

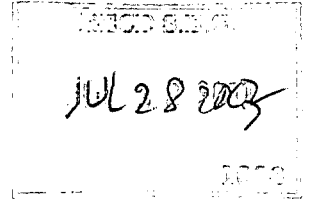
SECURITIES AND EXCHANGE COMMISSION

WASHINGTON, DC 20549



03028092

FORM SE



FORM FOR SUBMISSION OF PAPER FORMAT EXHIBITS

BY ELECTRONIC FILERS

Structured Asset Securities Corporation II
(Exact Name of Registrant as Specified in Charter)

000 120 2186
(Registrant CIK Number)

Form 8-K^{FoP} (July 28, 2003)
(Electronic Report, Schedule or Registration Statement
of Which the Documents Are a Part
(Give Period of Report))

333-105935
(SEC File Number, if Available)

N/A
(Name of Person Filing the Document (if Other than the Registrant))

PROCESSED
T JUL 28 2003
THOMSON
FINANCIAL

SIGNATURES

Filings Made by the Registrant. The registrant has duly caused this form to be signed on its behalf by the undersigned, thereunto duly authorized, in the City of New York, State of New York, on July 28, 2003.

STRUCTURED ASSET SECURITIES
CORPORATION II


By: 
Name: Precilla G. Torres
Title: Senior Vice President

EXHIBIT INDEX

The following exhibit is filed herewith:

<u>Exhibit No.</u>		<u>Page No.</u>
99.1	Certain materials constituting Computational Materials and/or ABS Term Sheets in connection with the expected sale of the Underwritten Certificates.	

IN ACCORDANCE WITH RULE 202 OF REGULATION S-T, THESE
COMPUTATIONAL MATERIALS ARE BEING FILED IN PAPER PURSUANT TO A
CONTINUING HARDSHIP EXEMPTION.

Exhibit 99.1

COMPUTATIONAL MATERIALS
PREPARED BY LEHMAN BROTHERS INC.

for

LB-UBS COMMERCIAL MORTGAGE TRUST, SERIES 2003-C3

and

COMPUTATIONAL MATERIALS
PREPARED BY UBS SECURITIES LLC

for

LB-UBS COMMERCIAL MORTGAGE TRUST, SERIES 2003-C3

UBS STRUCTURING MODEL
 Price / Yield Table

Deal Name LBUBS2003-C5
 Bond Maturity 1,405,068,727

Coupon 0.261
 Dated Date 07/11/03
 Settlement Date 07/30/03

Comment 3 CDR Starting in month 13

Speed	0%	100%	100%	100%
Model	CPY	CPY	CPY	CPY
Default Speed	0.0	0.0	12/0.3	12/0.3
Default Model	CDR	CDR	CDR	CDR
Severity	35%	35%	35%	35%
Leg	12	12	12	12
Call	No	Yes	Yes	Yes
	Yield	Yield	Yield	Yield
X	2.26625	10.121%	6.579%	3.114%
Duration	4.34	4.47	4.62	4.62
AVG Life	7.09	6.76	6.35	6.35
First Pay	08/15/03	08/15/03	08/15/03	08/15/03
Last Pay	04/15/18	07/15/13	06/15/13	06/15/13

Swap Curve	
2 Year	23.25
3 Year	39.25
4 Year	46.25
5 Year	37.00
6 Year	46.25
7 Year	50.75
8 Year	51.75
9 Year	45.00
10 Year	38.00
11 Year	45.75
12 Year	53.50
13 Year	59.74
14 Year	63.49
15 Year	66.39
30 Year	29.00

TISY	
0.25 Year	0.690%
0.50 Year	0.890%
2.0 Year	1.370%
3.0 Year	1.760%
5.0 Year	2.890%
10.0 Year	3.890%
30.0 Year	4.670%

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LBUBS2003-C5

UBS STRUCTURING MODEL
Price / Yield Table

Deal Name LBUBS2003-C5
Bond Name X
Balance 1,405,068,727

	07/1/03	07/1/03	07/1/03	07/1/03
	Coupon	Coupon	Coupon	Coupon
	Dated Date	Dated Date	Dated Date	Dated Date
	Settlement Date	Settlement Date	Settlement Date	Settlement Date
Spread Model	H&W 100%	W 100%	H 100%	H 100%
Default Speed	100% CPY	100% CPY	100% CPY	100% CPY
Default Model	0 CDR	0 CDR	0 CDR	0 CDR
Severity	35%	35%	35%	35%
Lag	12	12	12	12
X	Yield 6.469%	Yield 6.114%	Yield 6.446%	Yield 6.446%
Duration	4.65	4.49	4.49	4.65
AVG Life	6.76	6.65	6.65	6.76
First Pay	08/15/03	08/15/03	08/15/03	08/15/03
Last Pay	07/15/13	07/15/13	07/15/13	07/15/13

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UBS STRUCTURING MODEL
Price / Yield Table

07/10/03

Deal Name LUBS2003 C5
Bond Name X
Balance 1,405,068,727

Coupon 0.257
Dated Date 07/11/03
Settlement Date 07/30/03

Comment

Speed	100%	5%
Model	CPY	CPR
Default Speed	0	0
Default Model	CDR	CDR
Severity	35%	35%
Leg	12	12
	Yield	Yield
X	2.46034	8.4592%
		8.915%
Tsy		2.9632%
Spd		3.013%
		590
Duration	4.65	4.48
AVG Life	6.76	6.98
First Pay	08/15/03	08/15/03
Last Pay	07/15/13	07/15/13

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UBS STRUCTURING MODEL
Price / Yield Table

07/10/03

Deal Name UBUS2003-C5
Bond Name X
Balance 1,405,068,727
Coupon 0.257
Dated Date 07/11/03
Settlement Date 07/30/03

Comment			
Spread	100%	5%	
Model	CPY	CFR	
Default Speed	0	0	
Default Model	CDR	CDR	
Severity	35%	35%	
Lag	12	12	
	Yield	Yield	
X	2.46034	6.489%	8.875%
Tsy		2.969%	3.013%
Spd		350	586
Duration		4.85	4.48
AVG Life		6.76	6.96
First Pay		08/15/03	08/15/03
Last Pay		07/15/13	07/15/13

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Per	Date	Balance	Interest	Principal	Prepay Pen
0	07/30/03	113,000,000.00	0.00	0.00	0.00
1	08/15/03	112,149,274.43	252,837.50	851,725.57	0.00
2	09/15/03	111,292,528.82	250,931.78	855,745.91	0.00
3	10/15/03	110,333,055.65	249,017.03	859,472.87	0.00
4	11/15/03	109,468,747.41	246,870.21	864,368.24	0.00
5	12/15/03	108,500,890.06	244,936.32	867,857.38	0.00
6	01/15/04	107,627,938.14	242,770.74	872,851.91	0.00
7	02/15/04	106,750,864.02	240,617.51	877,074.12	0.00
8	03/15/04	105,871,360.37	238,855.06	1,079,500.65	0.00
9	04/15/04	104,785,060.08	236,439.67	883,300.28	0.00
10	05/15/04	103,795,668.57	234,456.57	989,391.51	0.00
11	06/15/04	102,859,379.39	232,242.81	935,889.18	0.00
12	07/15/04	101,808,804.53	230,149.20	1,053,074.82	0.00
13	08/15/04	100,853,770.93	227,792.95	953,133.55	0.00
14	09/15/04	99,886,156.93	225,600.31	957,814.05	0.00
15	10/15/04	98,829,513.08	223,517.65	1,065,642.95	0.00
16	11/15/04	97,862,330.85	221,131.04	967,123.13	0.00
17	12/15/04	96,768,438.98	218,957.40	1,075,951.89	0.00
18	01/15/05	95,809,716.83	216,559.68	976,722.14	0.00
19	02/15/05	94,828,401.52	214,374.24	981,315.31	0.00
20	03/15/05	93,530,720.83	212,178.55	1,237,680.60	0.00
21	04/15/05	92,638,710.31	209,274.99	992,010.62	0.00
22	05/15/05	91,438,399.07	207,655.36	1,100,311.23	0.00
23	06/15/05	90,436,554.14	204,593.42	1,001,844.84	0.00
24	07/15/05	89,326,615.22	202,351.79	1,409,538.92	0.00
25	08/15/05	88,314,842.90	199,868.30	1,011,772.32	0.00
26	09/15/05	87,298,309.37	197,604.46	1,016,532.93	0.00
27	10/15/05	86,173,989.88	195,328.97	1,124,320.11	0.00
28	11/15/05	85,147,390.47	192,814.30	1,026,599.38	0.00
29	12/15/05	84,013,215.09	190,517.29	1,134,175.38	0.00
30	01/15/06	82,876,453.93	187,979.57	1,036,761.17	0.00
31	02/16/06	81,834,812.85	185,659.02	1,041,841.27	0.00
32	03/15/06	80,581,191.69	183,329.14	1,353,620.98	0.00
33	04/15/06	79,528,298.44	180,300.42	1,052,893.24	0.00
34	05/15/06	78,398,385.14	177,944.57	1,159,913.30	0.00
35	06/15/06	77,305,081.29	175,349.29	1,063,303.85	0.00
36	07/15/06	76,134,875.42	172,970.12	1,170,105.87	0.00
37	08/15/06	75,061,162.34	170,352.01	1,075,313.08	0.00
38	09/15/06	73,982,201.98	167,949.35	1,078,870.35	0.00
39	10/15/06	72,796,943.80	165,536.38	1,185,348.19	0.00
40	11/15/06	71,707,416.68	162,883.16	1,069,527.13	0.00
41	12/15/06	70,511,634.60	160,445.34	1,195,782.08	0.00
42	01/15/07	69,411,549.71	157,769.78	1,100,284.88	0.00
43	02/15/07	68,306,880.85	155,307.89	1,105,468.87	0.00
44	03/15/07	66,893,059.47	152,824.41	1,412,821.38	0.00
45	04/15/07	65,775,719.06	149,673.22	1,317,310.40	0.00
46	05/15/07	64,552,768.03	147,173.24	1,222,980.13	0.00
47	06/15/07	63,424,437.58	144,438.62	1,128,381.36	0.00
48	07/15/07	62,190,666.57	141,912.18	1,233,771.01	0.00
49	08/15/07	61,051,209.76	139,151.62	1,139,456.81	0.00

Board Cashflows
A1

3.4958 10,733,305.13 119,000,000.00 0.00

50	09/15/07	59,906,381.49	136,602.08	1,144,828.27	0.00
51	10/15/07	50,656,456.13	134,040.53	1,249,925.36	0.00
52	11/15/07	57,500,345.90	131,243.82	1,156,110.23	0.00
53	12/15/07	56,230,373.70	128,657.02	1,260,072.14	0.00
54	01/15/08	55,071,874.56	125,815.60	1,167,489.20	0.00
55	02/15/08	53,888,869.55	123,223.32	1,173,005.01	0.00
56	03/15/08	42,114,400.84	120,688.72	1,178,488.70	0.00
57	04/15/08	0.00	94,250.97	42,114,400.84	0.00

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Per	Avg Life	Date	Balance	Interest	Principal	Prepay Pen
	4.9510	0 07/20/03	343,000,000.00	0.00	0.00	0.00
		1 08/15/03	343,000,000.00	932,674.17	0.00	0.00
		2 09/16/03	343,000,000.00	932,674.17	0.00	0.00
		3 10/15/03	343,000,000.00	932,674.17	0.00	0.00
		4 11/15/03	343,000,000.00	932,674.17	0.00	0.00
		5 12/15/03	343,000,000.00	932,674.17	0.00	0.00
		6 01/15/04	343,000,000.00	932,674.17	0.00	0.00
		7 02/15/04	343,000,000.00	932,674.17	0.00	0.00
		8 03/15/04	343,000,000.00	932,674.17	0.00	0.00
		9 04/15/04	343,000,000.00	932,674.17	0.00	0.00
		10 05/15/04	343,000,000.00	932,674.17	0.00	0.00
		11 06/15/04	343,000,000.00	932,674.17	0.00	0.00
		12 07/15/04	343,000,000.00	932,674.17	0.00	0.00
		13 08/15/04	343,000,000.00	932,674.17	0.00	0.00
		14 09/15/04	343,000,000.00	932,674.17	0.00	0.00
		15 10/15/04	343,000,000.00	932,674.17	0.00	0.00
		16 11/15/04	343,000,000.00	932,674.17	0.00	0.00
		17 12/15/04	343,000,000.00	932,674.17	0.00	0.00
		18 01/15/05	343,000,000.00	932,674.17	0.00	0.00
		19 02/15/05	343,000,000.00	932,674.17	0.00	0.00
		20 03/15/05	343,000,000.00	932,674.17	0.00	0.00
		21 04/15/05	343,000,000.00	932,674.17	0.00	0.00
		22 05/15/05	343,000,000.00	932,674.17	0.00	0.00
		23 06/15/05	343,000,000.00	932,674.17	0.00	0.00
		24 07/15/05	343,000,000.00	932,674.17	0.00	0.00
		25 08/15/05	343,000,000.00	932,674.17	0.00	0.00
		26 09/15/05	343,000,000.00	932,674.17	0.00	0.00
		27 10/15/05	343,000,000.00	932,674.17	0.00	0.00
		28 11/15/05	343,000,000.00	932,674.17	0.00	0.00
		29 12/15/05	343,000,000.00	932,674.17	0.00	0.00
		30 01/15/06	343,000,000.00	932,674.17	0.00	0.00
		31 02/15/06	343,000,000.00	932,674.17	0.00	0.00
		32 03/15/06	343,000,000.00	932,674.17	0.00	0.00
		33 04/15/06	343,000,000.00	932,674.17	0.00	0.00
		34 05/15/06	343,000,000.00	932,674.17	0.00	0.00
		35 06/15/06	343,000,000.00	932,674.17	0.00	0.00
		36 07/15/06	343,000,000.00	932,674.17	0.00	0.00
		37 08/15/06	343,000,000.00	932,674.17	0.00	0.00
		38 09/15/06	343,000,000.00	932,674.17	0.00	0.00
		39 10/15/06	343,000,000.00	932,674.17	0.00	0.00
		40 11/15/06	343,000,000.00	932,674.17	0.00	0.00
		41 12/15/06	343,000,000.00	932,674.17	0.00	0.00
		42 01/15/07	343,000,000.00	932,674.17	0.00	0.00
		43 02/15/07	343,000,000.00	932,674.17	0.00	0.00
		44 03/15/07	343,000,000.00	932,674.17	0.00	0.00
		45 04/15/07	343,000,000.00	932,674.17	0.00	0.00
		46 05/15/07	343,000,000.00	932,674.17	0.00	0.00
		47 06/15/07	343,000,000.00	932,674.17	0.00	0.00
		48 07/15/07	343,000,000.00	932,674.17	0.00	0.00
		49 08/15/07	343,000,000.00	932,674.17	0.00	0.00

Board Cashflows
A2

50	08/15/07	343,000,000.00	0.00	0.00	0.00
51	10/15/07	343,000,000.00	932,674.17	0.00	0.00
52	11/15/07	343,000,000.00	932,674.17	0.00	0.00
53	12/15/07	343,000,000.00	932,674.17	0.00	0.00
54	01/15/08	343,000,000.00	932,674.17	0.00	0.00
55	02/15/08	343,000,000.00	932,674.17	0.00	0.00
56	03/15/08	343,000,000.00	932,674.17	0.00	0.00
57	04/15/08	218,358,461.34	932,674.17	124,841,538.66	0.00
58	05/15/08	169,073,470.93	593,753.06	49,284,960.41	0.00
59	06/15/08	146,951,397.18	459,738.85	23,122,073.74	0.00
60	07/15/08	122,217,732.97	396,666.17	23,733,664.22	0.00
61	08/15/08	121,200,141.59	332,330.39	1,017,591.38	0.00
62	09/15/08	120,177,670.82	329,563.39	1,022,470.77	0.00
63	10/15/08	84,017,223.07	328,783.12	28,160,447.75	0.00
64	11/15/08	3,183,868.66	255,648.60	90,833,354.42	0.00
65	12/15/08	2,296,390.42	8,657.47	887,478.23	0.00
66	01/15/09	1,484,724.10	6,244.27	811,866.39	0.00
67	02/15/09	699,339.93	4,037.21	816,386.16	0.00
68	03/15/09	0.00	1,320.04	659,338.93	0.00

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Per	Date	Balance	Interest	Principal	Prepay Pen
0	07/29/03	250,000,000.00	0.00	0.00	0.00
1	08/15/03	249,040,318.50	711,696.87	350,681.30	0.00
2	09/15/03	249,278,939.41	710,642.77	361,379.19	0.00
3	10/15/03	249,073,759.61	709,614.05	405,182.80	0.00
4	11/15/03	248,508,761.56	708,460.63	364,985.03	0.00
5	12/15/03	248,100,088.03	707,421.61	408,723.55	0.00
6	01/15/04	247,731,382.80	706,258.11	368,665.23	0.00
7	02/15/04	247,361,006.77	705,208.70	370,386.03	0.00
8	03/15/04	246,905,135.29	704,154.33	455,871.98	0.00
9	04/15/04	246,530,853.08	702,856.62	374,282.21	0.00
10	05/15/04	246,113,635.71	701,791.18	417,917.36	0.00
11	06/15/04	245,717,896.70	700,601.76	365,138.01	0.00
12	07/15/04	245,273,185.05	699,478.95	444,710.85	0.00
13	08/15/04	244,870,680.31	698,211.80	402,505.74	0.00
14	09/15/04	244,466,282.49	697,065.20	404,397.83	0.00
15	10/15/04	244,015,842.05	695,814.02	450,440.43	0.00
16	11/15/04	243,607,428.57	694,631.76	408,413.48	0.00
17	12/15/04	243,153,057.00	693,459.15	454,371.57	0.00
18	01/15/05	242,740,589.88	692,175.70	412,467.12	0.00
19	02/15/05	242,326,183.03	691,031.55	414,406.80	0.00
20	03/15/05	241,778,176.07	689,821.87	549,007.01	0.00
21	04/15/05	241,359,252.66	688,261.87	418,923.40	0.00
22	05/15/05	240,884,594.20	687,059.34	464,658.46	0.00
23	06/15/05	240,471,517.79	685,746.91	423,076.41	0.00
24	07/15/05	240,002,793.53	684,542.25	408,724.21	0.00
25	08/15/05	239,575,524.97	683,207.95	427,268.72	0.00
26	09/15/05	239,146,245.77	681,891.06	429,279.11	0.00
27	10/15/05	238,871,448.42	680,769.65	474,797.34	0.00
28	11/15/05	238,337,918.27	679,418.08	433,580.15	0.00
29	12/15/05	237,759,959.08	678,183.94	470,959.30	0.00
30	01/15/06	237,321,137.64	676,820.50	437,821.44	0.00
31	02/15/06	236,881,265.34	675,574.17	439,882.29	0.00
32	03/15/06	236,309,624.98	674,321.97	571,630.48	0.00
33	04/15/06	235,864,990.90	672,694.73	444,633.97	0.00
34	05/15/06	235,375,162.64	671,429.01	489,828.25	0.00
35	06/15/06	234,928,132.30	670,034.63	449,030.34	0.00
36	07/15/06	234,431,999.75	668,756.09	494,132.55	0.00
37	08/15/06	233,978,531.39	667,340.76	463,468.38	0.00
38	09/15/06	233,522,827.36	666,059.89	455,604.03	0.00
39	10/15/06	233,022,358.03	664,761.93	500,669.33	0.00
40	11/15/06	232,582,253.67	663,366.86	460,104.36	0.00
41	12/15/06	232,057,278.12	662,027.22	504,975.54	0.00
42	01/15/07	231,592,630.79	660,539.72	464,647.33	0.00
43	02/15/07	231,125,794.28	659,297.02	468,838.52	0.00
44	03/15/07	230,529,163.03	657,938.09	596,030.65	0.00
45	04/15/07	230,067,328.46	656,239.69	471,837.16	0.00
46	05/15/07	229,540,865.26	654,996.52	516,461.20	0.00
47	06/15/07	229,084,373.98	653,428.33	476,491.28	0.00
48	07/15/07	228,543,355.81	652,089.92	521,018.16	0.00
49	08/15/07	228,062,169.28	650,386.76	481,189.53	0.00

50	09/15/07	227,578,708.40	649,216.97	483,457.89	0.00
51	10/15/07	227,050,808.30	617,840.72	527,840.10	0.00
52	11/15/07	228,562,646.07	646,338.14	488,222.23	0.00
53	12/15/07	226,000,140.95	644,849.33	532,506.13	0.00
54	01/15/08	225,537,109.19	643,432.47	493,031.76	0.00
55	02/15/08	225,041,782.34	642,028.97	485,356.85	0.00
56	03/15/08	220,065,203.04	640,618.86	4,976,549.28	0.00
57	04/15/08	149,644,620.50	828,452.28	70,420,582.56	0.00
58	05/15/08	128,881,702.25	495,998.95	20,812,918.25	0.00
59	06/15/08	119,067,313.00	366,740.91	9,764,389.25	0.00
60	07/15/08	108,044,850.75	330,944.95	10,022,662.25	0.00
61	08/15/08	108,614,924.68	310,413.77	429,726.09	0.00
62	09/15/08	108,183,138.02	309,190.49	431,786.64	0.00
63	10/15/08	97,185,661.63	307,981.33	11,047,486.38	0.00
64	11/15/08	58,776,971.56	278,512.82	38,359,680.08	0.00
65	12/15/08	58,402,191.90	187,916.45	374,779.66	0.00
66	01/15/09	58,059,427.41	186,251.57	342,764.50	0.00
67	02/15/09	57,715,082.45	185,275.84	344,334.96	0.00
68	03/15/09	57,268,443.80	164,285.63	446,648.66	0.00
69	04/15/09	56,920,473.88	163,024.17	347,989.87	0.00
70	05/15/09	56,537,448.54	162,093.62	383,025.30	0.00
71	06/15/09	56,188,125.12	160,943.27	351,323.42	0.00
72	07/15/09	55,789,839.28	159,943.17	386,285.34	0.00
73	08/15/09	55,445,131.56	158,840.54	354,707.71	0.00
74	09/15/09	55,088,797.87	157,833.81	356,333.69	0.00
75	10/15/09	54,687,640.85	156,819.44	391,157.02	0.00
76	11/15/09	54,337,876.94	155,706.95	359,783.90	0.00
77	12/15/09	53,943,384.98	154,681.82	394,492.01	0.00
78	01/15/10	53,580,159.37	153,566.84	363,225.58	0.00
79	02/15/10	53,215,268.23	152,524.85	364,891.13	0.00
80	03/15/10	49,925,474.16	151,486.13	3,269,794.08	0.00
81	04/15/10	49,561,621.66	142,121.18	363,652.50	0.00
82	05/15/10	46,544,417.88	141,065.42	3,017,203.78	0.00
83	06/15/10	13,481,732.60	132,498.44	33,062,685.19	0.00
84	07/15/10	13,150,790.35	38,378.00	330,642.34	0.00
85	08/15/10	12,845,973.29	37,436.82	304,817.07	0.00
86	09/15/10	12,539,717.17	36,568.20	306,256.12	0.00
87	10/15/10	12,204,469.10	36,696.39	335,248.07	0.00
88	11/15/10	11,895,182.26	34,742.06	309,286.84	0.00
89	12/15/10	11,556,987.25	33,861.62	338,195.01	0.00
90	01/15/11	11,244,641.18	32,890.89	312,346.08	0.00
91	02/15/11	10,930,820.18	32,009.75	313,821.00	0.00
92	03/15/11	10,583,814.65	31,118.40	397,206.53	0.00
93	04/15/11	10,216,490.08	29,985.68	317,184.57	0.00
94	05/15/11	9,870,555.65	29,082.77	345,874.43	0.00
95	06/15/11	9,550,237.57	28,098.18	320,318.08	0.00
96	07/15/11	9,201,316.26	27,106.34	348,921.31	0.00
97	08/15/11	8,877,895.19	26,193.08	323,481.06	0.00
98	09/15/11	8,552,826.09	25,272.24	325,009.10	0.00
99	10/15/11	8,199,343.44	24,347.04	353,482.65	0.00
100	11/15/11	7,871,127.25	23,340.80	328,216.10	0.00
101	12/15/11	7,514,526.18	22,406.48	336,601.09	0.00
102	01/15/12	7,183,072.71	21,591.35	331,453.45	0.00
103	02/15/12	6,850,053.21	20,447.81	333,019.51	0.00

104	03/15/12	6,462,102.39	19,499.02	397,950.22	0.00
105	04/15/12	6,125,673.15	18,395.45	336,429.84	0.00
106	05/15/12	5,761,065.45	17,437.75	394,597.70	0.00
107	06/15/12	5,421,341.07	16,909.89	339,744.39	0.00
108	07/15/12	5,053,530.46	15,432.75	367,810.62	0.00
109	08/15/12	4,710,440.36	14,386.72	349,090.10	0.00
110	09/15/12	4,395,728.69	13,409.05	344,711.67	0.00
111	10/15/12	3,993,088.09	12,427.77	372,650.60	0.00
112	11/15/12	3,844,983.96	11,266.89	348,104.13	0.00
113	12/15/12	3,269,044.87	10,376.06	375,839.29	0.00
114	01/15/13	2,917,516.15	9,265.88	351,528.51	0.00
115	02/15/13	2,664,325.81	8,905.20	353,190.34	0.00
116	03/15/13	378,738.57	7,209.78	2,185,687.24	0.00
117	04/15/13	0.00	1,408.14	378,738.57	0.00

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Bond Cashflows	Avg Life	7.1831	38,676,737.16	135,000,000.00	0.00
Per	Date	Balance	Interest	Principal	Prepay Pen
0	07/20/00	135,000,000.00	0.00	0.00	0.00
1	08/15/03	135,000,000.00	445,740.00	0.00	0.00
2	09/15/03	135,000,000.00	445,740.00	0.00	0.00
3	10/15/03	135,000,000.00	445,740.00	0.00	0.00
4	11/15/03	135,000,000.00	445,740.00	0.00	0.00
5	12/15/03	135,000,000.00	445,740.00	0.00	0.00
6	01/15/04	135,000,000.00	445,740.00	0.00	0.00
7	02/15/04	135,000,000.00	445,740.00	0.00	0.00
8	03/15/04	135,000,000.00	445,740.00	0.00	0.00
9	04/15/04	135,000,000.00	445,740.00	0.00	0.00
10	05/15/04	135,000,000.00	445,740.00	0.00	0.00
11	06/15/04	135,000,000.00	445,740.00	0.00	0.00
12	07/15/04	135,000,000.00	445,740.00	0.00	0.00
13	08/15/04	135,000,000.00	445,740.00	0.00	0.00
14	09/15/04	135,000,000.00	445,740.00	0.00	0.00
15	10/15/04	135,000,000.00	445,740.00	0.00	0.00
16	11/15/04	135,000,000.00	445,740.00	0.00	0.00
17	12/15/04	135,000,000.00	445,740.00	0.00	0.00
18	01/15/05	135,000,000.00	445,740.00	0.00	0.00
19	02/15/05	135,000,000.00	445,740.00	0.00	0.00
20	03/15/05	135,000,000.00	445,740.00	0.00	0.00
21	04/15/05	135,000,000.00	445,740.00	0.00	0.00
22	05/15/05	135,000,000.00	445,740.00	0.00	0.00
23	06/15/05	135,000,000.00	445,740.00	0.00	0.00
24	07/15/05	135,000,000.00	445,740.00	0.00	0.00
25	08/15/05	135,000,000.00	445,740.00	0.00	0.00
26	09/15/05	135,000,000.00	445,740.00	0.00	0.00
27	10/15/05	135,000,000.00	445,740.00	0.00	0.00
28	11/15/05	135,000,000.00	445,740.00	0.00	0.00
29	12/15/05	135,000,000.00	445,740.00	0.00	0.00
30	01/15/06	135,000,000.00	445,740.00	0.00	0.00
31	02/15/06	135,000,000.00	445,740.00	0.00	0.00
32	03/15/06	135,000,000.00	445,740.00	0.00	0.00
33	04/15/06	135,000,000.00	445,740.00	0.00	0.00
34	05/15/06	135,000,000.00	445,740.00	0.00	0.00
35	06/15/06	135,000,000.00	445,740.00	0.00	0.00
36	07/15/06	135,000,000.00	445,740.00	0.00	0.00
37	08/15/06	135,000,000.00	445,740.00	0.00	0.00
38	09/15/06	135,000,000.00	445,740.00	0.00	0.00
39	10/15/06	135,000,000.00	445,740.00	0.00	0.00
40	11/15/06	135,000,000.00	445,740.00	0.00	0.00
41	12/15/06	135,000,000.00	445,740.00	0.00	0.00
42	01/15/07	135,000,000.00	445,740.00	0.00	0.00
43	02/15/07	135,000,000.00	445,740.00	0.00	0.00
44	03/15/07	135,000,000.00	445,740.00	0.00	0.00
45	04/15/07	135,000,000.00	445,740.00	0.00	0.00
46	05/15/07	135,000,000.00	445,740.00	0.00	0.00
47	06/15/07	135,000,000.00	445,740.00	0.00	0.00
48	07/15/07	135,000,000.00	445,740.00	0.00	0.00
49	08/15/07	135,000,000.00	445,740.00	0.00	0.00

50	05/15/07	138,000,000.00	445,740.00	0.00	0.00
51	10/15/07	136,000,000.00	445,740.00	0.00	0.00
52	11/15/07	136,000,000.00	445,740.00	0.00	0.00
53	12/15/07	136,000,000.00	445,740.00	0.00	0.00
54	01/15/08	136,000,000.00	445,740.00	0.00	0.00
55	02/15/08	136,000,000.00	445,740.00	0.00	0.00
56	03/15/08	136,000,000.00	445,740.00	0.00	0.00
57	04/15/08	136,000,000.00	445,740.00	0.00	0.00
58	05/15/08	136,000,000.00	445,740.00	0.00	0.00
59	06/15/08	136,000,000.00	445,740.00	0.00	0.00
60	07/15/08	136,000,000.00	445,740.00	0.00	0.00
61	08/15/08	136,000,000.00	445,740.00	0.00	0.00
62	09/15/08	136,000,000.00	445,740.00	0.00	0.00
63	10/15/08	136,000,000.00	445,740.00	0.00	0.00
64	11/15/08	136,000,000.00	445,740.00	0.00	0.00
65	12/15/08	136,000,000.00	445,740.00	0.00	0.00
66	01/15/09	136,000,000.00	445,740.00	0.00	0.00
67	02/15/09	136,000,000.00	445,740.00	0.00	0.00
68	03/15/09	136,511,674.91	445,740.00	388,325.09	0.00
69	04/15/09	134,737,882.26	444,467.28	323,992.65	0.00
70	05/15/09	133,880,676.14	441,766.63	907,004.11	0.00
71	06/15/09	133,048,744.28	438,793.92	831,933.86	0.00
72	07/15/09	132,134,019.41	436,667.26	914,724.98	0.00
73	08/15/09	131,294,071.54	433,069.25	839,947.86	0.00
74	09/15/09	130,450,273.38	430,316.32	843,798.19	0.00
75	10/15/09	129,524,013.53	427,550.77	926,259.93	0.00
76	11/15/09	128,672,092.80	424,514.95	851,920.92	0.00
77	12/15/09	127,737,935.52	421,722.79	934,157.09	0.00
78	01/15/10	126,877,817.38	419,661.08	860,119.13	0.00
79	02/15/10	126,013,755.18	415,842.05	864,062.21	0.00
80	03/15/10	118,223,522.80	413,010.06	7,790,232.36	0.00
81	04/15/10	117,361,820.08	387,477.60	861,602.73	0.00
82	05/15/10	110,217,181.63	384,653.69	7,144,739.55	0.00
83	06/15/10	31,924,743.01	361,238.81	78,292,458.52	0.00
84	07/15/10	31,141,071.56	104,833.35	789,671.45	0.00
85	08/15/10	30,419,284.74	102,064.86	721,698.81	0.00
86	09/15/10	29,894,050.28	99,689.14	725,214.48	0.00
87	10/15/10	28,900,182.83	97,322.25	793,897.43	0.00
88	11/15/10	28,167,791.59	94,720.36	732,391.24	0.00
89	12/15/10	27,298,245.89	92,319.94	800,845.79	0.00
90	01/15/11	26,827,310.32	89,665.16	739,635.48	0.00
91	02/15/11	25,884,182.20	87,271.01	743,128.12	0.00
92	03/15/11	24,943,999.49	84,835.41	940,562.71	0.00
93	04/15/11	24,192,508.42	81,752.85	751,993.07	0.00
94	05/15/11	23,373,475.78	79,290.94	819,030.84	0.00
95	06/15/11	22,614,962.66	76,606.57	759,513.22	0.00
96	07/15/11	21,788,716.90	74,130.54	826,245.67	0.00
97	08/15/11	21,022,713.74	71,412.52	766,063.16	0.00
98	09/15/11	20,263,062.19	68,901.84	769,621.55	0.00
99	10/15/11	19,418,045.28	66,379.51	837,048.92	0.00
100	11/15/11	18,639,829.33	63,636.09	777,215.84	0.00
101	12/15/11	17,794,397.95	61,088.76	844,431.39	0.00
102	01/15/12	17,009,516.18	58,321.14	784,681.77	0.00
103	02/15/12	16,220,926.00	55,748.89	783,590.19	0.00

104	03/15/12	16,302,259.87	53,104.08	918,666.12	0.00
106	04/15/12	14,505,594.01	50,153.46	790,666.86	0.00
106	05/15/12	13,642,250.35	47,542.08	660,343.66	0.00
107	06/15/12	12,837,735.55	44,712.48	804,514.68	0.00
108	07/15/12	11,966,760.13	42,075.68	870,975.54	0.00
109	08/15/12	11,154,322.77	39,221.03	812,437.35	0.00
110	09/15/12	10,339,045.50	36,558.29	816,277.23	0.00
111	10/15/12	9,455,632.59	33,802.84	822,412.95	0.00
112	11/15/12	8,631,322.01	30,900.84	824,310.58	0.00
113	12/15/12	7,741,097.77	28,289.16	880,224.24	0.00
114	01/15/13	6,908,678.25	25,371.45	822,419.52	0.00
115	02/15/13	6,072,323.53	22,643.19	838,554.72	0.00
116	03/15/13	4,896,862.95	19,802.04	5,175,470.58	0.00
117	04/15/13	0.00	2,439.44	866,852.95	0.00

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INFORMATION REGARDING THE UNDERLYING ASSETS HAS BEEN PROVIDED BY THE SELLER OF THE SECURITIES OR THEIR RESPECTIVE AFFILIATES AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY THE UNDERWRITERS OR THEIR RESPECTIVE AFFILIATES. THE ANALYSES CONTAINED HEREIN HAVE BEEN PREPARED AND DISSEMINATED BY THE UNDERWRITERS AND NOT BY THE ISSUER. THIS INFORMATION WAS PREPARED ON THE BASIS OF CERTAIN ASSUMPTIONS INCLUDING, IN CERTAIN CASES, ASSUMPTIONS SPECIFIED BY THE RECIPIENT HEREOF REGARDING PAYMENTS, INTEREST RATES, WEIGHTED AVERAGE LIVES AND WEIGHTED AVERAGE LOAN AGE, LOSS AND OTHER MATTERS, INCLUDING, BUT NOT LIMITED TO, THE ASSUMPTIONS DESCRIBED IN THE OFFERING DOCUMENT. NEITHER THE UNDERWRITERS NOR ANY OF THEIR RESPECTIVE AFFILIATES MAKES ANY REPRESENTATION OR WARRANTY AS TO THE ACTUAL RATE OR TIMING OF PAYMENTS ON ANY OF THE UNDERLYING ASSETS OR THE PAYMENTS OR YIELD ON THE SECURITIES. THIS INFORMATION SUPERSEDES ANY PRIOR VERSIONS HEREOF AND WILL BE DEEMED TO BE SUPERSEDED BY ANY SUBSEQUENT VERSIONS HEREOF AVOID BY THE OFFERING DOCUMENT.

Per	Date	Balance	Interest	Principal	Prepay Pen
A5	0 07/20/03	354,064,000.00	0.00	0.00	0.00
	1 08/15/03	354,064,000.00	1,304,135.73	0.00	0.00
	2 09/15/03	354,064,000.00	1,304,135.73	0.00	0.00
	3 10/15/03	354,064,000.00	1,304,135.73	0.00	0.00
	4 11/15/03	354,064,000.00	1,304,135.73	0.00	0.00
	5 12/15/03	354,064,000.00	1,304,135.73	0.00	0.00
	6 01/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	7 02/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	8 03/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	9 04/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	10 05/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	11 06/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	12 07/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	13 08/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	14 09/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	15 10/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	16 11/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	17 12/15/04	354,064,000.00	1,304,135.73	0.00	0.00
	18 01/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	19 02/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	20 03/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	21 04/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	22 05/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	23 06/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	24 07/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	25 08/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	26 09/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	27 10/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	28 11/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	29 12/15/05	354,064,000.00	1,304,135.73	0.00	0.00
	30 01/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	31 02/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	32 03/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	33 04/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	34 05/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	35 06/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	36 07/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	37 08/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	38 09/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	39 10/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	40 11/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	41 12/15/06	354,064,000.00	1,304,135.73	0.00	0.00
	42 01/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	43 02/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	44 03/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	45 04/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	46 05/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	47 06/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	48 07/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	49 08/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	50 09/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	51 10/15/07	354,064,000.00	1,304,135.73	0.00	0.00
	52 11/15/07	354,064,000.00	1,304,135.73	0.00	0.00

Bond Cashflows
A5

Avg Lifo

0.8164 154,274,302.48 354,064,000.00 0.00

53	12/15/07	354,064,000.00	1,304,135.73	0.00	0.00
54	01/15/08	354,064,000.00	1,304,135.73	0.00	0.00
55	02/15/08	354,064,000.00	1,304,135.73	0.00	0.00
56	03/15/08	354,064,000.00	1,304,135.73	0.00	0.00
57	04/15/08	354,064,000.00	1,304,135.73	0.00	0.00
58	05/15/08	354,064,000.00	1,304,135.73	0.00	0.00
59	06/15/08	354,064,000.00	1,304,135.73	0.00	0.00
60	07/15/08	354,064,000.00	1,304,135.73	0.00	0.00
61	08/15/08	354,064,000.00	1,304,135.73	0.00	0.00
62	09/15/08	354,064,000.00	1,304,135.73	0.00	0.00
63	10/15/08	354,064,000.00	1,304,135.73	0.00	0.00
64	11/15/08	354,064,000.00	1,304,135.73	0.00	0.00
65	12/15/08	354,064,000.00	1,304,135.73	0.00	0.00
66	01/15/09	354,064,000.00	1,304,135.73	0.00	0.00
67	02/15/09	354,064,000.00	1,304,135.73	0.00	0.00
68	03/15/09	354,064,000.00	1,304,135.73	0.00	0.00
69	04/15/09	354,064,000.00	1,304,135.73	0.00	0.00
70	05/15/09	354,064,000.00	1,304,135.73	0.00	0.00
71	06/15/09	354,064,000.00	1,304,135.73	0.00	0.00
72	07/15/09	354,064,000.00	1,304,135.73	0.00	0.00
73	08/15/09	354,064,000.00	1,304,135.73	0.00	0.00
74	09/15/09	354,064,000.00	1,304,135.73	0.00	0.00
75	10/15/09	354,064,000.00	1,304,135.73	0.00	0.00
76	11/15/09	354,064,000.00	1,304,135.73	0.00	0.00
77	12/15/09	354,064,000.00	1,304,135.73	0.00	0.00
78	01/15/10	354,064,000.00	1,304,135.73	0.00	0.00
79	02/15/10	354,064,000.00	1,304,135.73	0.00	0.00
80	03/15/10	354,064,000.00	1,304,135.73	0.00	0.00
81	04/15/10	354,064,000.00	1,304,135.73	0.00	0.00
82	05/15/10	354,064,000.00	1,304,135.73	0.00	0.00
83	06/15/10	354,064,000.00	1,304,135.73	0.00	0.00
84	07/15/10	354,064,000.00	1,304,135.73	0.00	0.00
85	08/15/10	354,064,000.00	1,304,135.73	0.00	0.00
86	09/15/10	354,064,000.00	1,304,135.73	0.00	0.00
87	10/15/10	354,064,000.00	1,304,135.73	0.00	0.00
88	11/15/10	354,064,000.00	1,304,135.73	0.00	0.00
89	12/15/10	354,064,000.00	1,304,135.73	0.00	0.00
90	01/15/11	354,064,000.00	1,304,135.73	0.00	0.00
91	02/15/11	354,064,000.00	1,304,135.73	0.00	0.00
92	03/15/11	354,064,000.00	1,304,135.73	0.00	0.00
93	04/15/11	354,064,000.00	1,304,135.73	0.00	0.00
94	05/15/11	354,064,000.00	1,304,135.73	0.00	0.00
95	06/15/11	354,064,000.00	1,304,135.73	0.00	0.00
96	07/15/11	354,064,000.00	1,304,135.73	0.00	0.00
97	08/15/11	354,064,000.00	1,304,135.73	0.00	0.00
98	09/15/11	354,064,000.00	1,304,135.73	0.00	0.00
99	10/15/11	354,064,000.00	1,304,135.73	0.00	0.00
100	11/15/11	354,064,000.00	1,304,135.73	0.00	0.00
101	12/15/11	354,064,000.00	1,304,135.73	0.00	0.00
102	01/15/12	354,064,000.00	1,304,135.73	0.00	0.00
103	02/15/12	354,064,000.00	1,304,135.73	0.00	0.00
104	03/15/12	354,064,000.00	1,304,135.73	0.00	0.00
105	04/15/12	354,064,000.00	1,304,135.73	0.00	0.00
106	05/15/12	354,064,000.00	1,304,135.73	0.00	0.00
107	06/15/12	354,064,000.00	1,304,135.73	0.00	0.00
108	07/15/12	354,064,000.00	1,304,135.73	0.00	0.00
109	08/15/12	354,064,000.00	1,304,135.73	0.00	0.00

110	09/15/12	354,064,000.00	1,304,135.73	0.00	0.00
111	10/15/12	354,064,000.00	1,304,135.73	0.00	0.00
112	11/15/12	354,064,000.00	1,304,135.73	0.00	0.00
113	12/15/12	354,064,000.00	1,304,135.73	0.00	0.00
114	01/15/13	354,064,000.00	1,304,135.73	0.00	0.00
115	02/15/13	354,064,000.00	1,304,135.73	0.00	0.00
116	03/15/13	354,064,000.00	1,304,135.73	77,016,777.84	0.00
117	04/15/13	277,047,222.16	1,020,457.27	95,156,430.29	0.00
118	05/15/13	181,890,791.87	669,984.42	131,890,791.87	0.00
119	06/15/13	0.00			

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Per	Date	Balance	Interest	Principal	Prepay Pen
	07/30/03	113,000,000.00	0.00	0.00	0.00
	08/15/03	112,148,274.43	252,637.50	851,725.57	0.00
	09/15/03	111,292,529.52	250,331.76	855,745.91	0.00
	10/15/03	110,333,055.65	249,017.03	959,472.87	0.00
	11/15/03	109,468,747.41	246,870.21	864,308.24	0.00
	12/15/03	108,500,390.06	244,936.32	957,857.36	0.00
	01/15/04	107,627,938.14	242,770.74	872,951.91	0.00
	02/15/04	106,750,864.02	240,817.51	877,074.12	0.00
	03/15/04	105,671,360.37	238,855.06	1,079,503.95	0.00
	04/15/04	104,795,080.08	236,430.67	886,300.28	0.00
	05/15/04	103,795,688.57	234,460.57	980,391.51	0.00
	06/15/04	102,859,979.39	232,242.81	938,889.18	0.00
	07/15/04	101,806,904.58	230,149.20	1,083,074.82	0.00
	08/15/04	100,853,770.98	227,792.95	953,130.59	0.00
	09/15/04	99,898,158.93	225,880.31	957,814.05	0.00
	10/15/04	99,829,513.98	223,517.05	1,006,642.95	0.00
	11/15/04	97,862,390.65	221,131.04	967,123.13	0.00
	12/15/04	95,786,408.98	218,967.10	1,075,851.88	0.00
	01/15/05	95,809,716.83	216,859.88	976,722.14	0.00
	02/15/05	94,828,401.52	214,374.24	981,315.31	0.00
	03/15/05	93,530,720.93	212,178.66	1,297,680.60	0.00
	04/15/05	92,538,710.31	209,274.99	982,010.62	0.00
	05/15/05	91,439,389.07	207,065.38	1,400,311.23	0.00
	06/15/05	90,436,554.14	204,593.42	1,001,844.94	0.00
	07/15/05	89,336,615.22	202,351.79	1,409,936.92	0.00
	08/15/05	88,314,842.90	199,889.30	1,011,772.32	0.00
	09/15/05	87,298,369.97	197,604.46	1,010,532.93	0.00
	10/15/05	86,173,969.86	195,329.97	1,124,320.11	0.00
	11/15/05	85,147,390.47	192,814.30	1,028,589.39	0.00
	12/15/05	84,013,215.09	190,517.29	1,134,175.38	0.00
	01/15/06	82,976,463.93	187,979.57	1,036,761.17	0.00
	02/15/06	81,924,812.65	185,659.82	1,041,691.27	0.00
	03/15/06	80,581,191.68	183,329.14	1,353,620.98	0.00
	04/15/06	79,528,298.44	180,900.42	1,052,693.24	0.00
	05/15/06	78,368,385.14	177,944.57	1,159,913.30	0.00
	06/15/06	77,305,081.29	175,349.26	1,083,303.85	0.00
	07/15/06	60,585,889.98	260,370.15	16,789,191.91	87,400.00
	08/15/06	59,478,074.27	135,449.05	1,057,815.71	0.00
	09/15/06	58,415,285.60	133,082.19	1,062,788.68	0.00
	10/15/06	57,248,750.24	130,704.20	1,166,535.36	0.00
	11/15/06	56,175,488.69	128,094.08	1,073,261.55	0.00
	12/15/06	54,988,608.33	125,692.66	1,176,790.36	0.00
	01/15/07	53,914,864.82	123,059.69	1,083,833.51	0.00
	02/15/07	52,825,894.03	120,634.51	1,088,930.79	0.00
	03/15/07	51,437,632.65	118,198.03	1,388,301.37	0.00
	04/15/07	49,133,563.90	115,091.70	1,109,555.95	0.00
	05/15/07	48,022,177.88	109,908.35	1,111,986.02	0.00
	06/15/07	46,803,059.90	107,449.62	1,214,117.98	0.00
	07/15/07	45,685,741.31	104,733.03	1,122,318.59	0.00

Bored Cashflows
At

3.1795 9,880,491.75 113,000,000.00 87,400.03

50	08/15/07	-44,558,141.57	102,221.85	1,127,559.74	0.00
51	10/15/07	-43,328,144.74	59,693.84	1,229,566.83	0.00
52	11/15/07	-42,169,468.87	96,946.72	1,133,685.88	0.00
53	12/15/07	-40,948,605.76	94,398.91	1,240,853.11	0.00
54	01/15/08	0.00	91,822.51	40,948,605.76	0.00

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Per	Date	Balance	Interest	Principal	Prepay Pen
A2	0 07/15/03	343,000,000.00	0.00	0.00	0.00
	1 08/15/03	343,000,000.00	932,674.17	0.00	0.00
	2 09/15/03	343,000,000.00	932,674.17	0.00	0.00
	3 10/15/03	343,000,000.00	932,674.17	0.00	0.00
	4 11/15/03	343,000,000.00	932,674.17	0.00	0.00
	5 12/15/03	343,000,000.00	932,674.17	0.00	0.00
	6 01/15/04	343,000,000.00	932,674.17	0.00	0.00
	7 02/15/04	343,000,000.00	932,674.17	0.00	0.00
	8 03/15/04	343,000,000.00	932,674.17	0.00	0.00
	9 04/15/04	343,000,000.00	932,674.17	0.00	0.00
	10 05/15/04	343,000,000.00	932,674.17	0.00	0.00
	11 06/15/04	343,000,000.00	932,674.17	0.00	0.00
	12 07/15/04	343,000,000.00	932,674.17	0.00	0.00
	13 08/15/04	343,000,000.00	932,674.17	0.00	0.00
	14 09/15/04	343,000,000.00	932,674.17	0.00	0.00
	15 10/15/04	343,000,000.00	932,674.17	0.00	0.00
	16 11/15/04	343,000,000.00	932,674.17	0.00	0.00
	17 12/15/04	343,000,000.00	932,674.17	0.00	0.00
	18 01/15/05	343,000,000.00	932,674.17	0.00	0.00
	19 02/15/05	343,000,000.00	932,674.17	0.00	0.00
	20 03/15/05	343,000,000.00	932,674.17	0.00	0.00
	21 04/15/05	343,000,000.00	932,674.17	0.00	0.00
	22 05/15/05	343,000,000.00	932,674.17	0.00	0.00
	23 06/15/05	343,000,000.00	932,674.17	0.00	0.00
	24 07/15/05	343,000,000.00	932,674.17	0.00	0.00
	25 08/15/05	343,000,000.00	932,674.17	0.00	0.00
	26 09/15/05	343,000,000.00	932,674.17	0.00	0.00
	27 10/15/05	343,000,000.00	932,674.17	0.00	0.00
	28 11/15/05	343,000,000.00	932,674.17	0.00	0.00
	29 12/15/05	343,000,000.00	932,674.17	0.00	0.00
	30 01/15/06	343,000,000.00	932,674.17	0.00	0.00
	31 02/15/06	343,000,000.00	932,674.17	0.00	0.00
	32 03/15/06	343,000,000.00	932,674.17	0.00	0.00
	33 04/15/06	343,000,000.00	932,674.17	0.00	0.00
	34 05/15/06	343,000,000.00	932,674.17	0.00	0.00
	35 06/15/06	343,000,000.00	932,674.17	0.00	0.00
	36 07/15/06	343,000,000.00	932,674.17	0.00	0.00
	37 08/15/06	343,000,000.00	932,674.17	0.00	0.00
	38 09/15/06	343,000,000.00	932,674.17	0.00	0.00
	39 10/15/06	343,000,000.00	932,674.17	0.00	0.00
	40 11/15/06	343,000,000.00	932,674.17	0.00	0.00
	41 12/15/06	343,000,000.00	932,674.17	0.00	0.00
	42 01/15/07	343,000,000.00	932,674.17	0.00	0.00
	43 02/15/07	343,000,000.00	932,674.17	0.00	0.00
	44 03/15/07	343,000,000.00	932,674.17	0.00	0.00
	45 04/15/07	343,000,000.00	932,674.17	0.00	0.00
	46 05/15/07	343,000,000.00	932,674.17	0.00	0.00
	47 06/15/07	343,000,000.00	932,674.17	0.00	0.00
	48 07/15/07	343,000,000.00	932,674.17	0.00	0.00
	49 08/15/07	343,000,000.00	932,674.17	0.00	0.00

Bond Cashflows

50	09/15/07	343,000,000.00	932,674.17	0.00	0.00
51	10/15/07	343,000,000.00	932,674.17	0.00	0.00
52	11/15/07	343,000,000.00	932,674.17	0.00	0.00
53	12/15/07	343,000,000.00	932,674.17	0.00	0.00
54	01/15/08	338,933,260.65	932,674.17	6,068,739.35	0.00
55	02/15/08	96,816,978.32	918,177.69	240,118,282.33	0.00
56	03/15/08	35,223,513.47	263,261.50	61,593,464.85	0.00
57	04/15/08	18,330,908.88	95,778.60	16,292,518.59	0.00
58	05/15/08	15,595,880.72	51,476.54	3,345,116.16	0.00
59	06/15/08	14,790,742.92	42,960.61	795,137.80	0.00
60	07/15/08	6,456,597.95	40,218.50	8,334,144.98	0.00
61	08/15/08	5,664,005.58	17,556.57	792,592.40	0.00
62	09/15/08	4,067,782.92	16,401.38	796,222.84	0.00
63	10/15/08	3,897,777.92	13,236.31	880,005.00	0.00
64	11/15/08	3,183,868.65	10,843.43	803,909.27	0.00
65	12/15/08	2,296,390.42	8,657.47	887,478.23	0.00
66	01/15/09	1,469,724.10	6,244.27	811,666.33	0.00
67	02/15/09	689,330.93	4,037.21	815,365.16	0.00
68	03/15/09	0.00	1,820.64	669,338.93	0.00

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Per	Date	Balance	Interest	Principal	Prepay Pen
	0	07/30/03	250,000,000.00	0.00	0.00
	1	08/15/03	249,640,318.60	711,666.67	359,681.40
	2	09/15/03	249,278,939.41	710,642.77	361,679.19
	3	10/15/03	248,873,756.61	709,614.06	406,182.80
	4	11/15/03	248,508,761.58	708,460.63	364,595.03
	5	12/15/03	248,100,638.03	707,421.61	408,723.55
	6	01/15/04	247,731,392.80	706,238.11	368,646.23
	7	02/15/04	247,361,006.77	705,208.70	370,386.03
	8	03/15/04	246,906,135.20	704,154.33	455,871.46
	9	04/15/04	246,500,853.08	702,836.62	374,202.21
	10	05/15/04	246,113,035.71	701,791.16	417,817.36
	11	06/15/04	245,717,896.70	700,601.78	395,139.01
	12	07/15/04	245,273,186.05	699,476.95	444,710.65
	13	08/15/04	244,870,680.31	698,211.00	402,505.74
	14	09/15/04	244,466,282.49	697,055.20	404,397.93
	15	10/15/04	244,015,842.05	695,914.02	460,440.43
	16	11/15/04	243,607,428.57	694,631.76	408,413.48
	17	12/15/04	243,153,067.00	693,489.15	454,371.57
	18	01/15/05	242,740,589.88	692,175.70	412,467.12
	19	02/15/05	242,326,183.08	691,001.55	414,406.80
	20	03/15/05	241,778,176.07	689,821.87	548,667.01
	21	04/15/05	241,359,252.66	688,261.87	416,923.40
	22	05/15/05	240,894,594.20	687,069.34	464,658.46
	23	06/15/05	240,471,517.79	685,746.81	423,076.41
	24	07/15/05	240,002,733.59	684,542.25	469,724.21
	25	08/15/05	239,575,524.67	683,207.95	427,268.72
	26	09/15/05	239,146,245.77	681,991.66	429,279.11
	27	10/15/05	238,671,448.42	680,769.65	474,797.34
	28	11/15/05	238,237,918.27	679,418.06	433,530.15
	29	12/15/05	237,786,959.08	678,183.94	478,658.20
	30	01/15/06	237,321,137.64	676,820.50	407,621.44
	31	02/15/06	236,881,255.34	675,574.17	439,682.29
	32	03/15/06	236,309,624.86	674,321.97	571,630.48
	33	04/15/06	235,804,990.90	672,694.73	444,633.97
	34	05/15/06	235,375,162.64	671,429.01	489,628.25
	35	06/15/06	234,926,132.30	670,034.63	449,030.34
	36	07/15/06	234,544,548.13	725,848.07	7,081,584.17
	37	08/15/06	227,397,835.42	648,587.48	448,712.71
	38	09/15/06	226,949,022.63	647,325.84	448,812.79
	39	10/15/06	226,466,397.90	646,048.22	492,624.73
	40	11/15/06	226,003,102.45	644,645.88	453,235.45
	41	12/15/06	225,506,207.06	643,355.67	498,955.39
	42	01/15/07	225,048,507.10	641,941.00	457,689.96
	43	02/15/07	224,588,664.57	640,636.09	459,652.53
	44	03/15/07	224,002,378.05	639,323.04	506,275.92
	45	04/15/07	223,537,618.65	637,660.10	464,761.89
	46	05/15/07	223,029,376.65	636,337.08	508,240.20
	47	06/15/07	222,560,041.34	634,890.29	469,336.31
	48	07/15/07	222,047,322.59	633,554.25	512,718.74
	49	08/15/07	221,573,370.49	632,094.71	473,952.11

Bond Cashflows
P3

Avg Life 4.8820 42,105,624.09 250,000,000.00 57,091.68

50	09/15/07	221,037,133.16	630,745.53	476,182.32	0.00
51	10/15/07	220,577,763.83	623,380.00	519,424.34	0.00
52	11/15/07	220,096,809.86	627,911.37	480,863.97	0.00
53	12/15/07	219,572,690.65	626,542.51	524,008.91	0.00
54	01/15/08	199,718,437.78	625,060.23	19,854,453.17	0.00
55	02/15/08	98,317,980.71	588,531.82	101,400,457.07	0.00
56	03/15/08	72,307,226.97	278,878.52	26,010,753.74	0.00
57	04/15/08	85,426,941.25	205,604.57	6,880,285.72	0.00
58	05/15/08	84,014,307.74	186,248.00	1,412,633.51	0.00
59	06/15/08	63,678,523.19	182,227.40	335,784.54	0.00
60	07/15/08	60,159,006.30	181,271.63	3,519,488.89	0.00
61	08/15/08	50,324,326.67	171,252.72	334,709.63	0.00
62	09/15/08	59,488,084.00	170,289.02	336,242.67	0.00
63	10/15/08	59,118,460.27	169,342.75	371,623.73	0.00
64	11/15/08	58,776,971.56	168,284.86	339,488.71	0.00
65	12/15/08	58,402,191.90	167,318.46	374,779.68	0.00
66	01/15/09	58,059,427.41	166,251.57	342,784.50	0.00
67	02/15/09	57,715,052.45	165,275.84	244,324.95	0.00
68	03/15/09	57,268,443.80	164,295.63	446,648.88	0.00
69	04/15/09	56,920,473.93	163,024.17	347,509.87	0.00
70	05/15/09	56,537,448.54	162,063.62	383,025.39	0.00
71	06/15/09	56,186,125.12	160,943.27	351,323.42	0.00
72	07/15/09	55,799,839.28	159,943.17	366,285.84	0.00
73	08/15/09	55,445,131.56	159,843.54	354,707.71	0.00
74	09/15/09	55,089,737.87	157,833.81	356,333.69	0.00
75	10/15/09	54,697,640.85	156,818.44	391,157.02	0.00
76	11/15/09	54,337,876.94	155,705.85	369,763.90	0.00
77	12/15/09	51,103,256.93	154,681.82	3,234,618.02	0.00
78	01/15/10	50,744,620.22	145,473.94	358,438.71	0.00
79	02/15/10	47,750,916.29	144,453.59	2,383,903.82	0.00
80	03/15/10	36,516,782.91	135,930.84	11,234,123.39	0.00
81	04/15/10	14,111,623.58	103,851.14	22,406,189.33	0.00
82	05/15/10	13,783,560.65	40,171.00	328,062.83	0.00
83	06/15/10	13,461,732.69	39,237.20	301,627.95	0.00
84	07/15/10	13,150,790.35	38,378.00	930,242.24	0.00
85	08/15/10	12,845,973.28	37,455.02	304,817.07	0.00
86	09/15/10	12,539,717.17	36,568.20	308,256.12	0.00
87	10/15/10	12,204,469.10	35,699.59	335,248.07	0.00
88	11/15/10	11,895,182.26	24,742.08	309,286.84	0.00
89	12/15/10	11,556,987.25	33,861.62	338,185.01	0.00
90	01/15/11	11,244,841.18	32,889.89	312,346.06	0.00
91	02/15/11	10,930,820.18	32,009.75	313,821.00	0.00
92	03/15/11	10,533,614.66	31,176.40	397,206.53	0.00
93	04/15/11	10,210,430.68	23,985.69	317,184.57	0.00
94	05/15/11	9,870,555.65	29,082.77	345,874.43	0.00
95	06/15/11	9,560,237.57	27,088.18	320,318.09	0.00
96	07/15/11	9,201,316.26	27,188.21	348,921.31	0.00
97	08/15/11	8,877,885.19	28,183.08	323,481.06	0.00
98	09/15/11	8,502,826.09	25,272.24	325,009.10	0.00
99	10/15/11	8,199,343.44	24,347.04	353,482.65	0.00
100	11/15/11	7,871,127.25	23,310.80	328,216.19	0.00
101	12/15/11	7,514,528.15	22,406.48	366,601.09	0.00
102	01/15/12	7,183,072.71	21,391.35	331,453.45	0.00
103	02/15/12	6,859,053.21	20,447.81	333,019.51	0.00

104	03/15/12	6,462,102.99	19,490.82	387,950.22	0.00
105	04/15/12	6,125,873.16	18,306.45	336,429.84	0.00
106	05/15/12	5,761,086.45	17,437.75	364,587.70	0.00
107	06/15/12	5,421,341.07	16,399.89	339,744.38	0.00
108	07/15/12	5,053,630.45	15,432.75	267,810.62	0.00
109	08/15/12	4,710,440.36	14,385.72	349,090.10	0.00
110	09/15/12	4,365,723.89	13,409.05	244,711.87	0.00
111	10/15/12	0.00	12,427.77	4,365,729.89	0.00

THIS INFORMATION DOES NOT CONSTITUTE EITHER AN OFFER TO SELL OR A SOLICITATION OF AN OFFER TO BUY ANY OF THE SECURITIES REFERRED TO HEREIN. OFFERS TO SELL AND SOLICITATIONS OF OFFERS TO BUY SECURITIES ARE MADE ONLY BY AND THIS INFORMATION MUST BE CONSIDERED IN CONJUNCTION WITH THE FINAL PROSPECTUS SUPPLEMENT AND THE RELATED PROSPECTUS OR, IF NOT REGISTERED UNDER THE SECURITIES ACT OF 1933, THE FINAL OFFERING MEMORANDUM (THE "OFFERING DOCUMENT"). THIS INFORMATION IS NOT TO BE REPRODUCED OR DISSEMINATED BY OR ON BEHALF OF THE RECIPIENT INFORMATION CONTAINED HEREIN DOES NOT PURPORT TO BE COMPLETE AND IS SUBJECT TO THE SAME QUALIFICATIONS AND ASSUMPTIONS, AND SHOULD BE CONSIDERED BY INVESTORS ONLY IN THE LIGHT OF THE SAME WARNINGS, LACK OF ASSURANCES AND REPRESENTATIONS AND OTHER PRECAUTIONARY MATTERS, AS DISCLOSED IN THE OFFERING DOCUMENT.

INFORMATION REGARDING THE UNDERLYING ASSETS HAS BEEN PROVIDED BY THE SELLER OF THE SECURITIES OR THEIR RESPECTIVE AFFILIATES AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY THE UNDERWRITERS OR THEIR RESPECTIVE AFFILIATES. THE ANALYSES CONTAINED HEREIN HAVE BEEN PREPARED AND DISSEMINATED BY THE UNDERWRITERS AND NOT BY THE ISSUER. THIS INFORMATION WAS PREPARED ON THE BASIS OF CERTAIN ASSUMPTIONS (INCLUDING, IN CERTAIN CASES, ASSUMPTIONS SPECIFIED BY THE RECIPIENT) REGARDING PAYMENTS, INTEREST RATES, WEIGHTED AVERAGE LEASE LIVES AND WEIGHTED AVERAGE LOAN AGE LOSS AND OTHER MATTERS, INCLUDING, BUT NOT LIMITED TO, THE ASSUMPTIONS DESCRIBED IN THE OFFERING DOCUMENT. NEITHER THE UNDERWRITERS NOR ANY OF THEIR RESPECTIVE AFFILIATES MAKES ANY REPRESENTATION OR WARRANTY AS TO THE ACTUAL RATE OR TIMING OF PAYMENTS ON ANY OF THE UNDERLYING ASSETS OR THE PAYMENTS OR YIELD ON THE SECURITIES. THIS INFORMATION SUPERSEDES ANY PRIOR VERSIONS HEREOF AND WILL BE DEEMED TO BE SUPERSEDED BY ANY SUBSEQUENT VERSIONS HEREOF AND BY THE OFFERING DOCUMENT.

Per	Avg Life	7.03% 37,826,684.58	136,000,000.00	0.00
Per	Date	Balance	Interest	Principal
0	07/20/03	136,000,000.00	0.00	0.00
1	08/15/03	136,000,000.00	445,740.00	0.00
2	09/15/03	136,000,000.00	445,740.00	0.00
3	10/15/03	136,000,000.00	445,740.00	0.00
4	11/15/03	136,000,000.00	445,740.00	0.00
5	12/15/03	136,000,000.00	445,740.00	0.00
6	01/15/04	136,000,000.00	445,740.00	0.00
7	02/15/04	136,000,000.00	445,740.00	0.00
8	03/15/04	136,000,000.00	445,740.00	0.00
9	04/15/04	136,000,000.00	445,740.00	0.00
10	05/15/04	136,000,000.00	445,740.00	0.00
11	06/15/04	136,000,000.00	445,740.00	0.00
12	07/15/04	136,000,000.00	445,740.00	0.00
13	08/15/04	136,000,000.00	445,740.00	0.00
14	09/15/04	136,000,000.00	445,740.00	0.00
15	10/15/04	136,000,000.00	445,740.00	0.00
16	11/15/04	136,000,000.00	445,740.00	0.00
17	12/15/04	136,000,000.00	445,740.00	0.00
18	01/15/05	136,000,000.00	445,740.00	0.00
19	02/15/05	136,000,000.00	445,740.00	0.00
20	03/15/05	136,000,000.00	445,740.00	0.00
21	04/15/05	136,000,000.00	445,740.00	0.00
22	05/15/05	136,000,000.00	445,740.00	0.00
23	06/15/05	136,000,000.00	445,740.00	0.00
24	07/15/05	136,000,000.00	445,740.00	0.00
25	08/15/05	136,000,000.00	445,740.00	0.00
26	09/15/05	136,000,000.00	445,740.00	0.00
27	10/15/05	136,000,000.00	445,740.00	0.00
28	11/15/05	136,000,000.00	445,740.00	0.00
29	12/15/05	136,000,000.00	445,740.00	0.00
30	01/15/06	136,000,000.00	445,740.00	0.00
31	02/15/06	136,000,000.00	445,740.00	0.00
32	03/15/06	136,000,000.00	445,740.00	0.00
33	04/15/06	136,000,000.00	445,740.00	0.00
34	05/15/06	136,000,000.00	445,740.00	0.00
35	06/15/06	136,000,000.00	445,740.00	0.00
36	07/15/06	136,000,000.00	445,740.00	0.00
37	08/15/06	136,000,000.00	445,740.00	0.00
38	09/15/06	136,000,000.00	445,740.00	0.00
39	10/15/06	136,000,000.00	445,740.00	0.00
40	11/15/06	136,000,000.00	445,740.00	0.00
41	12/15/06	136,000,000.00	445,740.00	0.00
42	01/15/07	136,000,000.00	445,740.00	0.00
43	02/15/07	136,000,000.00	445,740.00	0.00
44	03/15/07	136,000,000.00	445,740.00	0.00
45	04/15/07	136,000,000.00	445,740.00	0.00
46	05/15/07	136,000,000.00	445,740.00	0.00
47	06/15/07	136,000,000.00	445,740.00	0.00
48	07/15/07	136,000,000.00	445,740.00	0.00
49	08/15/07	136,000,000.00	445,740.00	0.00

50	09/15/07	136,000,000.00	445,740.00	0.00	0.00
51	10/15/07	136,000,000.00	445,740.00	0.00	0.00
52	11/15/07	136,000,000.00	445,740.00	0.00	0.00
53	12/15/07	136,000,000.00	445,740.00	0.00	0.00
54	01/15/08	136,000,000.00	445,740.00	0.00	0.00
55	02/15/08	136,000,000.00	445,740.00	0.00	0.00
56	03/15/08	136,000,000.00	445,740.00	0.00	0.00
57	04/15/08	136,000,000.00	445,740.00	0.00	0.00
58	05/15/08	136,000,000.00	445,740.00	0.00	0.00
59	06/15/08	136,000,000.00	445,740.00	0.00	0.00
60	07/15/08	136,000,000.00	445,740.00	0.00	0.00
61	08/15/08	136,000,000.00	445,740.00	0.00	0.00
62	09/15/08	136,000,000.00	445,740.00	0.00	0.00
63	10/15/08	136,000,000.00	445,740.00	0.00	0.00
64	11/15/08	136,000,000.00	445,740.00	0.00	0.00
65	12/15/08	136,000,000.00	445,740.00	0.00	0.00
66	01/15/09	136,000,000.00	445,740.00	0.00	0.00
67	02/15/09	136,000,000.00	445,740.00	0.00	0.00
68	03/15/09	135,611,674.91	445,740.00	388,325.69	0.00
69	04/15/09	134,767,682.26	444,467.26	820,992.65	0.00
70	05/15/09	133,880,678.14	441,766.63	907,004.11	0.00
71	06/15/09	133,048,744.28	438,783.92	831,933.89	0.00
72	07/15/09	132,134,019.41	436,067.26	914,724.88	0.00
73	08/15/09	131,294,071.54	433,069.25	859,947.86	0.00
74	09/15/09	130,450,273.36	430,316.32	845,798.19	0.00
75	10/15/09	129,524,013.53	427,550.77	828,259.83	0.00
76	11/15/09	128,672,082.60	424,514.95	851,920.92	0.00
77	12/15/09	127,012,517.14	421,722.78	7,856,575.46	0.00
78	01/15/10	126,163,734.28	396,618.52	848,782.87	0.00
79	02/15/10	113,074,169.79	383,836.04	7,089,564.49	0.00
80	03/15/10	86,471,765.61	370,600.59	26,802,404.18	0.00
81	04/15/10	33,416,324.64	283,411.21	53,055,440.97	0.00
82	05/15/10	32,809,471.81	109,582.00	776,853.02	0.00
83	06/15/10	31,924,743.01	106,975.87	714,728.61	0.00
84	07/15/10	31,141,071.58	104,633.25	783,871.45	0.00
85	08/15/10	30,419,264.74	102,064.86	721,806.81	0.00
86	09/15/10	29,694,050.28	99,698.14	725,214.48	0.00
87	10/15/10	28,900,182.85	87,322.25	780,867.43	0.00
88	11/15/10	28,167,791.59	94,720.35	732,391.24	0.00
89	12/15/10	27,366,946.80	92,319.94	800,846.79	0.00
90	01/15/11	26,627,310.32	89,695.18	739,636.48	0.00
91	02/15/11	25,894,182.20	87,271.01	743,120.12	0.00
92	03/15/11	24,943,639.49	84,835.41	940,582.71	0.00
93	04/15/11	24,162,606.42	81,752.66	751,053.07	0.00
94	05/15/11	23,373,475.78	79,290.94	819,030.64	0.00
95	06/15/11	22,614,962.56	76,606.57	758,513.22	0.00
96	07/15/11	21,788,716.90	74,120.54	826,245.67	0.00
97	08/15/11	21,422,713.74	71,412.52	766,000.16	0.00
98	09/15/11	20,253,092.19	68,901.94	789,821.55	0.00
99	10/15/11	19,418,045.28	66,379.51	837,046.92	0.00
100	11/15/11	18,608,829.33	63,636.09	777,215.94	0.00
101	12/15/11	17,794,397.96	61,088.76	844,431.38	0.00
102	01/15/12	17,009,518.18	58,321.14	784,681.77	0.00
103	02/15/12	16,220,826.00	55,748.69	788,590.19	0.00

104	03/15/12	15,302,259.87	53,164.08	918,666.12	0.00
105	04/15/12	14,505,594.01	50,153.16	796,695.86	0.00
106	05/15/12	13,642,250.35	47,542.08	863,340.66	0.00
107	06/15/12	12,837,735.68	44,712.48	804,514.68	0.00
108	07/15/12	11,966,769.13	42,075.68	870,975.54	0.00
109	08/15/12	11,154,322.77	39,221.08	812,437.38	0.00
110	09/15/12	10,338,045.53	36,553.28	816,277.23	0.00
111	10/15/12	0.00	33,882.94	10,338,045.53	0.00

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Bond Cashflows		Avg Life	9.4619	140,774,178.28	354,064,000.00	0.00
Per	Date	Balance	Interest	Principal	Prepay Pen	
0	07/15/03	354,064,000.00	0.00	0.00	0.00	0.00
1	08/15/03	354,064,000.00	1,304,135.73	0.00	0.00	0.00
2	09/15/03	354,064,000.00	1,304,135.73	0.00	0.00	0.00
3	10/15/03	354,064,000.00	1,304,135.73	0.00	0.00	0.00
4	11/15/03	354,064,000.00	1,304,135.73	0.00	0.00	0.00
5	12/15/03	354,064,000.00	1,304,135.73	0.00	0.00	0.00
6	01/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
7	02/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
8	03/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
9	04/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
10	05/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
11	06/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
12	07/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
13	08/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
14	09/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
15	10/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
16	11/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
17	12/15/04	354,064,000.00	1,304,135.73	0.00	0.00	0.00
18	01/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
19	02/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
20	03/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
21	04/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
22	05/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
23	06/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
24	07/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
25	08/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
26	09/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
27	10/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
28	11/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
29	12/15/05	354,064,000.00	1,304,135.73	0.00	0.00	0.00
30	01/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
31	02/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
32	03/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
33	04/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
34	05/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
35	06/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
36	07/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
37	08/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
38	09/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
39	10/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
40	11/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
41	12/15/06	354,064,000.00	1,304,135.73	0.00	0.00	0.00
42	01/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
43	02/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
44	03/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
45	04/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
46	05/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
47	06/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
48	07/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
49	08/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
50	09/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
51	10/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00
52	11/15/07	354,064,000.00	1,304,135.73	0.00	0.00	0.00

53	12/15/07	354,064,000.00	1,304,135.73	0.00	0.00
54	01/15/08	354,064,000.00	1,304,135.73	0.00	0.00
55	02/15/08	354,064,000.00	1,304,135.73	0.00	0.00
56	03/15/08	354,064,000.00	1,304,135.73	0.00	0.00
57	04/15/08	354,064,000.00	1,304,135.73	0.00	0.00
58	05/15/08	354,064,000.00	1,304,135.73	0.00	0.00
59	06/15/08	354,064,000.00	1,304,135.73	0.00	0.00
60	07/15/08	354,064,000.00	1,304,135.73	0.00	0.00
61	08/15/08	354,064,000.00	1,304,135.73	0.00	0.00
62	09/15/08	354,064,000.00	1,304,135.73	0.00	0.00
63	10/15/08	354,064,000.00	1,304,135.73	0.00	0.00
64	11/15/08	354,064,000.00	1,304,135.73	0.00	0.00
65	12/15/08	354,064,000.00	1,304,135.73	0.00	0.00
66	01/15/09	354,064,000.00	1,304,135.73	0.00	0.00
67	02/15/09	354,064,000.00	1,304,135.73	0.00	0.00
68	03/15/09	354,064,000.00	1,304,135.73	0.00	0.00
69	04/15/09	354,064,000.00	1,304,135.73	0.00	0.00
70	05/15/09	354,064,000.00	1,304,135.73	0.00	0.00
71	06/15/09	354,064,000.00	1,304,135.73	0.00	0.00
72	07/15/09	354,064,000.00	1,304,135.73	0.00	0.00
73	08/15/09	354,064,000.00	1,304,135.73	0.00	0.00
74	09/15/09	354,064,000.00	1,304,135.73	0.00	0.00
75	10/15/09	354,064,000.00	1,304,135.73	0.00	0.00
76	11/15/09	354,064,000.00	1,304,135.73	0.00	0.00
77	12/15/09	354,064,000.00	1,304,135.73	0.00	0.00
78	01/15/10	354,064,000.00	1,304,135.73	0.00	0.00
79	02/15/10	354,064,000.00	1,304,135.73	0.00	0.00
80	03/15/10	354,064,000.00	1,304,135.73	0.00	0.00
81	04/15/10	354,064,000.00	1,304,135.73	0.00	0.00
82	05/15/10	354,064,000.00	1,304,135.73	0.00	0.00
83	06/15/10	354,064,000.00	1,304,135.73	0.00	0.00
84	07/15/10	354,064,000.00	1,304,135.73	0.00	0.00
85	08/15/10	354,064,000.00	1,304,135.73	0.00	0.00
86	09/15/10	354,064,000.00	1,304,135.73	0.00	0.00
87	10/15/10	354,064,000.00	1,304,135.73	0.00	0.00
88	11/15/10	354,064,000.00	1,304,135.73	0.00	0.00
89	12/15/10	354,064,000.00	1,304,135.73	0.00	0.00
90	01/15/11	354,064,000.00	1,304,135.73	0.00	0.00
91	02/15/11	354,064,000.00	1,304,135.73	0.00	0.00
92	03/15/11	354,064,000.00	1,304,135.73	0.00	0.00
93	04/15/11	354,064,000.00	1,304,135.73	0.00	0.00
94	05/15/11	354,064,000.00	1,304,135.73	0.00	0.00
95	06/15/11	354,064,000.00	1,304,135.73	0.00	0.00
96	07/15/11	354,064,000.00	1,304,135.73	0.00	0.00
97	08/15/11	354,064,000.00	1,304,135.73	0.00	0.00
98	09/15/11	354,064,000.00	1,304,135.73	0.00	0.00
99	10/15/11	354,064,000.00	1,304,135.73	0.00	0.00
100	11/15/11	354,064,000.00	1,304,135.73	0.00	0.00
101	12/15/11	354,064,000.00	1,304,135.73	0.00	0.00
102	01/15/12	354,064,000.00	1,304,135.73	0.00	0.00
103	02/15/12	354,064,000.00	1,304,135.73	0.00	0.00
104	03/15/12	354,064,000.00	1,304,135.73	0.00	0.00
105	04/15/12	354,064,000.00	1,304,135.73	0.00	0.00
106	05/15/12	354,064,000.00	1,304,135.73	0.00	0.00
107	06/15/12	354,064,000.00	1,304,135.73	0.00	0.00
108	07/15/12	354,064,000.00	1,304,135.73	0.00	0.00
109	08/15/12	354,064,000.00	1,304,135.73	0.00	0.00

110	09/15/12	354,064,000.00	1,304,136.73	0.00	0.00
111	10/15/12	324,490,775.25	1,304,136.73	29,585,224.75	0.00
112	11/15/12	313,517,804.54	1,195,237.46	10,980,970.71	0.00
113	12/15/12	181,967,166.74	1,154,790.58	131,550,635.80	0.00
114	01/15/13	172,774,529.52	670,245.74	9,192,639.22	0.00
115	02/15/13	97,398,794.01	636,366.18	75,375,735.52	0.00
116	03/15/13	0.00	568,752.22	97,398,794.01	0.00

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LBUBS2003-C5

UBS STRUCTURING MODEL
Price / Yield Table

Deal Name: LBUBS2003-C5
Bond Name: X
Balance: 1,405,068,727

07/10/03

Coupon: 0.257
Dated Date: 07/1/03
Settlement Date: 07/30/03

100% CPR FOR GGP and Pierre

Speed Model	100%	100%
Default Speed	0	0
Severity	35%	35%
Lag	12	12
	Yield	Yield
X	2.45034	6.469%
Tsy Spd		2.843%
		350
Duration		4.65
AVG Life		6.76
First Pay		08/15/03
Last Pay		07/15/13

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UBS STRUCTURING MODEL
Price / Yield Table

07/10/03

Deal Name LBUS2003-C5
Bond Name XCP
Salvage 1,266,105,000

Coupon Dated Date
07/10/03
Settlement Date
07/30/03

Comment Prepay G&P and Pierre In per 1, all other loans 100 CPY

Spread Model	100% CPY	100% CPR	100% CDR	100% CDR	100% CDR	100% Yield	100% Yield	100% Yield	100% Yield
Default Speed	0.0	3.0	4.0	5.0	6.0	7.0	8.0	9.0	100% CPR
Default Model	CDR	CDR	CDR	CDR	CDR	CDR	CDR	CDR	CDR
Severity	35%	35%	35%	35%	35%	35%	35%	35%	35%
Leg	12	12	12	12	12	12	12	12	12
	Yield	Yield	Yield	Yield	Yield	Yield	Yield	Yield	Yield
XCP	3.4622%	4.5125%	4.1665%	3.6255%	3.4322%	2.8739%	2.4785%	2.04	1.832%
Duration	2.38	2.60	2.81	2.82	2.83	2.84	2.84	2.84	2.84
AVG Life	4.93	4.99	4.67	4.64	4.61	4.58	4.54	4.48	4.48
First Pay	07/15/05	08/15/03	08/15/03	08/15/03	08/15/03	08/15/03	08/15/03	08/15/03	08/15/03
Last Pay	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10

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LBUBS2003-C5

UBS STRUCTURING MODEL
Price / Yield Table

Deal Name LBUBS2003-C5
Bond Name XCP
Balance 1,268,105,000
Coupon 1.583
Dated Date 07/11/03
Settlement Date 07/30/03

Comment Base CDR run

Speed Model	100% CPY	100% CPY	100% CPY	Yield	Yield	Yield
Default Speed	0.0	5.0	6.0	7.0	7.0	7.0
Default Model	CDR	CDR	CDR	CDR	CDR	CDR
Severity	35%	35%	35%	35%	35%	35%
Lag	12	12	12	12	12	12
XCP	3.462%	3.462%	3.462%	3.462%	3.390%	3.390%
Outston	2.38	2.38	2.38	2.38	2.38	2.38
AVG Life	4.98	4.98	4.98	4.98	4.98	4.98
First Pay	07/15/05	07/15/05	07/15/05	07/15/05	07/15/05	07/15/05
Last Pay	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10

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Peterson, Edward

From: Peterson, Edward
Sent: Thursday, July 10, 2003 11:40 AM
To: King, Darren
Subject: LBUBS2003-C5 XCL - slope, CDR, z spd, and wac cushion

- 1) The wac cushion is 7 Bps
- 2) Z spread Pickup = 48 Bps

Attached please find yield tables for the XCP break, XCL slope and XCL CDR runs



XCP-Break-0710.xls



lbubs03c5-xcl-slope.xls



lbubs03c5-xcl-cdr-2-3-
after-1...

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UBS STRUCTURING MODEL
Price / Yield Table

07/10/03

Deal Name LUBS2003-C5
Bond Name XCP 1,269,105,000
Balance

Coupon 1.583
Dated Date 07/1/03
Settlement Date 07/30/03

Comment XCP Breaks = 6.5, 1sy Break = 9.2

Speed Model	100% CPY	100% CPY	100% CPY	100% CPY	100% CPY
Default Speed	0.0	6.4	6.5	9.1	9.2
Default Model	CDR	CDR	CDR	CDR	CDR
Severity	35%	35%	35%	35%	35%
Lag	12	12	12	12	12
	Yield	Yield	Yield	Yield	Yield
XCP	6.20161	3.49%	3.46%	3.45%	2.61%
Duration	2.38	2.38	2.38	2.37	2.37
AVG Life	4.88	4.98	4.98	4.86	4.85
First Pay	07/15/05	07/15/05	07/16/05	04/15/06	04/15/06
Last Pay	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10

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UBS STRUCTURING MODEL
Price / Yield Table

07/10/03

Deal Name LBUS2003-C5 Coupon 0.257
 Bond Name X Dated Date 07/15/03
 Balance 1,405,088,727 Settlement Date 07/29/03

Comment Slope: Yield/Spread/Wall @ 07/15/03 CPY

Speed Model	0%	0%	75%	100%
CPY	CPY	CPY	CPY	CPY
0	0	0	0	0
CDR	CDR	CDR	CDR	CDR
35%	35%	35%	35%	35%
Severity	Severity	Severity	Severity	Severity
12	12	12	12	12
Lag	Lag	Lag	Lag	Lag
Yield	Yield	Yield	Yield	Yield

X	2.45034	9.799%	9.683%	8.451%	8.489%
Try		30.43%	30.96%	3.014%	2.969%
Spd		6/6	6/3	5/4	3/0
Duration		4.52	4.49	4.56	4.65
AVG Lta		7.09	7.06	6.96	6.76
First Pay		09/15/03	09/15/03	08/15/03	08/15/03
Last Pay		04/15/10	07/15/13	07/15/13	07/15/13

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Peterson, Edward

From: Peterson, Edward
Sent: Wednesday, July 09, 2003 4:47 PM
To: King, Darren
Subject: LBUBS2003-C5 A1 Avg Life Analysis

LBUBS2003-C5 A1 Avg Life Analysis

AVL Scen
3.179 1) 100% CPY
2.601 2) 100% CPY; 2% CDR; 40% Severity; 12 Month Lag
2.040 3) Same as above, but also default the John Hancock loan in period 18
4.143 4) Extend all loans by 24 months

Ed Peterson
(212) 713-2246

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LBUBS2003-C5

Name	Desc	Balance	Coupon	XCP Contrib
A1	AAA	113,000,000.00	2.701	2,736,652.14
A2	AAA	243,000,000.00	3.282	27,151,789.90
A3	AAA	250,000,000.00	3.435	17,149,836.29
A4	AAA	135,000,000.00	3.954	9,823,043.49
A5	AAA	354,064,000.00	4.442	22,130,289.92
B	AA+	22,833,000.00	4.501	1,348,569.69
C	AA	24,588,000.00	4.520	1,419,522.00
D	AA-	15,807,000.00	4.550	879,379.90
E	A+	15,807,000.00	4.570	857,250.10
F	A	22,833,000.00	4.602	979,914.73
G	A-	17,563,000.00	4.651	530,751.97
H	BBB+	15,807,000.00	5.068	193,881.27
J	BBB	10,538,000.00	5.104	77,475.82
K	BBB-	14,051,000.00	5.713	36,181.89
L	BB+	12,294,000.00	4.731	0
M	BB	5,269,000.00	4.731	0
N	BB-	3,513,000.00	4.731	0
P	B+	7,025,000.00	4.731	0
Q	B	3,513,000.00	4.731	0
S	B-	3,513,000.00	4.731	0
T	NR	14,050,726.83	4.731	0
				85,316,338.04

THIS INFORMATION DOES NOT CONSTITUTE EITHER AN OFFER TO BUY OR A SOLICITATION OF AN OFFER TO BUY ANY OF THE SECURITIES REFERRED TO HEREIN. OFFERS TO BUY AND SOLICITATIONS OF OFFERS TO BUY SECURITIES ARE MADE ONLY BY AND THIS INFORMATION MUST BE CONSIDERED IN CONNECTION WITH THE FINAL PROSPECTUS SUPPLEMENT AND THE RELATED PROSPECTUS OR IF NOT REGISTERED UNDER THE SECURITIES ACT OF 1933, THE FINAL OFFERING MEMORANDUM (THE "OFFERING DOCUMENT"). THIS INFORMATION IS NOT TO BE REPRODUCED OR DISSEMINATED BY OR ON BEHALF OF THE RECIPIENT. INFORMATION CONTAINED HEREIN DOES NOT PURPORT TO BE COMPLETE AND IS SUBJECT TO THE SAME QUALIFICATIONS AND ASSUMPTIONS, AND SHOULD BE CONSIDERED BY INVESTORS ONLY IN THE LIGHT OF THE SAME. WARNINGS, LACK OF ASSURANCES AND REPRESENTATIONS AND OTHER PRECAUTIONARY MATTERS, AS DISCLOSED IN THE OFFERING DOCUMENT.

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Price / Yield Table

Deal Name: LUBS2003-C6
 Bond Name: XCP
 Balance: 1,236,105,000

Coupon: 1.571
 Dated Date: 07/11/03
 Settlement Date: 07/30/03

Comment	0%	100%	100%	100%	100%	100%	100%
	CPY	CPY	CPY	CPY	CPY	CPY	CPY
Speed Model	0	0	1	2	3	4	5
Default Spread	CDR	CDR	CDR	CDR	CDR	CDR	CDR
Default Model	35%	35%	35%	35%	35%	40%	40%
Severity	12	12	12	12	12	12	12
Lag	Yield	Yield	Yield	Yield	Yield	Yield	Yield
XCP	3.484%	3.484%	3.484%	3.484%	3.484%	3.484%	3.484%
Duration	2.38	2.38	2.38	2.38	2.38	2.38	2.38
AVG Life	4.98	4.98	4.98	4.98	4.98	4.98	4.98
First Pay	07/15/05	07/15/05	07/15/05	07/15/05	07/15/05	07/15/05	07/15/05
Last Pay	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10	07/15/10

TSY	0.25	0.5	2	5	10	30
	0.900%	0.950%	1.368%	2.581%	3.731%	4.727%

THIS INFORMATION DOES NOT CONSTITUTE EITHER AN OFFER TO SELL OR A SOLICITATION OF AN OFFER TO BUY ANY OF THE SECURITIES REFERRED TO HEREIN. OFFERS TO SELL AND SOLICITATIONS OF OFFERS TO BUY SECURITIES ARE MADE ONLY BY, AND THIS INFORMATION MUST BE CONSIDERED IN CONNECTION WITH, THE FINAL PROSPECTUS SUPPLEMENT AND THE RELATED PROSPECTUS OR, IF NOT REGISTERED UNDER THE SECURITIES ACT OF 1933, THE FINAL OFFERING MEMORANDUM (THE "OFFERING DOCUMENT"). THIS INFORMATION IS NOT TO BE REPRODUCED OR DISSEMINATED BY OR ON BEHALF OF THE RECIPIENT INFORMATION CONTAINED HEREIN DOES NOT PURPORT TO BE COMPLETE AND IS SUBJECT TO THE SAME QUALIFICATIONS AND ASSUMPTIONS, AND SHOULD BE CONSIDERED BY INVESTORS ONLY IN THE LIGHT OF THE SAME WARNINGS, LACK OF ASSURANCES AND REPRESENTATIONS AND OTHER PRECAUTIONARY MATTERS, AS DISCLOSED IN THE OFFERING DOCUMENT.

INFORMATION REGARDING THE UNDERLYING ASSETS HAS BEEN PROVIDED BY THE ISSUES OF THOSE UNDERLYING ASSETS. THE ISSUER OF THE SECURITIES OR THEIR RESPECTIVE AFFILIATES AND HAS NOT BEEN INDEPENDENTLY VERIFIED BY THE UNDERWRITERS OR THEIR RESPECTIVE AFFILIATES. THE ANALYSES CONTAINED HEREIN HAVE BEEN PREPARED AND DISSEMINATED BY THE UNDERWRITERS AND NOT BY THE ISSUER. THIS INFORMATION WAS PREPARED ON THE BASIS OF CERTAIN ASSUMPTIONS (INCLUDING, IN CERTAIN CASES, ASSUMPTIONS SPECIFIED BY THE RECIPIENT HEREON REGARDING PAYMENTS, INTEREST RATES, WEIGHTED AVERAGE LIVES AND WEIGHTED AVERAGE LOAN AGE, LOSS AND OTHER MATTERS, INCLUDING, BUT NOT LIMITED TO, THE ASSUMPTIONS DESCRIBED IN THE OFFERING DOCUMENT. NEITHER THE UNDERWRITERS NOR ANY OF THEIR RESPECTIVE AFFILIATES MAKES ANY REPRESENTATION OR WARRANTY AS TO THE ACTUAL RATE OR TIMING OF PAYMENTS ON ANY OF THE UNDERLYING ASSETS OR THE PAYMENTS OR YIELD ON THE SECURITIES. THIS INFORMATION SUPERSEDES ANY PRIOR VERSIONS HEREOF AND WILL BE DEEMED TO BE SUPERSEDED BY ANY SUBSEQUENT VERSIONS HEREOF AND BY THE OFFERING DOCUMENT.

Yield Table - Bond XCP
LBUBS 2003-C5
Settle as of 07/30/03

Bond Summary - Bond XCP	
Fixed Coupon: 1.389	Type: IO
Orig Not: 1,266,105,000	
Factor: 1.00000000	
Factor Date: 07/15/03	Next Pmt: 08/15/03
Delay: 4	Cusip: 52108HQJ6

Price	100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
4-29+	13.669	2.02	13.664	2.02	13.643	2.02	13.490	2.02	13.152	2.01	12.692	2.01
5-01+	12.459	2.06	12.454	2.06	12.433	2.06	12.278	2.05	11.939	2.05	11.479	2.05
5-05+	11.300	2.10	11.295	2.10	11.274	2.10	11.117	2.09	10.778	2.09	10.317	2.09
5-09+	10.189	2.13	10.184	2.13	10.162	2.13	10.004	2.13	9.663	2.13	9.203	2.13
5-13+	9.122	2.17	9.116	2.17	9.093	2.17	8.934	2.17	8.593	2.16	8.133	2.16
5-17+	8.095	2.21	8.090	2.21	8.067	2.20	7.906	2.20	7.564	2.20	7.104	2.20
5-21+	7.108	2.24	7.102	2.24	7.078	2.24	6.917	2.24	6.574	2.24	6.114	2.24
5-25+	6.156	2.28	6.150	2.27	6.126	2.27	5.963	2.27	5.620	2.27	5.160	2.27
5-29+	5.239	2.31	5.232	2.31	5.208	2.31	5.044	2.30	4.700	2.30	4.241	2.30
6-01+	4.353	2.34	4.347	2.34	4.322	2.34	4.157	2.34	3.812	2.34	3.353	2.34
6-05+	3.497	2.38	3.491	2.38	3.466	2.37	3.300	2.37	2.955	2.37	2.496	2.37
6-10+	2.670	2.41	2.664	2.41	2.638	2.41	2.471	2.40	2.126	2.40	1.667	2.40
6-13+	1.870	2.44	1.863	2.44	1.837	2.44	1.669	2.43	1.323	2.43	0.865	2.44
6-17+	1.095	2.47	1.088	2.47	1.062	2.47	0.892	2.47	0.546	2.47	0.088	2.47
6-21+	0.344	2.50	0.337	2.50	0.310	2.50	0.140	2.50	-0.207	2.50	-0.664	2.50
6-25+	-0.385	2.53	-0.392	2.53	-0.419	2.53	-0.590	2.53	-0.937	2.53	-1.394	2.53
6-29+	-1.091	2.56	-1.099	2.56	-1.126	2.56	-1.298	2.56	-1.645	2.56	-2.102	2.56
7-01+	-1.778	2.59	-1.785	2.59	-1.813	2.59	-1.985	2.59	-2.333	2.59	-2.789	2.59
7-05+	-2.444	2.62	-2.452	2.62	-2.480	2.62	-2.653	2.62	-3.001	2.62	-3.457	2.62
7-09+	-3.092	2.65	-3.100	2.65	-3.128	2.65	-3.303	2.64	-3.650	2.64	-4.106	2.65
Average Life	4.98		4.98		4.98		4.96		4.93		4.89	
First Pay	07/15/05		07/15/05		07/15/05		06/15/05		04/15/05		03/15/05	
Last Pay	07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10	
Spread/Alt/Tsv	93/4.98		92/4.98		90/4.98		74/4.96		41/4.93		-3/4.89	

Tsy BM	3Mo		6Mo		1Yr		2Yr		3Yr		5Yr		10Yr		30Yr									
	Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	1.1700	1.5018	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183	
Coupon	1.1250	2.0000	2.6250	3.6250	5.3750																			

Comments:

- 1) 100 CPY, 0 CDR
- 2) 100 CPY, 4.5 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 3) 100 CPY, 5 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 4) 100 CPY, 6 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 5) 100 CPY, 7 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 6) 100 CPY, 8 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS

The above indicative values are as of the date indicated and do not represent actual bids or offers by Lehman Brothers. There can be no assurance that actual trades could be completed at such values. Discussions of the trade value in general, and from price quotations and actual trade prices in particular, may vary from the indicative values as a result of various factors, which include credit spreads, market liquidity conditions, and the timing of the trade. These values are not intended to be representative of any particular or actual values, and no representation or warranty is made by Lehman Brothers. You should consult with your own accounting or other advisors as to the adequacy of this information for your purposes. As a condition for providing these estimates, you agree that Lehman Brothers makes no representation and shall have no liability in any way arising therefrom to you or any other entity for any loss or damage, direct or indirect, arising from the use of this information.

Yield Table - Bond XCP

LBUBS 2003-C5

Settle as of 07/30/03

	100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
Price	7-13+	2.68	-3.723	2.68	-3.731	2.68	-3.759	2.68	-3.934	2.67	-4.282	2.67	-4.737	2.67
Average Life		4.98		4.98		4.98		4.96		4.93		4.89		4.89
First Pay		07/15/05		07/15/05		07/15/05		06/15/05		04/15/05		03/15/05		03/15/05
Last Pay		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10
Spred/ALife/Tsy		93/4.98		92/4.98		90/4.98		74/4.96		41/4.93		-3/4.89		-3/4.89

Tsy BM	3Mo	6Mo	2Yr	3Yr	5Yr	10Yr	30Yr	Lib BM	1Yr	2Yr	3Yr	4Yr	5Yr	6Yr	7Yr	8Yr	9Yr	10Yr	11Yr	12Yr	15Yr	20Yr	30Yr
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	Yield	1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon	1.1250	2.0000	2.6250	3.6250	5.3750																		

Comments:

- 1) 100 CPY, 0 CDR
- 2) 100 CPY, 4.5 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 3) 100 CPY, 5 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 4) 100 CPY, 6 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 5) 100 CPY, 7 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS
- 6) 100 CPY, 8 CDR IMMEDIATELY, 12 MONTH LAG, 25% LOSS

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Yield Table - Bond XCP

LBUBS 2003-C5

Settle as of 07/30/03

Bond Summary - Bond XCP	
Fixed Coupon: 1.589	Type: IO
Orig Not: 1,266,105,000	
Factor: 1.00000000	
Factor Date: 07/15/03	Next Pmt: 08/15/03
Delay: 4	Cusip: 521081QJ36

Price	100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
4-29+	13.669	2.02	13.133	2.02	12.534	2.02	11.725	2.02	10.761	2.02	10.761	2.02	10.761	2.02	8.408	1.97
5-01+	12.459	2.06	11.921	2.05	11.322	2.05	10.513	2.06	9.552	2.06	9.552	2.06	9.552	2.06	7.170	2.01
5-05+	11.300	2.10	10.760	2.09	10.161	2.09	9.353	2.09	8.393	2.10	8.393	2.10	8.393	2.10	5.984	2.05
5-09+	10.189	2.13	9.646	2.13	9.047	2.13	8.239	2.13	7.282	2.13	7.282	2.13	7.282	2.13	4.846	2.08
5-13+	9.122	2.17	8.577	2.17	7.978	2.17	7.170	2.17	6.214	2.17	6.214	2.17	6.214	2.17	3.753	2.12
5-17+	8.095	2.21	7.548	2.20	6.949	2.20	6.142	2.20	5.188	2.21	5.188	2.21	5.188	2.21	2.701	2.15
5-21+	7.108	2.24	6.559	2.24	5.959	2.24	5.153	2.24	4.201	2.24	4.201	2.24	4.201	2.24	1.689	2.19
5-25+	6.156	2.28	5.605	2.27	5.006	2.27	4.199	2.27	3.249	2.28	3.249	2.28	3.249	2.28	0.713	2.22
5-29+	5.239	2.31	4.685	2.30	4.086	2.30	3.280	2.31	2.332	2.31	2.332	2.31	2.332	2.31	-0.228	2.25
6-01+	4.353	2.34	3.798	2.34	3.199	2.34	2.393	2.34	1.446	2.34	1.446	2.34	1.446	2.34	-1.137	2.28
6-05+	3.497	2.38	2.940	2.37	2.341	2.37	1.536	2.37	0.591	2.38	0.591	2.38	0.591	2.38	-2.015	2.31
6-09+	2.670	2.41	2.111	2.40	1.512	2.40	0.707	2.40	-0.237	2.41	-0.237	2.41	-0.237	2.41	-2.864	2.35
6-13+	1.870	2.44	1.309	2.43	0.710	2.43	-0.095	2.44	-1.037	2.44	-1.037	2.44	-1.037	2.44	-3.686	2.38
6-17+	1.095	2.47	0.532	2.47	-0.067	2.47	-0.871	2.47	-1.812	2.47	-1.812	2.47	-1.812	2.47	-4.482	2.41
6-21+	0.344	2.50	-0.221	2.50	-0.820	2.50	-1.624	2.50	-2.563	2.50	-2.563	2.50	-2.563	2.50	-5.253	2.44
6-25+	-0.385	2.53	-0.950	2.53	-1.549	2.53	-2.353	2.53	-3.291	2.53	-3.291	2.53	-3.291	2.53	-6.002	2.46
6-29+	-1.091	2.56	-1.659	2.56	-2.258	2.56	-3.061	2.56	-3.998	2.56	-3.998	2.56	-3.998	2.56	-7.428	2.49
7-01+	-1.778	2.59	-2.347	2.59	-2.945	2.59	-3.749	2.59	-4.684	2.59	-4.684	2.59	-4.684	2.59	-8.743	2.52
7-05+	-2.444	2.62	-3.015	2.62	-3.614	2.62	-4.417	2.62	-5.351	2.62	-5.351	2.62	-5.351	2.62	-8.119	2.55
7-09+	-3.092	2.65	-3.665	2.64	-4.263	2.64	-5.066	2.64	-5.999	2.64	-5.999	2.64	-5.999	2.64	-8.785	2.58
7-13+	-3.723	2.68	-4.296	2.67	-4.895	2.67	-5.698	2.67	-6.629	2.68	-6.629	2.68	-6.629	2.68	-9.434	2.60
Average Life	4.98		4.86		4.76		4.64		4.51		4.51		4.51		4.15	
First Pay	07/15/05		01/15/05		11/15/04		09/15/04		07/15/04		07/15/04		07/15/04		06/15/04	
Last Pay	07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10	

Tsy BM	3Mo	6Mo	3Yr	5Yr	10Yr	30Yr	Lib BM	1Yr	2Yr	3Yr	4Yr	5Yr	6Yr	7Yr	8Yr	9Yr	10Yr	11Yr	12Yr	15Yr	20Yr	30Yr
Yield	0.8761	1.3418	1.7039	2.5747	3.7300	4.7408		1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon	1.1250	2.0600	2.6250	3.6250	5.3750																	

Comments:

- 1) 100 CPY, 0 CDR
- 2) 100 CPY, 5 CDR IMMEDIATELY, NO LAG, 45% LOSS
- 3) 100 CPY, 6 CDR IMMEDIATELY, NO LAG, 45% LOSS
- 4) 100 CPY, 7 CDR IMMEDIATELY, NO LAG, 45% LOSS
- 5) 100 CPY, 8 CDR IMMEDIATELY, NO LAG, 45% LOSS
- 6) 100 CPY, 9 CDR IMMEDIATELY, NO LAG, 45% LOSS
- 7) 100 CPY, 10 CDR IMMEDIATELY, NO LAG, 45% LOSS

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Yield Table - Bond XCP

LUBS 2003-C5
 Settle as of 07/30/03

Bond Summary - Bond XCP		Type: IO
Fixed Coupon:	1.589	
Orig Not:	1,266,105,000	
Factor:	1.0000000	
Factor Date:	07/15/03	Next Pmt: 08/15/03
Delay:	4	Cusip: 52108HQJ6

Price	100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
4-29+	13.669	2.02	13.524	2.02	13.102	2.03	12.292	2.03	11.297	2.04	10.265	2.05	9.073	2.09	7.931	2.13
5-01+	12.459	2.06	12.318	2.06	11.898	2.07	11.091	2.07	10.101	2.08	9.073	2.09	7.931	2.13	6.836	2.17
5-05+	11.300	2.10	11.161	2.10	10.745	2.11	9.941	2.11	8.954	2.12	7.931	2.13	6.836	2.17	5.785	2.20
5-09+	10.189	2.13	10.052	2.14	9.639	2.14	8.838	2.15	7.855	2.16	6.836	2.17	5.785	2.20	4.774	2.24
5-13+	9.122	2.17	8.987	2.17	8.577	2.18	7.778	2.19	6.800	2.19	5.785	2.20	4.774	2.24	3.802	2.28
5-17+	8.095	2.21	7.963	2.21	7.556	2.22	6.760	2.22	5.785	2.23	4.774	2.24	3.802	2.28	2.865	2.31
5-21+	7.108	2.24	6.978	2.25	6.573	2.25	5.779	2.26	4.808	2.27	3.802	2.28	2.865	2.31	1.962	2.35
5-25+	6.156	2.28	6.028	2.28	5.627	2.29	4.835	2.29	3.868	2.30	2.865	2.31	1.962	2.35	1.091	2.38
5-29+	5.239	2.31	5.112	2.31	4.714	2.32	3.925	2.32	2.961	2.34	1.962	2.35	1.091	2.38	0.249	2.41
6-01+	4.353	2.34	4.229	2.35	3.833	2.35	3.046	2.36	2.085	2.37	1.091	2.38	0.249	2.41	-0.365	2.45
6-05+	3.497	2.38	3.375	2.38	2.982	2.39	2.197	2.39	1.240	2.40	0.249	2.41	-0.365	2.45	-1.353	2.48
6-09+	2.670	2.41	2.550	2.41	2.159	2.42	1.376	2.43	0.422	2.44	-0.365	2.45	-1.353	2.48	-2.115	2.51
6-13+	1.870	2.44	1.751	2.45	1.363	2.45	0.582	2.46	-0.369	2.47	-1.353	2.48	-2.115	2.51	-2.854	2.54
6-17+	1.095	2.47	0.978	2.48	0.592	2.48	-0.187	2.49	-1.135	2.50	-2.115	2.51	-2.854	2.54	-3.570	2.58
6-21+	0.344	2.50	0.228	2.51	-0.156	2.52	-0.932	2.52	-1.877	2.53	-2.854	2.54	-3.570	2.58	-4.265	2.61
6-25+	-0.385	2.53	-0.409	2.54	-0.880	2.55	-1.654	2.55	-2.596	2.56	-3.570	2.58	-4.265	2.61	-4.940	2.64
6-29+	-1.341	2.56	-1.204	2.57	-1.583	2.58	-2.355	2.58	-3.294	2.59	-4.265	2.61	-4.940	2.64	-5.595	2.67
7-01+	-1.778	2.59	-1.888	2.60	-2.266	2.61	-3.036	2.61	-4.631	2.62	-5.595	2.67	-6.233	2.70	-6.852	2.72
7-05+	-2.444	2.62	-2.554	2.63	-2.929	2.64	-3.697	2.64	-5.271	2.65	-6.233	2.70	-6.852	2.72		
7-09+	-3.092	2.65	-3.200	2.66	-3.574	2.66	-4.340	2.67	-5.893	2.68	-6.852	2.72				
7-13+	-3.723	2.68	-3.830	2.68	-4.201	2.69	-4.965	2.70	-5.893	2.71	-6.852	2.72				
Average Life		4.98		4.98		4.93		4.83		4.72		4.60				
First Pay		07/15/05		01/15/05		11/15/04		09/15/04		08/15/04		07/15/04				
Last Pay		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10				

Tsy BM	3Mo	6Mo	1Yr	2Yr	3Yr	4Yr	5Yr	6Yr	7Yr	8Yr	9Yr	10Yr	11Yr	12Yr	13Yr	20Yr	30Yr
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	5.3750	6.0183	6.6711	7.3333	8.0000	8.6711	9.3418	10.0183	10.6911	11.3625
Coupon	1.1250	2.0000	2.6250	3.6250	4.6250	5.6250	6.6250	7.6250	8.6250	9.6250	10.6250	11.6250	12.6250	13.6250	14.6250	15.6250	16.6250

Comments:

- 1) 100 CPY, 0 CDR
- 2) 100 CPY, 5 CDR IMMEDIATELY, NO LAG, 35% LOSS
- 3) 100 CPY, 6 CDR IMMEDIATELY, NO LAG, 35% LOSS
- 4) 100 CPY, 7 CDR IMMEDIATELY, NO LAG, 35% LOSS
- 5) 100 CPY, 8 CDR IMMEDIATELY, NO LAG, 35% LOSS
- 6) 100 CPY, 9 CDR IMMEDIATELY, NO LAG, 35% LOSS
- 7) 100 CPY, 10 CDR IMMEDIATELY, NO LAG, 35% LOSS

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Yield Table - Bond XCL

LBUBS 2003-C5
Settle as of 07/30/03

Bond Summary - Bond XCL	
Fixed Coupon:	0.257 Type: IO
Orig Not:	1,405,068,727
Factor:	1.00000000
Factor Date:	07/15/03 Next Pmt: 08/15/03
Delay:	4 Cusp: 52108HQH0

Price	100.00 CPR		0.00 CPR		0.00 CPR		0.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
2-04	9.499	4.38	12.821	4.23	11.375	4.23	10.670	4.23	7.260	4.38	7.260	4.38
2-05	9.169	4.41	12.479	4.25	11.033	4.25	10.328	4.25	7.658	4.41	7.658	4.41
2-06	8.846	4.44	12.144	4.28	10.698	4.28	9.993	4.28	7.335	4.44	7.335	4.44
2-07	8.529	4.46	11.816	4.31	10.369	4.31	9.665	4.31	7.018	4.46	7.018	4.46
2-08	8.218	4.49	11.494	4.33	10.047	4.33	9.343	4.33	6.708	4.49	6.708	4.49
2-09	7.914	4.52	11.179	4.36	9.731	4.36	9.027	4.36	6.403	4.52	6.403	4.52
2-10	7.615	4.54	10.869	4.38	9.422	4.38	8.718	4.38	6.105	4.54	6.105	4.54
2-11	7.322	4.57	10.565	4.41	9.118	4.41	8.415	4.41	5.812	4.57	5.812	4.57
2-12	7.035	4.59	10.267	4.43	8.820	4.43	8.117	4.43	5.525	4.60	5.525	4.60
2-13	6.753	4.62	9.975	4.45	8.528	4.45	7.825	4.45	5.243	4.62	5.243	4.62
2-14	6.476	4.64	9.687	4.48	8.240	4.48	7.538	4.48	4.966	4.65	4.966	4.65
2-15	6.204	4.67	9.405	4.50	7.958	4.50	7.256	4.51	4.694	4.67	4.694	4.67
2-16	5.936	4.69	9.128	4.52	7.681	4.52	6.979	4.53	4.427	4.70	4.427	4.70
2-17	5.674	4.72	8.855	4.55	7.409	4.55	6.707	4.55	4.165	4.72	4.165	4.72
2-18	5.416	4.74	8.588	4.57	7.141	4.57	6.439	4.58	3.907	4.75	3.907	4.75
2-19	5.162	4.76	8.324	4.59	6.878	4.59	6.176	4.60	3.654	4.77	3.654	4.77
2-20	4.912	4.79	8.065	4.61	6.619	4.61	5.918	4.62	3.405	4.79	3.405	4.79
2-21	4.667	4.81	7.811	4.63	6.364	4.64	5.664	4.64	3.160	4.82	3.160	4.82
2-22	4.426	4.83	7.560	4.65	6.114	4.66	5.414	4.66	2.919	4.84	2.919	4.84
Average Life	6.76		7.06		6.84		6.73		6.56		6.47	
First Pay	08/15/03		08/15/03		08/15/03		08/15/03		08/15/03		08/15/03	
Last Pay	07/15/13		07/15/13		07/15/13		07/15/13		06/15/13		06/15/13	
Spnd/ALife/Tsy	349/6.76		664/7.06		524/6.84		456/6.73		203/6.56		133/6.47	

Tsy BM	3Mo	6Mo	2YR	3YR	5YR	10YR	30YR	Lib BM	1YR	2YR	3YR	4YR	5YR	6YR	7YR	8YR	9YR	10YR	11YR	12YR	15YR	20YR	30YR
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	Yield	1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon	1.1250	2.0000	2.6250	3.6250	5.3750																		

Comments:

- CPY CDR Loss Sev Timing
- 100.0% NA NA
- 210.0% NA NA
- 310.2% 3.5% 0 CDR for 1-24 then 2% CDR with 12 month recovery lag
- 410.3% 3.5% 0 CDR for 1-24 then 3% CDR with 12 month recovery lag
- 5100.2% 3.5% 0 CDR for 1-24 then 2% CDR with 12 month recovery lag
- 6100.3% 3.5% 0 CDR for 1-24 then 3% CDR with 12 month recovery lag

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Yield Table - Bond XCL

LBUBS 2003-C5

Settle as of 07/30/03

	100.00 CPR		0.00 CPR		0.00 CPR		0.00 CPR		0.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
Price	4.188	4.85	7.314	4.68	5.867	4.68	5.167	4.68	2.681	4.86	1.960	4.87	1.960	4.87
2-24	3.954	4.88	7.071	4.70	5.625	4.70	4.925	4.71	2.448	4.88	1.727	4.89	1.727	4.89
Average Life		6.76		7.06		6.84		6.73		6.56		6.47		6.47
First Pay		08/15/03		08/15/03		08/15/03		08/15/03		08/15/03		08/15/03		08/15/03
Last Pay		07/15/13		07/15/13		07/15/13		07/15/13		06/15/13		06/15/13		06/15/13
Sprd/ALife/Tsy		349/6.76		664/7.06		524/6.84		456/6.73		203/6.56		133/6.47		133/6.47

Tsy BM	3Mo	6Mo	2Yr	3Yr	5Yr	10Yr	30Yr	Lib BM	1Yr	2Yr	3Yr	4Yr	5Yr	6Yr	7Yr	8Yr	9Yr	10Yr	11Yr	12Yr	15Yr	20Yr	30Yr
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	Yield	1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon		1.1250	2.0000	2.6250	3.6250	5.3750																	

Comments:

- 1) CPY CDR Loss Sev Timing
 - 1) 100.0 NA NA
 - 2) 0.0 NA NA
 - 3) 0.2% 35% 0 CDR for 1-24 then 2% CDR with 12 month recovery lag
 - 4) 0.3% 35% 0 CDR for 1-24 then 3% CDR with 12 month recovery lag
 - 5) 100.2% 35% 0 CDR for 1-24 then 2% CDR with 12 month recovery lag
 - 6) 100.3% 35% 0 CDR for 1-24 then 3% CDR with 12 month recovery lag
- The above indicative value[s] are as of the date indicated and do not represent actual bids or offers by Lehman Brothers. There can be no assurance that actual trades could be completed at such value[s]. Discussions of the trade values in general, and firm price quotations and actual trade prices in particular, may vary significantly from these written estimated values as a result of various factors, which may include (but are not limited to) prevailing credit spreads, market liquidity, position size, transaction and financing costs, hedging costs and risk to profit. These estimates and not be considered as any theoretical or actual internal valuations employed by us for our own purposes, may vary during the course of any particular day and may vary significantly from the estimates or quotations that would be given to you. You should research with your broker or dealer as to the adequacy of this information for your purposes. As a condition for providing these estimates, you agree that Lehman Brothers makes no representation and shall have no liability in any way arising therefrom to you or any other entity for any loss or damages, direct or indirect, arising from the use of this information.

Yield Table - Bond XCL

LBUBS 2003-CS
Settle as of 07/30/03

Bond Summary - Bond XCL	
Fixed Coupon: 0.257	Type: IO
Orig Not: 1,405,068,727	
Factor: 1,000,000	
Factor Date: 07/15/03	Next Pmt: 08/15/03
Delay: 4	Cusip: 52168HQH10

Price	100.00 CPR		0.00 CPR		100.00 CPR 0.00-1.00		100.00 CPR 0.00-2.00		100.00 CPR 0.00-3.00	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
2-04	9.499	4.38	12.821	4.23	8.299	4.42	7.106	4.46	5.977	4.51
2-05	9.169	4.41	12.479	4.25	7.971	4.44	6.782	4.49	5.657	4.54
2-06	8.846	4.44	12.144	4.28	7.651	4.47	6.464	4.52	5.343	4.57
2-07	8.529	4.46	11.816	4.31	7.336	4.50	6.153	4.54	5.035	4.60
2-08	8.218	4.49	11.494	4.33	7.029	4.53	5.848	4.57	4.734	4.63
2-09	7.914	4.52	11.179	4.36	6.727	4.55	5.549	4.60	4.439	4.66
2-10	7.615	4.54	10.869	4.38	6.430	4.58	5.255	4.63	4.149	4.68
2-11	7.322	4.57	10.565	4.41	6.140	4.61	4.968	4.65	3.865	4.71
2-12	7.035	4.59	10.267	4.43	5.855	4.63	4.686	4.68	3.586	4.74
2-13	6.753	4.62	9.975	4.45	5.575	4.66	4.409	4.71	3.313	4.76
2-14	6.476	4.64	9.687	4.48	5.301	4.68	4.137	4.73	3.044	4.79
2-15	6.204	4.67	9.405	4.50	5.031	4.71	3.870	4.76	2.780	4.82
2-16	5.936	4.69	9.128	4.52	4.766	4.73	3.607	4.78	2.521	4.84
2-17	5.674	4.72	8.855	4.55	4.506	4.76	3.350	4.81	2.267	4.87
2-18	5.416	4.74	8.588	4.57	4.250	4.78	3.096	4.83	2.016	4.89
2-19	5.162	4.76	8.324	4.59	3.998	4.81	2.847	4.85	1.770	4.91
2-20	4.912	4.79	8.065	4.61	3.751	4.83	2.602	4.88	1.529	4.94
2-21	4.667	4.81	7.811	4.63	3.508	4.85	2.362	4.90	1.291	4.96
2-22	4.426	4.83	7.560	4.65	3.268	4.87	2.125	4.92	1.057	4.99
2-23	4.188	4.85	7.314	4.68	3.033	4.90	1.892	4.95	0.827	5.01
Average Life	6.76		7.06		6.62		6.48		6.35	
First Pay	08/15/03		08/15/03		08/15/03		08/15/03		08/15/03	
Last Pay	07/15/13		07/15/13		06/15/13		06/15/13		06/15/13	
Sprrd/ALife/Tsy	349/6.76		664/7.06		235/6.62		123/6.48		16/6.35	

Tsy BM	3Mo	6Mo	2YR	3YR	5YR	10YR	30YR	Lib BM	1YR	2YR	3YR	4YR	5YR	6YR	7YR	8YR	9YR	10YR	11YR	12YR	15YR	20YR	30YR
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408		1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon			1.1250	2.0000	2.6250	3.6250	5.3750																

Comments:
 1 ** ALL TO CLEAN-UP CALL **
 1) 100 CPY, 0 CDR
 2) 0 CPY, 0 CDR
 3) 100 CPY, 1 CDR STARTING MONTH 13, 35% LOSS, 12 MONTHS LAG
 4) 100 CPY, 2 CDR STARTING MONTH 13, 35% LOSS, 12 MONTHS LAG
 5) 100 CPY, 3 CDR STARTING MONTH 13, 35% LOSS, 12 MONTHS LAG

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Yield Table - Bond XCL

LBUBS 2003-C5

Settle as of 07/30/03

	100.00 CPR		0.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
Price	2-24	4.88	7.071	4.70	2.801	4.92	1.662	4.97	0.600	5.03		
Average Life		6.76	7.06		6.62		6.48		6.35			
First Pay		08/15/03	08/15/03		08/15/03		08/15/03		08/15/03			
Last Pay		07/15/13	07/15/13		06/15/13		06/15/13		06/15/13			
Sprd/ALife/Tsy		349/6.76	664/7.06		235/6.62		122/6.48		16/6.35			

Tsy BM	3Mo	6Mo	2YR	3YR	5YR	10YR	30YR	Lib BM	1YR	2YR	3YR	4YR	5YR	6YR	7YR	8YR	9YR	10YR	11YR	12YR	15YR	20YR	30YR
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	Yield	1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon			1.1250	2.0000	2.6250	3.6250	5.3750																

Comments:

1 ** ALL TO CLEAN-UP CALL **

1) 100 CPY; 0 CDR

2) 0 CPY; 0 CDR

3) 100 CPY; 1 CDR STARTING MONTH 13; 35% LOSS; 12 MONTHS LAG

4) 100 CPY; 2 CDR STARTING MONTH 13; 35% LOSS; 12 MONTHS LAG

5) 100 CPY; 3 CDR STARTING MONTH 13; 35% LOSS; 12 MONTHS LAG

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Yield Table - Bond XCL

LBUBS 2003-C5
Settle as of 07/30/03

Bond Summary - Bond XCL		Type: IO
Fixed Coupon: 0.257		
Orig Not: 1,405,068,727		
Factor: 1,000,000		
Factor Date: 07/15/03	Next Pmt: 08/15/03	
Delay: 4	Cusip: 52108HQ10	

Price	100.00 CPR		0.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration
2-04	9.499	4.38	12.821	4.23	7.260	4.38
2-05	9.169	4.41	12.479	4.25	6.930	4.41
2-06	8.846	4.44	12.144	4.28	6.607	4.44
2-07	8.529	4.46	11.816	4.31	6.291	4.47
2-08	8.218	4.49	11.494	4.33	5.981	4.50
2-09	7.914	4.52	11.179	4.36	5.677	4.52
2-10	7.615	4.54	10.869	4.38	5.379	4.55
2-11	7.322	4.57	10.565	4.41	5.086	4.58
2-12	7.035	4.59	10.267	4.43	4.799	4.60
2-13	6.753	4.62	9.975	4.45	4.518	4.63
2-14	6.476	4.64	9.687	4.48	4.241	4.66
2-15	6.204	4.67	9.405	4.50	3.970	4.68
2-16	5.936	4.69	9.128	4.52	3.703	4.71
2-17	5.674	4.72	8.855	4.55	3.442	4.73
2-18	5.416	4.74	8.588	4.57	3.184	4.75
2-19	5.162	4.76	8.324	4.59	2.931	4.78
2-20	4.912	4.79	8.065	4.61	2.682	4.80
2-21	4.667	4.81	7.811	4.63	2.438	4.82
2-22	4.426	4.83	7.560	4.65	2.197	4.85
2-23	4.188	4.85	7.314	4.68	1.960	4.87
2-24	3.954	4.88	7.071	4.70	1.727	4.89
Average Life	6.76		7.06		6.47	
First Pay	08/15/03		08/15/03		08/15/03	
Last Pay	07/15/13		07/15/13		06/15/13	
Sprd/ALife/Tsy	349/6.76		664/7.06		133/6.47	

Tsy BM	3Mo	6Mo	2YR	3YR	4YR	5YR	6YR	7YR	8YR	9YR	10YR	11YR	12YR	15YR	20YR	30YR
Yield	0.8761	0.9550	1.3418	1.7039	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon	1.1250	2.0000	2.0000	2.0000	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183

Comments:

- 1) 100 CPY, 0 CDR, TO CALL
- 2) 0 CPY, 0 CDR, TO CALL
- 3) 100 CPY, 3% CDR AFTER 24 MONTHS, 12 MONTH LAG, 35% LOSS, TO CALL

The above indicative values are as of the date indicated and do not represent actual bids or offers by Lehman Brothers. There can be no assurance that actual trades could be completed at such values. Discussions of the trade values in general, and firm price quotations and actual trade prices, in particular, may vary significantly from these estimates and should not be relied upon for investment decisions. The above information is provided for informational purposes only and is not intended to be used as a basis for investment decisions. These estimates may not be indicative of the actual results of any particular day and may vary significantly from the estimates or quotations that would be given by another dealer. You should consult with your own accounting or other advisors as to the adequacy of this information for your purposes. As a condition for providing these estimates, you agree that Lehman Brothers makes no representation and shall have no liability in any way arising therefrom to you or any other entity for any loss or damage, direct or indirect, arising from the use of this information.

Yield Table - Bond XCP

LBUBS 2003-C5
Settle as of 07/30/03

Bond Summary - Bond XCP	
Fixed Coupon:	1.589
Type:	IO
Orig Not:	1,266,105,000
Factor:	1.0000000
Factor Date:	07/15/03
Next Pmt:	08/15/03
Delay:	4
Cusip:	521081QJ6

Price	100.00 CPR		100.00 CPR		5.50 %CURR.BAL/ANN Recovery: 65.0%	
	Yield	Duration	Yield	Duration	Yield	Duration
4-29+	13.669	2.02	13.358	2.03		
5-01+	12.459	2.06	12.153	2.07		
5-05+	11.300	2.10	10.998	2.10		
5-09+	10.189	2.13	9.891	2.14		
5-13+	9.122	2.17	8.827	2.18		
5-17+	8.095	2.21	7.804	2.21		
5-21+	7.108	2.24	6.820	2.25		
5-25+	6.156	2.28	5.872	2.28		
5-29+	5.239	2.31	4.958	2.32		
6-01+	4.353	2.34	4.075	2.35		
6-05+	3.497	2.38	3.223	2.38		
6-09+	2.670	2.41	2.399	2.42		
6-13+	1.870	2.44	1.601	2.45		
6-17+	1.095	2.47	0.829	2.48		
6-21+	0.344	2.50	0.081	2.51		
6-25+	-0.385	2.53	-0.645	2.54		
6-29+	-1.091	2.56	-1.349	2.57		
7-01+	-1.778	2.59	-2.033	2.60		
7-05+	-2.444	2.62	-2.697	2.63		
7-09+	-3.092	2.65	-3.343	2.66		
7-13+	-3.723	2.68	-3.971	2.69		
Average Life	4.98		4.96			
First Pay	07/15/05		12/15/04			
Last Pay	07/15/10		07/15/10			
Spred/ALife/Tsy	93/4.98		67/4.96			

Tsy BM	3Mo	6Mo	2YR	3YR	5YR	10YR	30YR	Lib BM	1YR	2YR	3YR	4YR	5YR	6YR	7YR	8YR	9YR	10YR	11YR	12YR	15YR	20YR	30YR
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	Yield	1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon			1.1250	2.0000	2.6250	3.6250	5.3750																

Comments:

- 1) 100 CPY, 0 CDR, TO CALL
- 2) 100 CPY, 5.5% CDR IMMEDIATELY, NO LAG, 35% LOSS, TO CALL

The above indicative value(s) are as of the date indicated and do not represent actual bids or offers by Lehman Brothers. There can be no assurance that actual trades could be completed at such value(s). Discussions of the trade values in general, and firm price quotations and actual trade prices in particular, may vary significantly from these written estimated values as a result of various factors, which may include (but are not limited to) prevailing credit spreads, market liquidity, position size, transaction and financing costs, hedging costs and risks and use of capital and profit. These estimates may not be representative of any theoretical or actual internal valuations employed by us for our own purposes, may vary during the course of any particular day and may vary significantly from the estimates or quotations that would be given by another dealer. You should consult with your own accounting or other advisors as to the adequacy of this information for your purposes. As a condition for providing these estimates, you agree that Lehman Brothers makes no representation and shall have no liability in any way arising therefrom to you or any other entity for any loss or damage, direct or indirect, arising from the use of this information.

Yield Table - Bond XCP

LBUBS 2003-C5
 Settle as of 07/30/03

Bond Summary - Bond XCP	
Fixed Coupon: 1.589	Type: 10
Orig Not: 1,266,103,000	
Factor: 1.0000000	
Factor Date: 07/15/03	Next Pmt: 08/15/03
Delay: 4	Cusip: 52108HQJ6

Price	100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
4-29+	6.404	2.34	5.455	2.35	5.218	2.35	4.955	2.35	4.684	2.35	4.59	2.35
5-01+	5.357	2.38	4.414	2.39	4.178	2.39	3.914	2.39	3.643	2.39	3.526	2.39
5-05+	4.353	2.42	3.416	2.43	3.179	2.43	2.916	2.43	2.644	2.43	2.526	2.43
5-09+	3.388	2.46	2.457	2.47	2.221	2.47	1.957	2.47	1.685	2.47	1.526	2.47
5-13+	2.460	2.50	1.536	2.51	1.300	2.51	1.035	2.51	0.763	2.51	0.685	2.51
5-17+	1.567	2.53	0.649	2.55	0.413	2.55	0.148	2.55	-0.124	2.55	-0.290	2.55
5-21+	0.707	2.57	-0.205	2.59	-0.442	2.59	-0.706	2.59	-0.979	2.59	-1.111	2.59
5-25+	-0.123	2.61	-1.029	2.63	-1.265	2.63	-1.530	2.63	-1.803	2.63	-2.001	2.63
5-29+	-0.924	2.64	-1.825	2.66	-2.061	2.66	-2.325	2.66	-2.599	2.66	-2.844	2.66
6-01+	-1.698	2.68	-2.593	2.70	-2.829	2.70	-3.094	2.70	-3.367	2.70	-3.526	2.70
6-05+	-2.447	2.71	-3.336	2.73	-3.572	2.73	-3.837	2.73	-4.111	2.73	-4.311	2.73
6-09+	-3.172	2.75	-4.055	2.77	-4.291	2.77	-4.556	2.77	-4.830	2.77	-5.016	2.77
6-13+	-3.874	2.78	-4.752	2.80	-4.987	2.80	-5.252	2.80	-5.526	2.80	-5.726	2.80
6-17+	-4.534	2.81	-5.427	2.84	-5.662	2.84	-5.927	2.84	-6.201	2.84	-6.433	2.84
6-21+	-5.214	2.85	-6.082	2.87	-6.317	2.87	-6.581	2.87	-6.856	2.87	-7.016	2.87
6-25+	-5.855	2.88	-6.717	2.90	-6.952	2.90	-7.217	2.90	-7.491	2.90	-7.726	2.90
6-29+	-6.477	2.91	-7.334	2.93	-7.569	2.93	-7.833	2.93	-8.108	2.93	-8.333	2.93
7-01+	-7.082	2.94	-7.934	2.96	-8.168	2.96	-8.433	2.96	-8.707	2.96	-8.933	2.96
7-05+	-7.670	2.97	-8.517	3.00	-8.751	3.00	-9.016	3.00	-9.290	3.00	-9.516	3.00
Average Life	4.73		4.66		4.64		4.62		4.59			
First Pay	08/15/03		08/15/03		08/15/03		08/15/03		08/15/03			
Last Pay	07/15/10		07/15/10		07/15/10		07/15/10		07/15/10			
Spread/AllLife/Tsy	-890/4.73		-976/4.66		-998/4.64		-1024/4.62		-1050/4.59			

Ts BM	3Mo	6Mo	2Yr	3Yr	4Yr	5Yr	6Yr	7Yr	8Yr	9Yr	10Yr	11Yr	12Yr	15Yr	20Yr	30Yr
Yield	4.8800	4.9500	5.3400	5.7000	6.0600	6.5125	6.9100	7.2295	7.5040	7.7285	7.9155	8.0825	8.2667	8.4510	8.6375	8.8975
Coupon	1.1250	2.0000	2.6250	3.6250	4.6250	5.6250	6.6250	7.6250	8.6250	9.6250	10.6250	11.6250	12.6250	13.6250	14.6250	15.6250

Comments:

- 1 *** TSYS UP 400 BPS ***
- 1) 100 CPR, 0 CDR
- 2) 100 CPR, 6 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 3) 100 CPR, 7 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 4) 100 CPR, 8 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 5) 100 CPR, 9 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS

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Yield Table - Bond XCP

LBUBS 2003-C5
Settle as of 07/30/03

Price	100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR		100.00 CPR	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
7-09+	-8.242	3.00	-9.085	3.03	-9.319	3.03	-9.583	3.03	-9.857	3.03	-9.857	3.03
7-13+	-8.799	3.03	-9.637	3.06	-9.871	3.06	-10.135	3.06	-10.409	3.06	-10.409	3.06
Average Life		4.73		4.66		4.64		4.62		4.59		4.59
First Pay		08/15/03		08/15/03		08/15/03		08/15/03		08/15/03		08/15/03
Last Pay		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10
Sprd/AL/1erTsy		-890/4.73		-976/4.66		-998/4.64		-1024/4.62		-1050/4.59		-1050/4.59

Tsy BM	3Mo	6Mo	2Yr	3Yr	5Yr	10Yr	30Yr	Ljb BM	1Yr	2Yr	3Yr	4Yr	5Yr	6Yr	7Yr	8Yr	9Yr	10Yr	11Yr	12Yr	15Yr	20Yr	30Yr
Yield	4.8800	4.9500	5.3400	5.7000	6.5700	7.7300	8.7400	Yield	5.1661	5.5600	6.0600	6.5125	6.9100	7.2295	7.5040	7.7285	7.9155	8.0825	8.2667	8.4510	8.6375	8.8975	9.0175
Coupon		1.1250	2.0000	2.6250	3.6250	5.3750																	

Comments:

- 1) *** TSYS UP 400 BPS ***
- 2) 100 CPR, 0 CDR
- 3) 100 CPR, 6 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 4) 100 CPR, 7 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 5) 100 CPR, 8 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 6) 100 CPR, 9 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS

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Yield Table - Bond XCP

LBUBS 2003-C5
Settle as of 07/30/03

Bond Summary - Bond XCP	
Fixed Coupon:	1.589
Type:	IO
Orig Not:	1,266,105,000
Factor:	1.0000000
Factor Date:	07/15/03
Next Pmt:	08/15/03
Delay:	4
Cusip:	521081016

Price	100.00 CPR		100.00 CPR 0.00-6.00		100.00 CPR 0.00-7.00		100.00 CPR 0.00-8.00		100.00 CPR 0.00-9.00	
	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration	Yield	Duration
4-29+	13.669	2.02	13.669	2.02	13.668	2.02	13.655	2.02	13.613	2.02
5-01+	12.459	2.06	12.459	2.06	12.445	2.06	12.445	2.06	12.402	2.06
5-05+	11.300	2.10	11.300	2.10	11.300	2.10	11.286	2.10	11.242	2.09
5-09+	10.189	2.13	10.189	2.13	10.188	2.13	10.174	2.13	10.129	2.13
5-13+	9.122	2.17	9.122	2.17	9.121	2.17	9.107	2.17	9.060	2.17
5-17+	8.095	2.21	8.095	2.21	8.095	2.21	8.080	2.20	8.033	2.20
5-21+	7.108	2.24	7.108	2.24	7.107	2.24	7.092	2.24	7.044	2.24
5-25+	6.156	2.28	6.156	2.28	6.155	2.28	6.140	2.27	6.091	2.27
5-29+	5.239	2.31	5.239	2.31	5.238	2.31	5.222	2.31	5.172	2.31
6-01+	4.353	2.34	4.353	2.34	4.352	2.34	4.336	2.34	4.286	2.34
6-05+	3.497	2.38	3.497	2.38	3.497	2.38	3.480	2.37	3.429	2.37
6-09+	2.670	2.41	2.670	2.41	2.669	2.41	2.653	2.41	2.601	2.40
6-13+	1.870	2.44	1.870	2.44	1.869	2.44	1.852	2.44	1.799	2.44
6-17+	1.095	2.47	1.095	2.47	1.094	2.47	1.077	2.47	1.023	2.47
6-21+	0.344	2.50	0.344	2.50	0.343	2.50	0.326	2.50	0.271	2.50
6-25+	-0.385	2.53	-0.385	2.53	-0.385	2.53	-0.403	2.53	-0.459	2.53
6-29+	-1.091	2.56	-1.091	2.56	-1.092	2.56	-1.110	2.56	-1.166	2.56
7-01+	-1.778	2.59	-1.778	2.59	-1.778	2.59	-1.797	2.59	-1.853	2.59
7-05+	-2.444	2.62	-2.444	2.62	-2.445	2.62	-2.464	2.62	-2.521	2.62
7-09+	-3.092	2.65	-3.092	2.65	-3.093	2.65	-3.112	2.65	-3.170	2.65
Average Life		4.98		4.98		4.98		4.98		4.97
First Pay		07/15/05		07/15/05		07/15/05		07/15/05		07/15/05
Last Pay		07/15/10		07/15/10		07/15/10		07/15/10		07/15/10
Sprd/Alt/Hr/Tsy		9.3/4.98		9.3/4.98		9.3/4.98		9.1/4.98		8.7/4.97

Tsy BM	3Mo	6Mo	2YR	3YR	5YR	10YR	30YR	Lib BM	1YR	2YR	3YR	4YR	5YR	6YR	7YR	8YR	9YR	10YR	11YR	12YR	15YR	20YR	30YR
Yield	0.8761	0.9550	1.3418	1.7039	2.5747	3.7300	4.7408	Yield	1.1700	1.5618	2.0639	2.5168	2.9147	3.2333	3.5068	3.7304	3.9164	4.0825	4.2668	4.4511	4.6377	4.8979	5.0183
Coupon			1.1250	2.0000	2.6250	3.6250	5.3750																

Comments:

- 1) 100 CPY, 0 CDR
- 2) 100 CPY, 6 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 3) 100 CPY, 7 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 4) 100 CPY, 8 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS
- 5) 100 CPY, 9 CDR AFTER 18 MONTHS, 6 MONTH LAG, 35% LOSS

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	S&P	Fitch	Type	Rated Final	Sub %	Coupon	Size	Window	Avg Life
1	AAA	AAA	Fixed	Jul-27	14.875	2.786	145,000,000.00	08/03-04/08	3.36
2	AAA	AAA	Fixed	Jul-27	14.875	3.478	503,000,000.00	04/08-03/09	4.94
3	AAA	AAA	Fixed	Jul-27	14.875	4.254	220,000,000.00	03/09-04/13	7.48
4	AAA	AAA	Fixed - WAC Cap	Jul-32	14.875	4.685	328,064,000.00	04/13-06/13	9.82
5	AA+	AA+	Fixed - WAC Cap	Apr-37	13.250	4.742	22,833,000.00	06/13-06/13	9.88
6	AA	AA	Fixed - WAC Cap	Apr-37	11.500	4.762	24,588,000.00	06/13-06/13	9.88
7	AA-	AA-	Fixed - WAC Cap	Apr-37	10.375	4.792	15,807,000.00	06/13-06/13	9.88
8	A+	A+	Fixed - WAC Cap	Apr-37	9.250	4.811	15,807,000.00	06/13-06/13	9.88
9	A	A	Fixed - WAC Cap	Apr-37	7.625	4.843	22,833,000.00	06/13-07/13	9.95
10	A-	A-	Fixed - WAC Cap	Apr-37	6.375	4.893	17,563,000.00	07/13-07/13	9.96
11	BBB+	BBB+	Fixed - WAC Cap	Apr-37	5.250	5.228	15,807,000.00	07/13-07/13	9.96
12	BBB	BBB	Fixed - WAC Cap	Apr-37	4.500	5.250	10,538,000.00	07/13-07/13	9.96
13	BBB-	BBB-	Fixed - WAC Cap	Apr-37	3.500	5.250	14,051,000.00	07/13-07/13	9.96
14	BB+	BB+	Fixed - WAC Cap	Apr-37	2.625	4.934	12,294,000.00	07/13-07/13	9.96
15	BB	BB	Fixed - WAC Cap	Apr-37	2.250	4.934	5,269,000.00	07/13-07/13	9.96
16	BB-	BB-	Fixed - WAC Cap	Apr-37	2.000	4.934	3,513,000.00	07/13-07/13	9.96
17	B+	B+	Fixed - WAC Cap	Apr-37	1.500	4.934	7,025,000.00	07/13-07/13	9.96
18	B	B	Fixed - WAC Cap	Apr-37	1.250	4.934	3,513,000.00	07/13-07/13	9.96
19	B-	B-	Fixed - WAC Cap	Apr-37	1.000	4.934	3,513,000.00	07/13-07/13	9.96
20	NR	NR	Fixed - WAC Cap	Apr-37	-	4.934	14,050,726.83	07/13-04/18	12.93
21	AAA	AAA	IO	Apr-37	-	0.257	1,405,068,726.83	08/03-04/18	7.09
22	AAA	AAA	IO	Apr-37	-	1.358	1,266,105,000.00	07/05-07/10	4.98

Prospective investors are advised to read carefully, and should rely solely on, the final Prospectus Supplement referred to below in making their investment decision.

This diskette, dated July 7, 2003, relates to the Preliminary Prospectus Supplement (the "Preliminary Prospectus Supplement"), for the LB-UBS Commercial Mortgage Trust 2003-C5, Commercial Mortgage Pass-Through Certificates, Series 2003-C5, Class A-1, A-2, A-3, A-4, A-5, B, C, D, E, F and G (the "Certificates").

This diskette should be reviewed only in conjunction with the entire Preliminary Prospectus Supplement. This diskette does not contain all relevant information relating to the underlying mortgage loans.

Such information is described elsewhere in the Preliminary Prospectus Supplement.

Any information contained on this diskette will be more fully described elsewhere in the Preliminary Prospectus Supplement.

The information on this diskette should not be viewed as projections, forecasts, predictions or opinions with respect to value. Prior to making any investment decision, a prospective investor should receive and should carefully review the final Prospectus Supplement for the Certificates.

The information regarding the underlying mortgage loans contained in this diskette supersedes all prior information provided to prospective investors regarding the underlying mortgage loans and will be superseded by the final Prospectus Supplement for the Certificates.

NOTHING IN THIS DISKETTE SHOULD BE CONSIDERED AN OFFER TO SELL OR A SOLICITATION OF AN OFFER TO BUY THE CERTIFICATES.

