.895	4.864	4.832	4.800	4.768	4.707	4.621
100:18	4.889	4.857	4.824	4.791	4.758	4.694	4.605
100:19	4.883	4.850	4.816	4.781	4.747	4.681	4.589
100:20	4.877	4.843	4.808	4.772	4.737	4.668	4.573
100:21	4.872	4.836	4.800	4.763	4.726	4.656	4.557
100:22	4.866	4.829	4.791	4.753	4.716	4.643	4.542
100:23	4.860	4.822	4.783	4.744	4.705	4.630	4.526
100:24	4.854	4.815	4.775	4.735	4.695	4.617	4.510
100:25	4.848	4.808	4.767	4.725	4.684	4.605	4.494
100:26	4.843	4.801	4.759	4.716	4.674	4.592	4.478
100:27	4.837	4.794	4.751	4.707	4.663	4.579	4.462
100:28	4.831	4.787	4.743	4.698	4.653	4.566	4.446
100:29	4.825	4.781	4.735	4.688	4.642	4.554	4.430
100:30	4.819	4.774	4.726	4.679	4.632	4.541	4.414
100:31	4.814	4.767	4.718	4.670	4.621	4.528	4.398
101:00	4.808	4.760	4.710	4.660	4.611	4.515	4.382
101:01	4.802	4.753	4.702	4.651	4.601	4.503	4.367
101:02	4.796	4.746	4.694	4.642	4.590	4.490	4.351
101:03	4.790	4.739	4.686	4.633	4.580	4.477	4.335
101:04	4.785	4.732	4.678	4.623	4.569	4.465	4.319
101:05	4.779	4.725	4.670	4.614	4.559	4.452	4.303
101:06	4.773	4.718	4.662	4.605	4.548	4.439	4.287
101:07	4.767	4.711	4.654	4.596	4.538	4.427	4.272
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**5.312**	**4.441**	**3.799**	**3.316**	**2.945**	**2.420**	**1.940**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1A3	2,700,000.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	101:05

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
100:21	4.872	4.836	4.800	4.763	4.726	4.656	4.557
100:22	4.866	4.829	4.791	4.753	4.716	4.643	4.542
100:23	4.860	4.822	4.783	4.744	4.705	4.630	4.526
100:24	4.854	4.815	4.775	4.735	4.695	4.617	4.510
100:25	4.848	4.808	4.767	4.725	4.684	4.605	4.494
100:26	4.843	4.801	4.759	4.716	4.674	4.592	4.478
100:27	4.837	4.794	4.751	4.707	4.663	4.579	4.462
100:28	4.831	4.787	4.743	4.698	4.653	4.566	4.446
100:29	4.825	4.781	4.735	4.688	4.642	4.554	4.430
100:30	4.819	4.774	4.726	4.679	4.632	4.541	4.414
100:31	4.814	4.767	4.718	4.670	4.621	4.528	4.398
101:00	4.808	4.760	4.710	4.660	4.611	4.515	4.382
101:01	4.802	4.753	4.702	4.651	4.601	4.503	4.367
101:02	4.796	4.746	4.694	4.642	4.590	4.490	4.351
101:03	4.790	4.739	4.686	4.633	4.580	4.477	4.335
101:04	4.785	4.732	4.678	4.623	4.569	4.465	4.319
101:05	4.779	4.725	4.670	4.614	4.559	4.452	4.303
101:06	4.773	4.718	4.662	4.605	4.548	4.439	4.287
101:07	4.767	4.711	4.654	4.596	4.538	4.427	4.272
101:08	4.761	4.704	4.646	4.586	4.528	4.414	4.256
101:09	4.756	4.697	4.637	4.577	4.517	4.401	4.240
101:10	4.750	4.691	4.629	4.568	4.507	4.389	4.224
101:11	4.744	4.684	4.621	4.559	4.496	4.376	4.208
101:12	4.738	4.677	4.613	4.549	4.486	4.363	4.193
101:13	4.733	4.670	4.605	4.540	4.476	4.351	4.177
101:14	4.727	4.663	4.597	4.531	4.465	4.338	4.161
101:15	4.721	4.656	4.589	4.522	4.455	4.325	4.145
101:16	4.715	4.649	4.581	4.512	4.444	4.313	4.130
101:17	4.710	4.642	4.573	4.503	4.434	4.300	4.114
101:18	4.704	4.636	4.565	4.494	4.424	4.288	4.098
101:19	4.698	4.629	4.557	4.485	4.413	4.275	4.082
101:20	4.692	4.622	4.549	4.476	4.403	4.262	4.067
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**5.324**	**4.453**	**3.809**	**3.325**	**2.953**	**2.426**	**1.944**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1A4	41,666,666.00	1.90000	0	1.000000	1ML	1.4000	0.50000	1.00000	8.00000

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
0.00000	1.9000	02/28/03	1ML30 year	5.63	178.95	300.0PSA	100:00

1ML + 0.500000 cap: 8.000000

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
99:16	1.992	2.010	2.029	2.049	2.068	2.106	2.159
99:17	1.986	2.004	2.022	2.040	2.058	2.094	2.144
99:18	1.981	1.997	2.014	2.031	2.049	2.082	2.128
99:19	1.976	1.991	2.007	2.023	2.039	2.070	2.113
99:20	1.971	1.985	1.999	2.014	2.029	2.057	2.097
99:21	1.966	1.979	1.992	2.005	2.019	2.045	2.082
99:22	1.961	1.972	1.984	1.997	2.009	2.033	2.066
99:23	1.955	1.966	1.977	1.988	1.999	2.021	2.051
99:24	1.950	1.960	1.970	1.979	1.989	2.009	2.036
99:25	1.945	1.953	1.962	1.971	1.980	1.997	2.020
99:26	1.940	1.947	1.955	1.962	1.970	1.984	2.005
99:27	1.935	1.941	1.947	1.954	1.960	1.972	1.989
99:28	1.930	1.935	1.940	1.945	1.950	1.960	1.974
99:29	1.925	1.928	1.932	1.936	1.940	1.948	1.959
99:30	1.920	1.922	1.925	1.928	1.930	1.936	1.943
99:31	1.914	1.916	1.917	1.919	1.921	1.924	1.928
100:00	1.909	1.910	1.910	1.910	1.911	1.912	1.913
100:01	1.904	1.903	1.903	1.902	1.901	1.900	1.897
100:02	1.899	1.897	1.895	1.893	1.891	1.887	1.882
100:03	1.894	1.891	1.888	1.885	1.881	1.875	1.867
100:04	1.889	1.885	1.880	1.876	1.872	1.863	1.851
100:05	1.884	1.878	1.873	1.867	1.862	1.851	1.836
100:06	1.879	1.872	1.866	1.859	1.852	1.839	1.821
100:07	1.873	1.866	1.858	1.850	1.842	1.827	1.806
100:08	1.868	1.860	1.851	1.842	1.833	1.815	1.790
100:09	1.863	1.854	1.843	1.833	1.823	1.803	1.775
100:10	1.858	1.847	1.836	1.825	1.813	1.791	1.760
100:11	1.853	1.841	1.829	1.816	1.803	1.779	1.745
100:12	1.848	1.835	1.821	1.807	1.794	1.767	1.729
100:13	1.843	1.829	1.814	1.799	1.784	1.755	1.714
100:14	1.838	1.823	1.807	1.790	1.774	1.743	1.699
100:15	1.833	1.816	1.799	1.782	1.764	1.731	1.684
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**6.100**	**5.003**	**4.212**	**3.627**	**3.187**	**2.579**	**2.038**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1A5	41,666,666.00	6.10000	0	1.000000	1ML	1.4000	7.50000	-1.00000	7.50000

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
0.00000	6.1000	02/28/03	1ML30 year	5.63	178.95	300.0PSA	11:00

7.500 + -1.000 * 1ML cap: 7.500

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
10:16	55.069	50.943	46.773	42.557	38.294	29.623	16.233
10:17	54.846	50.717	46.544	42.324	38.058	29.379	15.976
10:18	54.624	50.493	46.316	42.093	37.823	29.136	15.719
10:19	54.404	50.270	46.090	41.863	37.590	28.895	15.465
10:20	54.186	50.048	45.865	41.635	37.358	28.655	15.211
10:21	53.969	49.828	45.642	41.409	37.128	28.417	14.960
10:22	53.753	49.609	45.420	41.183	36.899	28.180	14.709
10:23	53.539	49.392	45.199	40.959	36.671	27.945	14.460
10:24	53.325	49.176	44.980	40.737	36.445	27.711	14.213
10:25	53.114	48.961	44.762	40.516	36.221	27.479	13.967
10:26	52.903	48.748	44.546	40.296	35.997	27.248	13.722
10:27	52.694	48.536	44.330	40.077	35.775	27.018	13.479
10:28	52.487	48.325	44.117	39.860	35.555	26.789	13.238
10:29	52.280	48.116	43.904	39.644	35.335	26.562	12.997
10:30	52.075	47.908	43.693	39.430	35.117	26.337	12.758
10:31	51.871	47.701	43.483	39.217	34.901	26.112	12.520
11:00	51.668	47.495	43.274	39.005	34.685	25.889	12.284
11:01	51.467	47.291	43.067	38.794	34.471	25.668	12.049
11:02	51.266	47.088	42.861	38.585	34.258	25.447	11.815
11:03	51.067	46.886	42.656	38.377	34.047	25.228	11.583
11:04	50.870	46.685	42.452	38.170	33.837	25.010	11.352
11:05	50.673	46.486	42.250	37.964	33.627	24.794	11.122
11:06	50.478	46.287	42.049	37.760	33.420	24.578	10.893
11:07	50.283	46.090	41.848	37.556	33.213	24.364	10.666
11:08	50.090	45.895	41.650	37.354	33.008	24.151	10.440
11:09	49.898	45.700	41.452	37.154	32.803	23.940	10.215
11:10	49.708	45.506	41.255	36.954	32.600	23.729	9.991
11:11	49.518	45.314	41.060	36.755	32.398	23.520	9.769
11:12	49.329	45.123	40.866	36.558	32.198	23.312	9.548
11:13	49.142	44.932	40.673	36.362	31.998	23.105	9.328
11:14	48.956	44.743	40.481	36.167	31.800	22.899	9.109
11:15	48.770	44.555	40.290	35.973	31.603	22.694	8.891
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**1.399**	**1.380**	**1.359**	**1.338**	**1.317**	**1.272**	**1.200**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1A6	100,000,000.00	4.50000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	4.5000	02/28/03	30 year	5.63	178.95	300.0PSA	99:30

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
99:14	4.596	4.606	4.617	4.629	4.640	4.661	4.690
99:15	4.590	4.599	4.609	4.619	4.629	4.648	4.674
99:16	4.584	4.592	4.601	4.610	4.618	4.635	4.658
99:17	4.578	4.585	4.593	4.600	4.608	4.622	4.642
99:18	4.572	4.579	4.585	4.591	4.597	4.609	4.626
99:19	4.567	4.572	4.577	4.582	4.587	4.596	4.610
99:20	4.561	4.565	4.568	4.572	4.576	4.583	4.594
99:21	4.555	4.558	4.560	4.563	4.566	4.571	4.578
99:22	4.549	4.551	4.552	4.554	4.555	4.558	4.562
99:23	4.544	4.544	4.544	4.544	4.544	4.545	4.546
99:24	4.538	4.537	4.536	4.535	4.534	4.532	4.530
99:25	4.532	4.530	4.528	4.526	4.523	4.519	4.513
99:26	4.526	4.523	4.520	4.516	4.513	4.506	4.497
99:27	4.520	4.516	4.511	4.507	4.502	4.494	4.481
99:28	4.515	4.509	4.503	4.498	4.492	4.481	4.465
99:29	4.509	4.502	4.495	4.488	4.481	4.468	4.449
99:30	4.503	4.495	4.487	4.479	4.471	4.455	4.433
99:31	4.497	4.488	4.479	4.470	4.460	4.442	4.417
100:00	4.492	4.481	4.471	4.460	4.450	4.430	4.401
100:01	4.486	4.475	4.463	4.451	4.439	4.417	4.385
100:02	4.480	4.468	4.455	4.442	4.429	4.404	4.369
100:03	4.474	4.461	4.447	4.432	4.418	4.391	4.353
100:04	4.469	4.454	4.439	4.423	4.408	4.378	4.337
100:05	4.463	4.447	4.430	4.414	4.397	4.366	4.322
100:06	4.457	4.440	4.422	4.405	4.387	4.353	4.306
100:07	4.451	4.433	4.414	4.395	4.377	4.340	4.290
100:08	4.446	4.426	4.406	4.386	4.366	4.327	4.274
100:09	4.440	4.419	4.398	4.377	4.356	4.315	4.258
100:10	4.434	4.413	4.390	4.368	4.345	4.302	4.242
100:11	4.428	4.406	4.382	4.358	4.335	4.289	4.226
100:12	4.423	4.399	4.374	4.349	4.324	4.277	4.210
100:13	4.417	4.392	4.366	4.340	4.314	4.264	4.194
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**5.407**	**4.505**	**3.844**	**3.348**	**2.968**	**2.435**	**1.947**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1A2	150,000,000.00	4.50000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	4.5000	02/28/03	30 year	5.63	178.95	300.0PSA	99:20

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
99:04	4.654	4.676	4.699	4.723	4.746	4.790	4.852
99:05	4.648	4.669	4.691	4.713	4.735	4.777	4.836
99:06	4.642	4.662	4.683	4.704	4.724	4.764	4.820
99:07	4.636	4.655	4.675	4.694	4.714	4.751	4.804
99:08	4.631	4.648	4.667	4.685	4.703	4.738	4.787
99:09	4.625	4.641	4.658	4.676	4.693	4.725	4.771
99:10	4.619	4.634	4.650	4.666	4.682	4.712	4.755
99:11	4.613	4.627	4.642	4.657	4.671	4.700	4.739
99:12	4.607	4.620	4.634	4.647	4.661	4.687	4.723
99:13	4.602	4.613	4.626	4.638	4.650	4.674	4.707
99:14	4.596	4.606	4.617	4.629	4.640	4.661	4.690
99:15	4.590	4.599	4.609	4.619	4.629	4.648	4.674
99:16	4.584	4.592	4.601	4.610	4.618	4.635	4.658
99:17	4.578	4.585	4.593	4.600	4.608	4.622	4.642
99:18	4.572	4.579	4.585	4.591	4.597	4.609	4.626
99:19	4.567	4.572	4.577	4.582	4.587	4.596	4.610
99:20	4.561	4.565	4.568	4.572	4.576	4.583	4.594
99:21	4.555	4.558	4.560	4.563	4.566	4.571	4.578
99:22	4.549	4.551	4.552	4.554	4.555	4.558	4.562
99:23	4.544	4.544	4.544	4.544	4.544	4.545	4.546
99:24	4.538	4.537	4.536	4.535	4.534	4.532	4.530
99:25	4.532	4.530	4.528	4.526	4.523	4.519	4.513
99:26	4.526	4.523	4.520	4.516	4.513	4.506	4.497
99:27	4.520	4.516	4.511	4.507	4.502	4.494	4.481
99:28	4.515	4.509	4.503	4.498	4.492	4.481	4.465
99:29	4.509	4.502	4.495	4.488	4.481	4.468	4.449
99:30	4.503	4.495	4.487	4.479	4.471	4.455	4.433
99:31	4.497	4.488	4.479	4.470	4.460	4.442	4.417
100:00	4.492	4.481	4.471	4.460	4.450	4.430	4.401
100:01	4.486	4.475	4.463	4.451	4.439	4.417	4.385
100:02	4.480	4.468	4.455	4.442	4.429	4.404	4.369
100:03	4.474	4.461	4.447	4.432	4.418	4.391	4.353
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**5.397**	**4.496**	**3.836**	**3.341**	**2.962**	**2.430**	**1.944**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
3A1	25,000,000.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	101:10

29%cal

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
100:26	4.843	4.801	4.759	4.716	4.674	4.592	4.478
100:27	4.837	4.794	4.751	4.707	4.663	4.579	4.462
100:28	4.831	4.787	4.743	4.698	4.653	4.566	4.446
100:29	4.825	4.781	4.735	4.688	4.642	4.554	4.430
100:30	4.819	4.774	4.726	4.679	4.632	4.541	4.414
100:31	4.814	4.767	4.718	4.670	4.621	4.528	4.398
101:00	4.808	4.760	4.710	4.660	4.611	4.515	4.382
101:01	4.802	4.753	4.702	4.651	4.601	4.503	4.367
101:02	4.796	4.746	4.694	4.642	4.590	4.490	4.351
101:03	4.790	4.739	4.686	4.633	4.580	4.477	4.335
101:04	4.785	4.732	4.678	4.623	4.569	4.465	4.319
101:05	4.779	4.725	4.670	4.614	4.559	4.452	4.303
101:06	4.773	4.718	4.662	4.605	4.548	4.439	4.287
101:07	4.767	4.711	4.654	4.596	4.538	4.427	4.272
101:08	4.761	4.704	4.646	4.586	4.528	4.414	4.256
101:09	4.756	4.697	4.637	4.577	4.517	4.401	4.240
101:10	4.750	4.691	4.629	4.568	4.507	4.389	4.224
101:11	4.744	4.684	4.621	4.559	4.496	4.376	4.208
101:12	4.738	4.677	4.613	4.549	4.486	4.363	4.193
101:13	4.733	4.670	4.605	4.540	4.476	4.351	4.177
101:14	4.727	4.663	4.597	4.531	4.465	4.338	4.161
101:15	4.721	4.656	4.589	4.522	4.455	4.325	4.145
101:16	4.715	4.649	4.581	4.512	4.444	4.313	4.130
101:17	4.710	4.642	4.573	4.503	4.434	4.300	4.114
101:18	4.704	4.636	4.565	4.494	4.424	4.288	4.098
101:19	4.698	4.629	4.557	4.485	4.413	4.275	4.082
101:20	4.692	4.622	4.549	4.476	4.403	4.262	4.067
101:21	4.687	4.615	4.541	4.467	4.393	4.250	4.051
101:22	4.681	4.608	4.533	4.457	4.382	4.237	4.035
101:23	4.675	4.601	4.525	4.448	4.372	4.225	4.019
101:24	4.669	4.594	4.517	4.439	4.362	4.212	4.004
101:25	4.664	4.588	4.509	4.430	4.351	4.199	3.988
Avg Life	**6.700**	**5.429**	**4.522**	**3.861**	**3.367**	**2.696**	**2.110**
Duration	**5.329**	**4.457**	**3.813**	**3.328**	**2.956**	**2.429**	**1.946**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**12/09**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
B1	4,507,481.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	99:28

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
99:12	5.104	5.106	5.108	5.109	5.111	5.114	5.119
99:13	5.099	5.101	5.102	5.104	5.105	5.108	5.112
99:14	5.094	5.095	5.097	5.098	5.099	5.102	5.106
99:15	5.089	5.090	5.091	5.093	5.094	5.096	5.099
99:16	5.084	5.085	5.086	5.087	5.088	5.090	5.093
99:17	5.079	5.080	5.081	5.081	5.082	5.084	5.086
99:18	5.074	5.074	5.075	5.076	5.076	5.078	5.080
99:19	5.069	5.069	5.070	5.070	5.071	5.072	5.073
99:20	5.064	5.064	5.064	5.065	5.065	5.066	5.067
99:21	5.058	5.059	5.059	5.059	5.059	5.060	5.060
99:22	5.053	5.054	5.054	5.054	5.054	5.054	5.054
99:23	5.048	5.048	5.048	5.048	5.048	5.048	5.047
99:24	5.043	5.043	5.043	5.042	5.042	5.042	5.041
99:25	5.038	5.038	5.037	5.037	5.036	5.036	5.034
99:26	5.033	5.033	5.032	5.031	5.031	5.030	5.028
99:27	5.028	5.027	5.027	5.026	5.025	5.024	5.021
99:28	5.023	5.022	5.021	5.020	5.019	5.018	5.015
99:29	5.018	5.017	5.016	5.015	5.014	5.012	5.008
99:30	5.013	5.012	5.010	5.009	5.008	5.006	5.002
99:31	5.008	5.007	5.005	5.004	5.002	5.000	4.996
100:00	5.003	5.001	5.000	4.998	4.997	4.994	4.989
100:01	4.998	4.996	4.994	4.993	4.991	4.988	4.983
100:02	4.993	4.991	4.989	4.987	4.985	4.982	4.976
100:03	4.988	4.986	4.984	4.981	4.980	4.976	4.970
100:04	4.983	4.981	4.978	4.976	4.974	4.970	4.963
100:05	4.978	4.976	4.973	4.970	4.968	4.964	4.957
100:06	4.973	4.970	4.968	4.965	4.963	4.958	4.950
100:07	4.968	4.965	4.962	4.959	4.957	4.952	4.944
100:08	4.963	4.960	4.957	4.954	4.951	4.946	4.937
100:09	4.958	4.955	4.951	4.948	4.945	4.940	4.931
100:10	4.953	4.950	4.946	4.943	4.940	4.934	4.925
100:11	4.948	4.944	4.941	4.937	4.934	4.928	4.918
Avg Life	**8.052**	**7.662**	**7.331**	**7.047**	**6.801**	**6.399**	**5.783**
Duration	**6.219**	**5.990**	**5.792**	**5.620**	**5.469**	**5.217**	**4.818**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
B2	901,497.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	98:23

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
98:07	5.292	5.301	5.310	5.318	5.325	5.338	5.362
98:08	5.287	5.296	5.304	5.312	5.319	5.332	5.355
98:09	5.282	5.291	5.299	5.306	5.313	5.326	5.348
98:10	5.277	5.285	5.293	5.301	5.308	5.320	5.342
98:11	5.272	5.280	5.288	5.295	5.302	5.314	5.335
98:12	5.267	5.275	5.282	5.289	5.296	5.308	5.329
98:13	5.262	5.269	5.277	5.284	5.290	5.302	5.322
98:14	5.256	5.264	5.271	5.278	5.284	5.295	5.315
98:15	5.251	5.259	5.266	5.272	5.278	5.289	5.309
98:16	5.246	5.254	5.260	5.267	5.273	5.283	5.302
98:17	5.241	5.248	5.255	5.261	5.267	5.277	5.296
98:18	5.236	5.243	5.249	5.255	5.261	5.271	5.289
98:19	5.231	5.238	5.244	5.250	5.255	5.265	5.282
98:20	5.226	5.232	5.238	5.244	5.249	5.259	5.276
98:21	5.221	5.227	5.233	5.238	5.244	5.253	5.269
98:22	5.216	5.222	5.228	5.233	5.238	5.247	5.263
98:23	5.210	5.216	5.222	5.227	5.232	5.241	5.256
98:24	5.205	5.211	5.217	5.222	5.226	5.235	5.250
98:25	5.200	5.206	5.211	5.216	5.220	5.229	5.243
98:26	5.195	5.201	5.206	5.210	5.215	5.222	5.236
98:27	5.190	5.195	5.200	5.205	5.209	5.216	5.230
98:28	5.185	5.190	5.195	5.199	5.203	5.210	5.223
98:29	5.180	5.185	5.189	5.193	5.197	5.204	5.217
98:30	5.175	5.179	5.184	5.188	5.192	5.198	5.210
98:31	5.170	5.174	5.178	5.182	5.186	5.192	5.204
99:00	5.165	5.169	5.173	5.177	5.180	5.186	5.197
99:01	5.160	5.164	5.167	5.171	5.174	5.180	5.191
99:02	5.154	5.158	5.162	5.165	5.168	5.174	5.184
99:03	5.149	5.153	5.157	5.160	5.163	5.168	5.178
99:04	5.144	5.148	5.151	5.154	5.157	5.162	5.171
99:05	5.139	5.143	5.146	5.148	5.151	5.156	5.164
99:06	5.134	5.137	5.140	5.143	5.145	5.150	5.158
Avg Life	**8.052**	**7.662**	**7.331**	**7.047**	**6.801**	**6.399**	**5.783**
Duration	**6.185**	**5.958**	**5.762**	**5.592**	**5.443**	**5.193**	**4.799**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
B3	600,997.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	94:22

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
94:06	5.976	6.011	6.043	6.073	6.101	6.150	6.240
94:07	5.970	6.005	6.037	6.067	6.094	6.144	6.233
94:08	5.965	5.999	6.031	6.061	6.088	6.137	6.226
94:09	5.959	5.994	6.025	6.055	6.082	6.131	6.219
94:10	5.954	5.988	6.020	6.049	6.076	6.124	6.212
94:11	5.948	5.982	6.014	6.043	6.070	6.118	6.205
94:12	5.943	5.977	6.008	6.037	6.063	6.112	6.198
94:13	5.938	5.971	6.002	6.031	6.057	6.105	6.191
94:14	5.932	5.965	5.996	6.025	6.051	6.099	6.184
94:15	5.927	5.960	5.990	6.019	6.045	6.092	6.177
94:16	5.921	5.954	5.985	6.013	6.039	6.086	6.170
94:17	5.916	5.949	5.979	6.007	6.033	6.079	6.163
94:18	5.910	5.943	5.973	6.001	6.026	6.073	6.156
94:19	5.905	5.937	5.967	5.995	6.020	6.066	6.149
94:20	5.899	5.932	5.961	5.989	6.014	6.060	6.142
94:21	5.894	5.926	5.955	5.983	6.008	6.053	6.135
94:22	5.889	5.920	5.950	5.977	6.002	6.047	6.128
94:23	5.883	5.915	5.944	5.971	5.996	6.041	6.121
94:24	5.878	5.909	5.938	5.965	5.990	6.034	6.114
94:25	5.872	5.903	5.932	5.959	5.983	6.028	6.107
94:26	5.867	5.898	5.926	5.953	5.977	6.021	6.100
94:27	5.862	5.892	5.921	5.947	5.971	6.015	6.093
94:28	5.856	5.887	5.915	5.941	5.965	6.008	6.086
94:29	5.851	5.881	5.909	5.935	5.959	6.002	6.080
94:30	5.845	5.875	5.903	5.929	5.953	5.996	6.073
94:31	5.840	5.870	5.897	5.923	5.947	5.989	6.066
95:00	5.835	5.864	5.892	5.917	5.940	5.983	6.059
95:01	5.829	5.859	5.886	5.911	5.934	5.976	6.052
95:02	5.824	5.853	5.880	5.905	5.928	5.970	6.045
95:03	5.818	5.847	5.874	5.899	5.922	5.964	6.038
95:04	5.813	5.842	5.869	5.893	5.916	5.957	6.031
95:05	5.808	5.836	5.863	5.887	5.910	5.951	6.024
Avg Life	**8.052**	**7.662**	**7.331**	**7.047**	**6.801**	**6.399**	**5.783**
Duration	**6.062**	**5.843**	**5.654**	**5.491**	**5.347**	**5.108**	**4.728**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
B4	600,998.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	83:06

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
82:22	8.192	8.307	8.414	8.511	8.602	8.764	9.055
82:23	8.185	8.300	8.406	8.504	8.594	8.757	9.046
82:24	8.178	8.293	8.399	8.497	8.587	8.749	9.038
82:25	8.172	8.287	8.392	8.490	8.579	8.741	9.030
82:26	8.165	8.280	8.385	8.482	8.572	8.733	9.021
82:27	8.158	8.273	8.378	8.475	8.564	8.726	9.013
82:28	8.152	8.266	8.371	8.468	8.557	8.718	9.005
82:29	8.145	8.259	8.364	8.460	8.550	8.710	8.996
82:30	8.139	8.252	8.357	8.453	8.542	8.702	8.988
82:31	8.132	8.245	8.350	8.446	8.535	8.694	8.980
83:00	8.125	8.239	8.343	8.439	8.527	8.687	8.971
83:01	8.119	8.232	8.336	8.431	8.520	8.679	8.963
83:02	8.112	8.225	8.329	8.424	8.512	8.671	8.955
83:03	8.106	8.218	8.322	8.417	8.505	8.663	8.946
83:04	8.099	8.211	8.315	8.410	8.498	8.656	8.938
83:05	8.092	8.204	8.308	8.402	8.490	8.648	8.930
83:06	8.086	8.198	8.300	8.395	8.483	8.640	8.921
83:07	8.079	8.191	8.293	8.388	8.475	8.633	8.913
83:08	8.073	8.184	8.286	8.381	8.468	8.625	8.905
83:09	8.066	8.177	8.279	8.374	8.461	8.617	8.897
83:10	8.059	8.170	8.272	8.366	8.453	8.609	8.888
83:11	8.053	8.164	8.265	8.359	8.446	8.602	8.880
83:12	8.046	8.157	8.258	8.352	8.438	8.594	8.872
83:13	8.040	8.150	8.251	8.345	8.431	8.586	8.863
83:14	8.033	8.143	8.244	8.338	8.424	8.579	8.855
83:15	8.027	8.136	8.237	8.330	8.416	8.571	8.847
83:16	8.020	8.130	8.230	8.323	8.409	8.563	8.839
83:17	8.014	8.123	8.223	8.316	8.402	8.556	8.830
83:18	8.007	8.116	8.216	8.309	8.394	8.548	8.822
83:19	8.001	8.109	8.209	8.302	8.387	8.540	8.814
83:20	7.994	8.103	8.202	8.294	8.379	8.532	8.806
83:21	7.987	8.096	8.195	8.287	8.372	8.525	8.797
Avg Life	**8.052**	**7.662**	**7.331**	**7.047**	**6.801**	**6.399**	**5.783**
Duration	**5.678**	**5.484**	**5.318**	**5.175**	**5.049**	**4.838**	**4.505**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
B5	300,499.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	67:13

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
66:29	12.140	12.386	12.611	12.816	13.006	13.346	13.949
66:30	12.131	12.376	12.601	12.806	12.996	13.336	13.938
66:31	12.121	12.367	12.591	12.796	12.985	13.325	13.927
67:00	12.112	12.357	12.581	12.786	12.975	13.314	13.916
67:01	12.103	12.348	12.572	12.776	12.965	13.304	13.904
67:02	12.094	12.338	12.562	12.766	12.955	13.293	13.893
67:03	12.085	12.329	12.552	12.756	12.945	13.283	13.882
67:04	12.075	12.319	12.542	12.746	12.934	13.272	13.871
67:05	12.066	12.310	12.533	12.736	12.924	13.262	13.859
67:06	12.057	12.301	12.523	12.727	12.914	13.251	13.848
67:07	12.048	12.291	12.513	12.717	12.904	13.240	13.837
67:08	12.039	12.282	12.503	12.707	12.894	13.230	13.826
67:09	12.030	12.272	12.494	12.697	12.884	13.219	13.815
67:10	12.020	12.263	12.484	12.687	12.874	13.209	13.803
67:11	12.011	12.253	12.474	12.677	12.863	13.198	13.792
67:12	12.002	12.244	12.465	12.667	12.853	13.188	13.781
67:13	11.993	12.234	12.455	12.657	12.843	13.177	13.770
67:14	11.984	12.225	12.445	12.647	12.833	13.167	13.759
67:15	11.975	12.216	12.436	12.637	12.823	13.156	13.748
67:16	11.966	12.206	12.426	12.627	12.813	13.146	13.736
67:17	11.956	12.197	12.416	12.617	12.803	13.135	13.725
67:18	11.947	12.187	12.407	12.608	12.793	13.125	13.714
67:19	11.938	12.178	12.397	12.598	12.783	13.115	13.703
67:20	11.929	12.169	12.387	12.588	12.773	13.104	13.692
67:21	11.920	12.159	12.378	12.578	12.762	13.094	13.681
67:22	11.911	12.150	12.368	12.568	12.752	13.083	13.670
67:23	11.902	12.141	12.359	12.558	12.742	13.073	13.659
67:24	11.893	12.131	12.349	12.549	12.732	13.062	13.648
67:25	11.884	12.122	12.339	12.539	12.722	13.052	13.637
67:26	11.875	12.113	12.330	12.529	12.712	13.042	13.625
67:27	11.866	12.103	12.320	12.519	12.702	13.031	13.614
67:28	11.857	12.094	12.311	12.509	12.692	13.021	13.603
Avg Life	**8.052**	**7.662**	**7.331**	**7.047**	**6.801**	**6.399**	**5.783**
Duration	**5.048**	**4.896**	**4.767**	**4.656**	**4.558**	**4.394**	**4.132**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
B6	600,997.00	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	22:00

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
21:16	47.721	48.345	48.915	49.442	49.935	50.844	52.445
21:17	47.647	48.272	48.842	49.370	49.862	50.771	52.373
21:18	47.574	48.199	48.770	49.297	49.790	50.699	52.301
21:19	47.501	48.126	48.697	49.225	49.717	50.627	52.228
21:20	47.428	48.054	48.625	49.152	49.645	50.555	52.156
21:21	47.356	47.981	48.553	49.081	49.574	50.483	52.085
21:22	47.283	47.909	48.481	49.009	49.502	50.411	52.013
21:23	47.211	47.837	48.409	48.937	49.430	50.340	51.942
21:24	47.139	47.766	48.338	48.866	49.359	50.269	51.871
21:25	47.068	47.694	48.266	48.795	49.288	50.198	51.800
21:26	46.996	47.623	48.195	48.724	49.217	50.127	51.729
21:27	46.925	47.552	48.125	48.653	49.147	50.057	51.659
21:28	46.854	47.481	48.054	48.583	49.076	49.986	51.588
21:29	46.783	47.411	47.984	48.512	49.006	49.916	51.518
21:30	46.712	47.340	47.913	48.442	48.936	49.846	51.448
21:31	46.642	47.270	47.843	48.373	48.866	49.776	51.378
22:00	46.572	47.200	47.774	48.303	48.797	49.707	51.309
22:01	46.502	47.130	47.704	48.233	48.727	49.637	51.239
22:02	46.432	47.061	47.635	48.164	48.658	49.568	51.170
22:03	46.362	46.992	47.565	48.095	48.589	49.499	51.101
22:04	46.293	46.922	47.496	48.026	48.520	49.430	51.032
22:05	46.224	46.853	47.428	47.957	48.452	49.362	50.963
22:06	46.155	46.785	47.359	47.889	48.383	49.293	50.895
22:07	46.086	46.716	47.291	47.820	48.315	49.225	50.827
22:08	46.017	46.648	47.222	47.752	48.247	49.157	50.759
22:09	45.949	46.579	47.154	47.684	48.179	49.089	50.691
22:10	45.881	46.511	47.086	47.617	48.111	49.021	50.623
22:11	45.813	46.444	47.019	47.549	48.044	48.954	50.555
22:12	45.745	46.376	46.951	47.482	47.976	48.887	50.488
22:13	45.677	46.309	46.884	47.415	47.909	48.819	50.421
22:14	45.610	46.241	46.817	47.348	47.842	48.752	50.354
22:15	45.543	46.174	46.750	47.281	47.775	48.686	50.287
Avg Life	**8.052**	**7.662**	**7.331**	**7.047**	**6.801**	**6.399**	**5.783**
Duration	**1.992**	**1.999**	**2.004**	**2.007**	**2.009**	**2.010**	**2.010**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**1/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1AX	40,466,531.47	5.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	5.0000	02/28/03	30 year	5.63	178.95	300.0PSA	15:17

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
15:01	23.073	18.503	13.859	9.143	4.355	-5.428	-20.547
15:02	22.991	18.419	13.775	9.057	4.266	-5.520	-20.647
15:03	22.909	18.337	13.690	8.971	4.179	-5.612	-20.746
15:04	22.828	18.254	13.606	8.885	4.091	-5.704	-20.845
15:05	22.747	18.172	13.522	8.800	4.004	-5.795	-20.944
15:06	22.666	18.090	13.439	8.715	3.917	-5.886	-21.042
15:07	22.586	18.008	13.356	8.630	3.831	-5.977	-21.140
15:08	22.506	17.927	13.273	8.546	3.745	-6.067	-21.238
15:09	22.426	17.846	13.191	8.462	3.659	-6.157	-21.335
15:10	22.347	17.765	13.109	8.378	3.574	-6.246	-21.432
15:11	22.268	17.685	13.027	8.295	3.488	-6.335	-21.529
15:12	22.189	17.605	12.946	8.212	3.404	-6.424	-21.625
15:13	22.110	17.525	12.864	8.129	3.319	-6.512	-21.721
15:14	22.032	17.446	12.784	8.046	3.235	-6.601	-21.816
15:15	21.954	17.366	12.703	7.964	3.151	-6.688	-21.911
15:16	21.877	17.288	12.623	7.883	3.068	-6.776	-22.006
15:17	21.799	17.209	12.543	7.801	2.985	-6.863	-22.101
15:18	21.722	17.131	12.463	7.720	2.902	-6.950	-22.195
15:19	21.646	17.053	12.384	7.639	2.820	-7.036	-22.288
15:20	21.569	16.975	12.305	7.559	2.737	-7.122	-22.382
15:21	21.493	16.898	12.227	7.479	2.655	-7.208	-22.475
15:22	21.417	16.821	12.148	7.399	2.574	-7.294	-22.568
15:23	21.342	16.744	12.070	7.319	2.493	-7.379	-22.660
15:24	21.267	16.668	11.992	7.240	2.412	-7.464	-22.752
15:25	21.192	16.592	11.915	7.161	2.331	-7.548	-22.844
15:26	21.117	16.516	11.838	7.082	2.251	-7.632	-22.935
15:27	21.043	16.440	11.761	7.004	2.171	-7.716	-23.026
15:28	20.968	16.365	11.684	6.926	2.091	-7.800	-23.117
15:29	20.895	16.290	11.608	6.848	2.012	-7.883	-23.207
15:30	20.821	16.215	11.532	6.771	1.932	-7.966	-23.297
15:31	20.748	16.141	11.456	6.693	1.854	-8.049	-23.387
16:00	20.675	16.066	11.380	6.616	1.775	-8.131	-23.476
Avg Life	**6.729**	**5.463**	**4.560**	**3.901**	**3.409**	**2.739**	**2.151**
Duration	**2.547**	**2.507**	**2.464**	**2.418**	**2.368**	**2.260**	**2.084**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**1/18**	**1/18**	**1/18**	**1/18**	**1/18**	**1/18**	**1/18**

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Bond	Balance	Coupon	Delay	Factor	Index	Value	Reset	Multiplier	Cap
1PO	784,529.04	0.00000	24	1.000000		-1.0000	-	-	-

Floor	Current Coupon	Settle Date	Deal	WAC	WAM	Pricing Speed	Duration @ Px
-	0.0000	02/28/03	30 year	5.63	178.95	300.0PSA	62:03

Price	PSA 100	PSA 200	PSA 300	PSA 400	PSA 500	PSA 700	PSA 1000
61:19	8.213	10.332	12.505	14.655	16.742	20.688	26.098
61:20	8.203	10.319	12.490	14.637	16.722	20.663	26.067
61:21	8.193	10.307	12.474	14.619	16.701	20.638	26.036
61:22	8.184	10.295	12.459	14.601	16.681	20.613	26.004
61:23	8.174	10.282	12.444	14.583	16.661	20.588	25.973
61:24	8.164	10.270	12.429	14.565	16.640	20.563	25.941
61:25	8.154	10.257	12.414	14.548	16.620	20.538	25.910
61:26	8.145	10.245	12.399	14.530	16.600	20.513	25.879
61:27	8.135	10.232	12.383	14.512	16.579	20.488	25.848
61:28	8.125	10.220	12.368	14.494	16.559	20.463	25.816
61:29	8.116	10.207	12.353	14.477	16.539	20.438	25.785
61:30	8.106	10.195	12.338	14.459	16.519	20.413	25.754
61:31	8.096	10.183	12.323	14.441	16.498	20.388	25.723
62:00	8.087	10.170	12.308	14.423	16.478	20.363	25.692
62:01	8.077	10.158	12.293	14.406	16.458	20.339	25.661
62:02	8.067	10.146	12.278	14.388	16.438	20.314	25.629
62:03	8.058	10.133	12.263	14.370	16.418	20.289	25.598
62:04	8.048	10.121	12.247	14.353	16.398	20.264	25.567
62:05	8.039	10.109	12.232	14.335	16.377	20.240	25.536
62:06	8.029	10.096	12.217	14.317	16.357	20.215	25.505
62:07	8.019	10.084	12.202	14.300	16.337	20.190	25.474
62:08	8.010	10.072	12.187	14.282	16.317	20.166	25.444
62:09	8.000	10.059	12.172	14.265	16.297	20.141	25.413
62:10	7.991	10.047	12.157	14.247	16.277	20.116	25.382
62:11	7.981	10.035	12.143	14.230	16.257	20.092	25.351
62:12	7.971	10.023	12.128	14.212	16.237	20.067	25.320
62:13	7.962	10.010	12.113	14.194	16.217	20.043	25.289
62:14	7.952	9.998	12.098	14.177	16.197	20.018	25.258
62:15	7.943	9.986	12.083	14.159	16.177	19.994	25.228
62:16	7.933	9.974	12.068	14.142	16.157	19.969	25.197
62:17	7.924	9.961	12.053	14.125	16.137	19.945	25.166
62:18	7.914	9.949	12.038	14.107	16.118	19.920	25.136
Avg Life	**6.656**	**5.412**	**4.522**	**3.873**	**3.387**	**2.725**	**2.143**
Duration	**5.228**	**4.078**	**3.344**	**2.850**	**2.499**	**2.034**	**1.621**
First Pay	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**	**3/03**
Last Pay	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**2/18**	**4/17**

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