

Collateral Report**Commercial Capital Access One Series 2**

Payment Date: 17-May-99

Loan Number	Borrower Name	Interest Rate	Beginning Principal		Ending Principal	
			Balance	Interest*	Principal	Balance
170000	TARRANT COUNTY VILLA	7.950%	3,221,836.30	21,290.97	2,805.75	3,219,030.55
218000	COTTAGE VILLAS ARDEN	9.200%	2,666,723.75	20,400.43	1,833.41	2,664,890.34
247000	GALBRAITH POINTE, LP	7.950%	3,793,850.70	25,071.03	3,779.06	3,790,071.64
248000	EAGLES VIEW, LP	7.950%	3,746,814.35	24,760.20	3,732.21	3,743,082.14
297000	LAS MONTANAS VILLAGE	8.250%	2,346,266.92	16,091.49	1,877.27	2,344,389.65
326000	3971 E BIJOU ASSOC	8.250%	3,670,630.21	25,174.40	2,936.92	3,667,693.29
327000	COTTAGES OF STEWARTV	8.250%	2,096,942.43	14,381.53	1,690.68	2,095,251.75
371000	THE RAPIDS, LP	7.950%	3,296,683.22	21,785.59	2,587.40	3,294,095.82
372010	HERITAGE HOLLYBROOK,	8.300%	2,298,849.48	15,862.05	3,005.90	2,295,843.58
373000	SANDY PINES, LTD	8.300%	857,987.68	5,920.11	1,166.91	856,820.77
376000	ST MARY'S ENTERPRISE	8.800%	591,616.02	4,328.66	689.04	590,926.98
377010	GIFFORD GROVES LTD	8.590%	1,560,963.25	11,153.02	1,984.03	1,558,979.22
378000	COUNTRY CLUB WOODS A	9.350%	629,706.82	4,895.97	706.66	629,000.16
379000	CALUSA SPRINGS	8.300%	1,303,245.28	8,992.39	935.46	1,302,309.82
380000	HERITAGE FOREST GROV	9.220%	3,270,752.24	25,077.58	3,705.30	3,267,046.94
381010	HERITAGE WILLOW GLEN	9.390%	3,588,565.58	28,026.98	3,958.43	3,584,607.15
382000	INWOOD COLONY, LTD	9.200%	2,209,011.22	16,905.72	2,514.13	2,206,497.09
383000	PUMPHOUSE CROSSING I	8.250%	1,284,575.12	8,810.04	1,184.44	1,283,390.68
384000	BLACK RIVER RUN, LP	8.250%	1,122,129.79	7,695.94	1,034.66	1,121,095.13
389000	CROW RIVER APTS, LP	8.250%	2,448,859.87	16,795.10	2,035.91	2,446,823.96
400000	PTNRSH FOR QUAL AFF	7.950%	2,646,671.64	17,490.09	2,322.17	2,644,349.47
401000	CORNERSTONE RESIDENC	7.950%	3,172,993.78	20,968.20	3,066.23	3,169,927.55
403000	SIEGEN LANE, LP	7.950%	10,707,388.42	70,757.99	9,394.57	10,697,993.85
404000	HICKORY POINTE, LP	7.950%	4,937,405.22	32,628.02	4,871.50	4,932,533.72
405000	ARBOR POINTE, LP	7.950%	4,733,181.64	31,278.44	4,539.45	4,728,642.19
406000	CRANBERRY POINTE, LP	7.950%	3,121,353.02	20,626.94	3,033.30	3,118,319.72
407000	THE LAKES II, LP	7.950%	3,350,417.40	22,140.68	3,213.28	3,347,204.12
409000	FLAMBEAU VILLAGE, LP	8.250%	1,615,350.59	11,078.62	1,342.95	1,614,007.64
410000	STARRFIRE APTS, LP	8.150%	1,374,548.70	9,312.57	1,154.70	1,373,394.00
411000	T-CREEK, LP	8.150%	1,532,434.04	10,382.24	1,287.34	1,531,146.70
412000	FAIRWAYS AT LOST SPR	8.150%	4,068,449.80	27,563.74	3,417.74	4,065,032.06
413000	JOHNSON MEADOWS, LP	8.150%	3,370,301.80	22,833.80	2,831.25	3,367,470.55
414000	WEST END PLACE, LP	8.150%	2,905,130.20	19,682.26	2,440.47	2,902,689.73
415000	PIKE PLACE PARTNERSH	8.150%	3,292,285.61	22,305.24	2,765.71	3,289,519.90
416000	SHADOW LAKE, LP	8.150%	3,259,128.95	22,080.60	2,737.85	3,256,391.10
417000	GLADIOLA APTS, LP	8.150%	2,836,865.81	19,219.77	2,383.13	2,834,482.68
419000	VALLEYBROOK, LP	7.950%	9,934,626.25	65,651.32	8,588.24	9,926,038.01
420000	AFFORDABLE/OAK RIDGE	8.250%	4,021,588.07	27,581.39	3,317.85	4,018,270.22
421000	AFFORDABLE/SILVER PI	8.250%	5,211,805.92	35,744.31	4,266.93	5,207,538.99
422000	RENAISSANCE HOUSING	7.950%	4,071,241.27	26,904.12	3,572.07	4,067,669.20
423000	ABSOLUT, LP	8.250%	1,022,099.11	7,009.90	817.80	1,021,281.31
424000	VISTA POINTE, LP	7.950%	3,198,295.94	21,135.41	2,764.54	3,195,531.40
425000	BALLINGER OAKS 1991,	8.900%	1,873,867.15	13,866.62	1,276.59	1,872,590.56
427000	COLONIAL HOUSING PAR	7.950%	2,873,430.42	18,988.59	2,446.96	2,870,983.46
428000	GREENS OF RIVERGATE,	7.950%	4,966,332.68	32,819.18	4,229.24	4,962,103.44
435000	NORTH POINTE, LP	7.950%	3,588,032.55	23,710.92	3,032.82	3,584,999.73
440000	IMPERIAL POINTE, LP	7.950%	3,683,156.56	24,339.52	3,044.55	3,680,112.01
443000	TERRACE PARK, LP	7.950%	6,253,192.86	41,323.18	5,168.97	6,248,023.89
444000	JAMESTOWN POINTE, LP	7.950%	4,438,957.43	29,334.11	3,669.30	4,435,288.13
446000	ARLINGTON RIDGE INV,	8.250%	1,545,314.92	10,598.28	1,208.41	1,544,106.51
447000	CHURCHLAND COURTYARD	7.950%	3,806,117.29	25,152.09	3,265.47	3,802,851.82
448000	VILLAGE CREEK	8.350%	2,175,287.29	15,100.12	1,546.41	2,173,740.88
450000	WILLOW POINTE, LP	7.950%	4,925,445.34	32,548.99	4,071.43	4,921,373.91
451000	ORCHARD POINTE, LP	7.950%	3,809,914.95	25,177.19	3,196.49	3,806,718.46
455000	TUCSON VALENCIA HILL	9.150%	1,784,249.82	13,575.16	1,227.93	1,783,021.89
456000	BLUEBONNET RIDGE LP	8.000%	3,629,781.95	24,138.05	3,040.26	3,626,741.69
457010	CRAWFORD-ROBERTS, LP	7.850%	4,016,549.92	26,208.00	3,381.79	4,013,168.13
461010	SOUTHWEST POINTE, LP	7.950%	3,973,501.16	26,258.22	3,284.55	3,970,216.62
463000	GREENS OF PINE GLEN,	7.950%	6,051,772.30	39,992.13	4,892.38	6,046,879.92
469000	OAKRIDGE/SOUTHAVEN,	7.950%	6,261,801.57	41,380.08	5,253.61	6,256,547.96
474000	GREENWOOD ELDERLY AP	7.850%	1,662,585.24	10,848.37	1,420.61	1,661,164.63
476000	HAWTHORNE VI, LP	7.850%	8,287,317.79	54,074.75	6,977.65	8,280,340.14
478000	WHITE OAK-LASSEN APT	7.850%	1,842,458.42	12,022.04	1,473.62	1,840,984.80

Collateral Report**Commercial Capital Access One Series 2**Payment Date: **17-May-99**

Loan Number	Borrower Name	Interest Rate	Beginning Principal		Ending Principal	
			Balance	Interest*	Principal	Balance
487000	GREGORY LANE, LP	7.900%	2,751,469.97	18,067.98	2,164.03	2,749,305.94
491000	GREGORY LANE TWO, LP	7.900%	1,389,059.04	9,121.49	1,125.12	1,387,933.92
492000	BRANDON GLEN, LP	7.900%	5,835,009.35	38,316.56	4,555.65	5,830,453.70
498000	SOUTHBROOK III	8.350%	1,868,967.35	12,973.75	1,328.64	1,867,638.71
500190	WESTMINSTER MISSOURI	8.450%	1,527,510.56	10,730.76	1,107.06	1,526,403.50
503000	PTNRSHP FOR QUAL AFF	7.950%	3,109,682.09	20,549.81	2,422.69	3,107,259.40
505000	THE MEADOWS	7.950%	3,910,880.96	25,844.41	3,002.27	3,907,878.69
510004	OAKCREEK-LINCOLN LTD	7.950%	2,611,722.16	17,259.13	2,049.81	2,609,672.35
510005	PINE RIDGE	7.950%	4,494,500.09	29,701.15	3,450.31	4,491,049.78
510007	C.P. ASSOCIATES, LP	7.900%	3,772,571.13	24,773.21	2,967.12	3,769,604.01
510010	MASTERSON EQUITIES,	7.900%	7,402,203.80	48,607.81	5,779.23	7,396,424.57
800007	DEEP RIVER WAREHOUSE	8.625%	2,739,987.95	19,647.99	3,089.05	2,736,898.90
800009	SPRINGFIELD TOWER, I	8.650%	1,365,617.17	9,821.06	1,942.88	1,363,674.29
800011	DOGWOOD	9.125%	1,254,868.79	9,521.32	1,266.87	1,253,601.92
800013	RAYNOR ASSOCIATES, L	8.250%	1,863,121.79	12,777.91	2,185.20	1,860,936.59
800015	HICKORY POINTE, LP	8.375%	4,911,069.63	34,193.32	5,565.88	4,905,503.75
800016	TOWNE AIR	8.250%	2,501,102.42	17,153.39	6,548.49	2,494,553.93
800018	GATEWAY 4	8.200%	2,724,269.43	18,570.44	3,171.01	2,721,098.42
800019	GATEWAY I	8.200%	3,390,845.03	23,114.26	3,915.59	3,386,929.44
800021	GATEWAY 6	8.200%	3,249,488.88	22,150.68	3,782.36	3,245,706.52
800022	GATEWAY 2	8.200%	2,530,848.11	17,251.95	2,922.50	2,527,925.61
800023	GATEWAY 3	8.200%	4,034,863.93	27,504.32	4,696.52	4,030,167.41
800025	SAVI RANCH INVESTMEN	8.125%	5,385,512.08	36,374.64	6,441.93	5,379,070.15
800027	PICADILLY 1 - SHAW	8.400%	3,380,693.55	23,608.51	3,816.84	3,376,876.71
800028	PICADILLY 2 - UNIVERSITY	8.400%	3,287,922.18	22,960.66	3,712.09	3,284,210.09
800029	PICADILLY 3 - AIRPORT	8.400%	2,911,380.04	20,331.14	3,286.97	2,908,093.06
800030	PICADILLY 4 - CHATEAU	8.400%	1,225,125.91	8,555.47	1,383.18	1,223,742.73
800031	GC MERCHANDISE MART	8.300%	11,280,089.23	77,832.62	13,035.71	11,267,053.51
800035	COLONIAL VILLAGE	8.100%	2,505,585.73	16,870.94	2,937.84	2,502,647.89
		8.135%	311,054,609.36	2,103,437.11	289,054.52	310,765,554.84

* Interest is net of Primary Servicing Fee