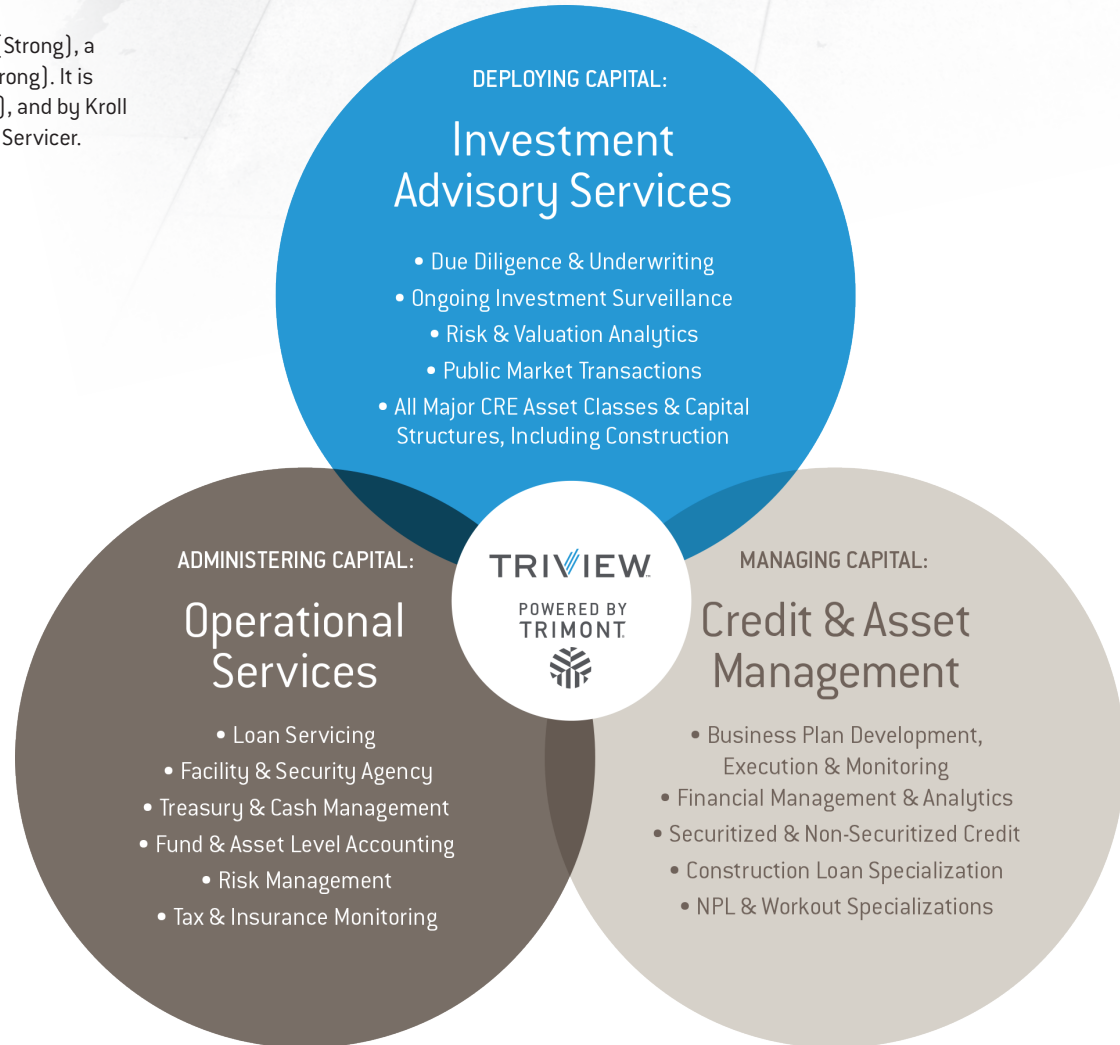


Our Operational Services teams around the world are designed to provide smart, scalable back-office solutions for your commercial real estate credit investments, including loan servicing, facility and security agency, treasury and cash management, fund and asset level accounting, risk management and tax and insurance monitoring. We help you be more efficient, more profitable and more responsive.

Highly Rated.

Trimont is rated by S&P Global as a Commercial Mortgage Special Servicer (Strong), a Construction Loan Servicer (Strong), and Commercial Primary Servicer (Strong). It is rated by Fitch as a Primary Servicer (CPS2+) and a Special Servicer (CSS2), and by Kroll Bond Rating Agency. Trimont is the world's largest rated Construction Loan Servicer.



OUR SPECIALTIES:

Asset Setup

- Review and analyze the loan documents pre-closing to ensure your servicing mechanics are well defined, thereby improving the ongoing processes for your payment rights and obligations.
- Provide the borrower with a "Welcome Letter" and set up the asset in our servicing system.
- Consult on cash management structures and coordinate the opening of cash management accounts in conjunction with borrower, client, bank and counsel.

General Servicing & Reporting

- Collect operating statements, rent rolls, financial statements and other key reports from your borrowers and guarantors in accordance with the loan documents, and provide you with timely reports on compliance.
- Prepare and provide billing statements to your borrowers, and collect, process and record payments due to you in accordance with the loan documents.
- Post all other activity to your asset, such as loan advances, escrow & reserve disbursements, fees and expenses based on your loan documents and the servicing standards.
- As the loan nears maturity, prepare and deliver payoff quotes to the borrower on your behalf, and upon receipt of proceeds execute the payoff process and manage collateral releases.
- Monitor and report on key metrics for standing letters of credit with borrower counterparties essential to the overall credit analysis.
- Provide you with the key performance indicators necessary for you to rapidly and efficiently evaluate your investments and enable you to access this information through leading web-based technologies anytime, anywhere.
- Image and maintain copies of all loan documents and records and make available to you via our online platform.
- Provide you with standard reporting such as remittance, delinquency, and critical date reporting, as well as other ad hoc reports, as needed.
- Prepare and deliver full IRP reporting packages, as required for securitized assets.

Treasury & Cash Management

- Establish and administer your principal and interest accounts and remit your funds according to pre-defined schedules.
- Administer lockbox and cash management accounts set up on your behalf and provide borrowers with online access to view accounts as requested.
- Establish and maintain escrow and reserve accounts in either the borrower or lender's name.
- Manage bank accounts, banking relationships, and pre-negotiated control agreements.

Tax & Insurance

- Monitor tax compliance on your behalf, obtain copies of all applicable tax bills, and effect the payments as required.
- Monitor insurance covenant compliance on your behalf, and force-place coverages through a Trimont program in the event of a borrower default or non-compliance to protect the asset and your interests.
- Perform periodic analysis of tax and insurance escrow accounts to ensure sufficient funds are available as required pursuant to loan documents.

Complicated Capital Structures & Repo Line Administration

- Manage all forms of complicated loan syndications or participations and manage client positions throughout the capital stack.
- Administer our client's master credit facilities and repo lines, including reporting and remitting to each warehouse lender and participate in warehouse lender audits.

IRS Reporting & UCC Filing

- Prepare and file all required 1098, 1099-A, 1099-C and 1099-MISC IRS forms on your behalf.
- File UCC financial statement continuations and terminations in accordance with governing jurisdictions, as well as prepare and process all assignment and lien release documents.

A Globally Comprehensive Solution.

With Trimont you have access to many resources beyond just Credit & Asset Management. Our Asset Management team works closely with Trimont's other service lines in offices around the world to provide each client with customized solutions for their business. Each service line functions independently at the highest level and seamlessly when working as a collective unit.

We operate globally on your behalf with the goal of providing a seamless execution across all service lines, and in whatever language or currency. We have professionals fluent in English, Spanish, French, German, Dutch, Italian and Mandarin.

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Trusted partners the world over.

