

**U.S. Real Estate Mortgage Investment Conduit
(REMIC) Income Tax Return**
For calendar year 2003 or short tax year beginning _____, 20____, ending _____, 20____
▶ See separate instructions.

2003

Please Type or Print	Name	A Employer identification number
	Number, street, and room or suite no. (If a P.O. box, see page 4 of the instructions.)	B Date REMIC started
	City or town, state, and ZIP code	C Enter total assets at end of tax year \$

D Check applicable boxes: (1) Final return (2) Name change (3) Address change (4) Amended return

Section I—Computation of Taxable Income or Net Loss

Income (excluding amounts from prohibited transactions)

1 Taxable interest	1		
2 Accrued market discount under section 860C(b)(1)(B)	2		
3 Capital gain or (loss) (Schedule D)	3		
4 Ordinary gain or (loss) (attach Form 4797)	4		
5 Other income (attach schedule—see page 4 of the instructions)	5		
6 Total income (loss). Add lines 1 through 5	6		

Deductions (excluding amounts allocable to prohibited transactions)

7 Salaries and wages	7		
8 Rent	8		
9 Amount accrued to regular interest holders in the REMIC that is deductible as interest	9		
10 Other interest	10		
11 Taxes	11		
12 Depreciation (see page 5 of the instructions)	12		
13 Other deductions (attach schedule)	13		
14 Total deductions. Add lines 7 through 13	14		
15 Taxable income (or net loss). Subtract line 14 from line 6. Enter here and on Schedule M, column (c)	15		

Section II—Tax and Payments

1 Total tax (Schedule J, line 12)	1		
2 Tax paid with: <input type="checkbox"/> Form 8736 <input type="checkbox"/> Form 8800	2		
3 Tax due. Enter excess of line 1 over line 2. (See Payment of Tax Due on page 3 of the instructions.)	3		
4 Overpayment. Enter excess of line 2 over line 1	4		

Sign Here	Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than taxpayer) is based on all information of which preparer has any knowledge.		
	▶ _____ Signature	▶ _____ Date	May the IRS discuss this return with the preparer shown below (see instructions)? <input type="checkbox"/> Yes <input type="checkbox"/> No
Paid Preparer's Use Only	Preparer's signature ▶ _____	Date _____	Check if self-employed <input type="checkbox"/>
	Firm's name (or yours if self-employed), address, and ZIP code ▶ _____	EIN _____	Preparer's SSN or PTIN _____
		Phone no. () _____	

Schedule D Capital Gains and Losses (Caution: Use Form 4797 instead of Schedule D if the startup day was after November 11, 1991. See page 5 of the instructions.)

Part I—Short-Term Capital Gains and Losses—Assets Held One Year or Less

(a) Description of property (Example: 100 shares 7% preferred of Z Co.)	(b) Date acquired (mo., day, yr.)	(c) Date sold (mo., day, yr.)	(d) Sales price (see page 5 of the instructions)	(e) Cost or other basis (see page 5 of the instructions)	(f) Gain or (loss) ((d) minus (e))
1					
2 Short-term capital gain from installment sales from Form 6252					2
3 Short-term capital loss carryover					3 ()
4 Net short-term capital gain or (loss). Combine lines 1 through 3					4

Part II—Long-Term Capital Gains and Losses—Assets Held More Than One Year

5					
6 Long-term capital gain from installment sales from Form 6252					6
7 Capital gain distributions					7
8 Enter gain, if applicable, from Form 4797					8
9 Long-term capital loss carryover					9 ()
10 Net long-term capital gain or (loss). Combine lines 5 through 9					10

Part III—Summary of Parts I and II

11 Combine lines 4 and 10 and enter the net gain or (loss) here					11
12 If line 11 is a gain, enter here and also on line 3, Section I (page 1)					12
13 If line 11 is a loss, enter here and as a loss on line 3, Section I (page 1), the smaller of: a The loss on line 11; or b (\$3,000)					13 ()

Part IV—Computation of Capital Loss Carryovers From 2003 to 2004 (Complete this part if the loss on line 11 is more than the loss on line 13.)

14 Enter loss from line 4. If none, enter -0- and go to line 19					14
15 Enter gain from line 10. If line 10 is blank or shows a loss, enter -0-					15
16 Combine lines 14 and 15					16
17 Enter the smaller of (a) the loss on line 13 or (b) the loss on line 16					17
18 Subtract line 17 from line 16. This is your short-term capital loss carryover from 2003 to 2004					18
19 Enter loss from line 10. If none, enter -0- and skip lines 20 through 23					19
20 Enter gain from line 4. If line 4 is blank or shows a loss, enter -0-					20
21 Combine lines 19 and 20					21
22 Subtract line 17 from line 13. (Note: If lines 15 through 18 are blank, enter the amount from line 13.)					22
23 Subtract line 22 from line 21. This is your long-term capital loss carryover from 2003 to 2004					23

Schedule J Tax Computation

Part I—Tax on Net Income From Prohibited Transactions

1	Income—See page 5 of the instructions.		
a	Gain from certain dispositions of qualified mortgages	1a	
b	Income from nonpermitted assets	1b	
c	Compensation for services	1c	
d	Gain from the disposition of cash flow investments (except from a qualified liquidation)	1d	
2	Total income. Add lines 1a through 1d	2	
3	Deductions directly connected with the production of income shown on line 2 (excluding deductions attributable to prohibited transactions resulting in a loss)	3	
4	Tax on net income from prohibited transactions. Subtract line 3 from line 2	4	

Part II—Tax on Net Income From Foreclosure Property (as defined in section 860G(a)(8))
(Caution: See page 6 of the instructions before completing this part.)

5	Net gain or (loss) from the sale or other disposition of foreclosure property described in section 1221(a)(1) (attach schedule)	5	
6	Gross income from foreclosure property (attach schedule)	6	
7	Total income from foreclosure property. Add lines 5 and 6	7	
8	Deductions directly connected with the production of income shown on line 7 (attach schedule)	8	
9	Net income from foreclosure property. Subtract line 8 from line 7	9	
10	Tax on net income from foreclosure property. Enter 35% of line 9	10	

Part III—Tax on Contributions After the Startup Day
(Do not complete this part if the startup day was before July 1, 1987. See page 6 of the instructions.)

11	Tax. Enter amount of taxable contributions received during the calendar year after the startup day. See page 6 of the instructions (attach schedule)	11	
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Part IV—Total Tax

12	Total tax. Add lines 4, 10, and 11. Enter here and on page 1, Section II, line 1	12	
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Designation of Tax Matters Person

Enter below the residual interest holder designated as the tax matters person (TMP) for the calendar year of this return.

Name of designated TMP Identifying number of TMP
 Address of designated TMP

Additional Information (See page 6 of the instructions.)

- E What type of entity is this REMIC? Check box Corporation Partnership Trust
 Segregated Pool of Assets
 If you checked "Segregated Pool of Assets," enter the name and type of entity that owns the assets:
 Name Type
- F Number of residual interest holders in this REMIC
- G Check this box if this REMIC is subject to the consolidated entity-level audit procedures of sections 6221 through 6231
- H At any time during calendar year 2003, did the REMIC have an interest in or a signature or other authority over a financial account in a foreign country (such as a bank account, securities account, or other financial account)? If "Yes," the REMIC may have to file Form TD F 90-22.1. See page 6 of the instructions.
 If "Yes," enter name of foreign country
- I During the tax year, did the REMIC receive a distribution from, or was it the grantor of, or transferor to, a foreign trust? If "Yes," see page 6 of the instructions for other forms the REMIC may have to file
- J Enter the amount of tax-exempt interest accrued during the year
- K Check this box if the REMIC had more than one class of regular interests
 If so, attach a schedule identifying the classes and principal amounts outstanding for each at the end of the year.
- L Enter the sum of the daily accruals determined under section 860E(c) for the calendar year

Yes	No

Schedule L Balance Sheets per Books	(a) Beginning of year		(b) End of year	
Assets				
1 Permitted investments (see page 7 of the instructions):				
a Cash flow investments				
b Qualified reserve assets				
c Foreclosure property				
2 Qualified mortgages				
3 Other assets (attach schedule)				
4 Total assets				
Liabilities and Capital				
5 Current liabilities (attach schedule)				
6 Other liabilities (attach schedule)				
7 Regular interests in REMIC				
8 Residual interest holders' capital accounts				
9 Total liabilities and capital				

Schedule M Reconciliation of Residual Interest Holders' Capital Accounts (Show reconciliation of each residual interest holder's capital account quarterly on Schedule Q (Form 1066), Item F.)

(a) Residual interest holders' capital accounts at beginning of year	(b) Capital contributed during year	(c) Taxable income (or net loss) from Section I, line 15	(d) Nontaxable income	(e) Unallowable deductions	(f) Withdrawals and distributions	(g) Residual interest holders' capital accounts at end of year (combine cols. (a) through (f))
				() ()	() ()	

