



Deal Closing date	30-May-2007
Legal Maturity date	20-Nov-2022
Next Payment date	20-Feb-2009
Next Calculation date	17-Feb-2009

JUNO (ECLIPSE 2007-2) LTD

Collateral performance and status report

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Deal Closing date	30-May-07
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Next Payment date	20-Feb-09
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All numbers in this report are in Euros unless stated otherwise. References to Euro values in relation to the Keops Portfolio Reference Obligation is determined on the basis of a Euro equivalent of SEK at 0.10879 exchange rate, as documented in the Offering Circular.

QUARTERLY REPORT TO INVESTORS
for the collection period 15-Aug-2008 to 17-Nov-2008

Deal Closing date	30 May 2007
Legal Maturity date	20 November 2022
Next Payment date	20 February 2009
Next Calculation date	17 February 2009

Issuance Summary

Class	ISIN (Reg S)	ISIN (144A)	Original Principal Balance	Beginning Principal Balance	Principal Distribution*	Ending Principal Balance	Bond Factor
Class A	XS0299976323	XS0302319370	677,250,000	662,639,988	3,849,728	658,790,260	0.97274
Class X	XS0299976596	XS0302319610	600,000	60,000	-	60,000	0.10000
Class B	XS0299976752	XS0302320386	69,150,000	68,474,380	114,475	68,359,904	0.98857
Class C	XS0299976836	XS0302320543	74,300,000	73,574,062	123,001	73,451,061	0.98857
Class D	XS0299977057	XS0302320899	40,900,000	40,500,392	67,708	40,432,684	0.98857
Class E	XS0299977131	XS0302321194	5,750,000	5,750,000	-	5,750,000	1.00000
Total			867,950,000	850,998,822	4,154,913	846,843,910	

Class	Coupon Rate	Interest Distribution	Interest Shortfall	Principal Loss Writedown
Class A	5.143000%	8,709,164	-	-
Class X	N/A	1,012,025	-	-
Class B	5.213000%	912,227	-	-
Class C	5.383000%	1,012,129	-	-
Class D	5.863000%	606,825	-	-
Class E	8.463000%	124,359	-	-
Total		12,376,729	-	-

Class	Original Rating			Current Rating			On Watch			On Watch		
	Fitch	Moody's	S&P	Fitch	Moody's	S&P	Fitch	Moody's	S&P	Fitch	Moody's	S&P
Class A	AAA	Aaa	AAA	AAA	Aaa	AAA	No	No	No	No	No	No
Class X	AAA	Aaa	AAA	AAA	Aaa	AAA	No	No	No	No	No	No
Class B	AA	Aa3	AA	AA	Aa3	AA	No	No	No	No	No	No
Class C	A	NR	A	A	NR	A	No	No	No	Negative	No	No
Class D	BBB	NR	BBB	BBB	NR	BB	No	No	No	Negative	No	No
Class E	BB	NR	BB	BB	NR	B	No	No	No	Negative	No	No

* Note: Principal Distribution due to scheduled principal repayment of loan pool & partial prepayment for loan numbers 1 and 4.
S&P have downgraded the class D & E notes to 'BB' and 'B' from 'BBB' and 'BB' respectively.

- The aggregate outstanding loan balance is €846,783,903.
- All loan interest and amortisation payments (where applicable) have been made.
- Scheduled principal repayments for this period were €1,446,819.
- Loan 1 (Keops Portfolio) partially prepaid €1,408,392, following a further 4 property sales this quarter.
- Loan 4 (Obelisco Portfolio) partially prepaid €1,299,722.
- All loans are performing.
- Loan number 7 (Senior Den Tir) & loan number 8 (Junior Den Tir) continue to be watchlisted this quarter, please see page 34 for further detail.
- Loan number 9 (Ostend) has been moved to Special Servicing. Please see page 35 for further detail.
- With the exception of loan 9 all other loans have passed their dividend trap test and excess rent released to the borrowers, where required under the Credit Facility Documentation.
- There are no loans maturing within the next 12 months.
- No loans are in delinquent status.

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LOAN INFORMATION

Table (1) Loan Pool Information

Loan ID	Loan	Cut-Off Date							Closing		Current							
		Loan Balance	% of Pool	Loan Factor	ICR	DSCR	LTV	Maturity LTV	Loan Balance	Loan Balance	% of Pool	Loan Factor	ICR	Projected ICR*	DSCR	LTV	Maturity LTV	Remaining Term (years)
1	Keops Portfolio**	249,822,580	28.73%	99.43%	1.99	1.49	76.51%	70.95%	248,452,079	235,145,185	27.77%	93.58%	2.24	1.83	1.87	80.80% +	68.52%	3.00
2	Neumarkt	122,312,500	14.07%	100.00%	1.51	1.51	69.04%	69.04%	122,312,500	122,312,500	14.44%	100.00%	1.55	1.58	1.55	68.14%	68.14%	4.75
3	SCJ Clichy	112,712,020	12.96%	100.00%	1.65	1.65	76.47%	76.47%	112,712,020	112,712,020	13.31%	100.00%	1.35	1.33	1.35	78.24%	78.24%	3.00
4	Obelisco Portfolio	89,000,000	10.24%	100.00%	2.30	2.30	38.85%	38.85%	89,000,000	87,700,278	10.36%	98.54%	1.79	1.75	1.79	36.15% +	36.15%	7.00
5	Petersbogen	73,910,000	8.50%	99.06%	1.60	1.26	70.39%	65.95%	73,662,000	72,157,000	8.52%	97.31%	1.71	1.59	1.33	69.45%++	66.41%++	5.00
6	Pyrus Portfolio	36,327,000	4.18%	99.84%	1.51	1.33	67.28%	63.17%	36,254,000	35,882,000	4.24%	98.62%	1.58	1.39	1.39	66.46%	63.17%	6.00
7	Senior Den Tir	25,000,000	2.88%	100.00%	1.70	1.70	65.19%	65.19%	25,000,000	25,000,000	2.95%	100.00%	1.72	1.41	1.72	71.06%	71.06%	7.50
8	Junior Den Tir	5,900,000	0.68%	100.00%	1.31	1.13	80.57%	72.59%	5,900,000	5,450,000	0.64%	92.37%	1.34	1.11	1.10	86.50%	79.14%	7.50
9	Ostend	27,748,000	3.19%	98.92%	1.63	1.14	76.02%	65.67%	27,597,000	26,691,000	3.15%	95.16%	1.34	0.98	0.93	100.64%++	90.39%++	4.75
10	CEPL Levallois	23,980,188	2.76%	100.00%	1.53	1.53	72.89%	72.89%	23,980,188	23,980,188	2.83%	100.00%	1.81	1.63	1.81	69.83% +	69.83%	3.00
11	Nordhausen	22,242,995	2.56%	98.75%	1.70	1.19	76.70%	58.03%	22,115,958	21,349,394	2.52%	94.78%	1.85	1.71	1.28	73.60%	58.03%	7.75
12	Le Croissant	20,650,000	2.37%	100.00%	1.24	1.24	84.11%	77.09%	20,650,000	20,650,000	2.44%	100.00%	1.47	1.47	1.47	80.00%	73.32%	5.00
13	Monheim	17,638,000	2.03%	99.55%	1.65	1.30	81.28%	74.17%	17,568,000	17,170,000	2.03%	96.91%	1.67	1.68	1.67	79.12%	74.17%	3.75
14	Senior Monaco	14,000,000	1.61%	100.00%	1.18	1.18	66.04%	66.00%	14,000,000	13,273,584	1.57%	94.81%	1.04	1.04	1.04	51.70%	51.70%	2.75
15	Junior Monaco	2,300,000	0.26%	100.00%	1.00	1.00	76.89%	76.90%	2,300,000	2,180,660	0.26%	94.81%	1.04	1.04	1.04	60.19%	60.19%	2.75
16	Prins Boudewijn	13,200,000	1.52%	100.00%	1.40	1.01	71.93%	63.19%	13,133,750	12,742,250	1.50%	96.53%	1.67	1.67	1.21	64.68%	58.86%	6.25
17	Seaford Portfolio	12,735,632	1.46%	99.23%	1.64	1.30	66.68%	59.14%	12,685,948	12,387,844	1.46%	96.52%	1.72	1.71	1.36	64.86%	59.14%	5.75
TOTAL		869,478,915	100.00%							846,783,903	100.00%							
MINIMUM		2,300,000	0.26%	98.75%	1.00	1.00	38.85%	38.85%	2,300,000	2,180,660	0.26%	92.37%	1.04	0.98	0.93	36.15%	36.15%	2.75
MAXIMUM		249,822,580	28.73%	100.00%	2.30	2.30	84.11%	77.09%	248,452,079	235,145,185	27.77%	100.00%	2.24	1.83	1.87	100.64%	90.39%	7.75
WEIGHTED AVERAGE		51,145,819	14.36%	99.66%	1.76	1.53	70.18%	66.62%	51,019,026	49,810,818	14.05%	97.19%	1.76	1.60	1.58	71.28%	66.16%	4.45

* Projected ICR based on annualised interest charge and worst case scenario projected rental income (Breaks exercised, leases broken, tenants no longer holding over).

** The Keops Reference Obligation comprises a term facility and a revolving facility (The balance of which may vary over time but not exceed €15,303,154). The Keops Reference Obligation Balance shown above is the relevant Credit Default Swap notional amount and represents the maximum permitted balance (Includes €2,175,476 of undrawn limit) The current LTV shown above is calculated using the Credit Default Swap notional amount (The LTV using Drawn balances only is 69.29%). The current ICR shown above is the actual ICR provided by the Ref. Ent. The Cut Off ICR implies the interest rate at the capped rate of 3.75%.

+ Property disposals in relation to loan number 1 (Keops Portfolio) and loan number 4 (Obelisco Portfolio).

++ Property revaluation in relation to loan number 5 (Petersbogen) and loan 9 (Ostend).

JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

Table (2) Loan Updated Information

These comments refer to Page 5 of this report.

Loan ID	Comment
1	Performing as expected. Loan amortised €581,282, as scheduled this quarter and also made a partial redemption of €1,408,393.
2	Performing as expected. This loan is interest only and no amortisation was scheduled this quarter.
3	Performing as expected. This loan is interest only and no amortisation was scheduled this quarter.
4	Performing as expected. This loan is interest only and no amortisation was scheduled this quarter. A partial Prepayment was made of €1,299,722.
5	Performing as expected. Loan amortised €251,000 as scheduled this quarter.
6	Performing as expected. Loan amortised €62,000 as scheduled this quarter.
7	Performing as expected. This loan is interest only and no amortisation was scheduled this quarter.
8	Performing as expected. Loan amortised €90,000 as scheduled this quarter.
9	This loan has been place into special servicing, please see page 35 for further comment. Loan amortised €151,000 as scheduled this quarter.
10	This loan has been removed from the watchlist this quarter, please see page 26 for further comment.
11	Performing as expected. Loan amortised €129,603 as scheduled this quarter.
12	Performing as expected. No amortisation until Feb 2009.
13	Performing as expected. Loan amortised €68,000 as scheduled this quarter.
14	Performing as expected. This loan is interest only and no amortisation was scheduled this quarter.
15	The Junior Monaco loan is performing as expected with no scheduled amortisation.
16	Performing as expected. Loan amortised €64,250 as scheduled this quarter.
17	Performing as expected. Loan amortised €49,684 as scheduled this quarter.

JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

Table (3) Loan ICR History

Date	Loan																	
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	WA(*)
Cut off	1.99	1.51	1.65	2.30	1.60	1.51	1.70	1.31	1.63	1.53	1.70	1.24	1.65	1.18	1.00	1.40	1.64	1.76
Aug-07	1.57	1.48	1.75	2.22	1.58	1.56	1.70	1.31	1.66	1.32	1.80	1.27	1.74	1.00	1.00	1.46	1.66	1.79
Nov-07	2.23	1.48	1.66	2.17	1.58	1.64	1.69	1.31	1.53	1.36	1.77	1.00	1.76	1.00	1.00	1.32	1.68	1.79
Feb-08	2.03	1.53	1.84	2.12	1.67	1.55	1.46	1.11	1.66	1.35	1.84	1.00	1.79	1.00	1.00	1.50	1.70	1.78
May-08	1.99	1.57	1.83	2.17	1.71	1.57	1.77	1.37	1.51	1.39	1.79	1.48	1.81	1.02	1.02	1.56	1.73	1.80
Aug-08	2.09	1.54	1.53	1.74	1.66	1.36	1.73	1.35	1.36	1.85	1.74	1.49	1.69	1.02	1.02	1.60	1.73	1.72
Nov-08	2.24	1.55	1.35	1.79	1.71	1.58	1.72	1.34	1.34	1.81	1.85	1.47	1.67	1.04	1.04	1.67	1.72	1.76
Feb-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

(*) Weighted by current loan balance

JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

Table (4) Loan DSCR History

Date	Loan																	
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	WA(*)
Cut off	1.49	1.51	1.65	2.30	1.26	1.33	1.70	1.13	1.14	1.53	1.19	1.24	1.30	1.18	1.00	1.01	1.30	1.53
Aug-07	1.12	1.48	1.75	2.22	1.26	1.39	1.70	1.31	1.16	1.32	1.27	1.27	1.45	1.00	1.00	1.06	1.30	1.52
Nov-07	1.55	1.48	1.66	2.17	1.29	1.46	1.69	1.31	1.08	1.36	1.26	1.00	1.39	1.00	1.00	1.09	1.33	1.52
Feb-08	1.75	1.53	1.84	2.12	1.32	1.37	1.46	1.00	1.16	1.35	1.29	1.00	1.40	1.00	1.00	1.08	1.35	1.61
May-08	1.66	1.57	1.83	2.17	1.33	1.36	1.77	1.13	1.00	1.39	1.25	1.48	1.32	1.02	1.02	1.13	1.36	1.61
Aug-08	1.71	1.54	1.53	1.74	1.28	1.20	1.73	1.11	1.00	1.85	1.20	1.49	1.31	1.02	1.02	1.15	1.37	1.53
Nov-08	1.87	1.55	1.35	1.79	1.33	1.39	1.72	1.10	0.93	1.81	1.28	1.47	1.67	1.04	1.04	1.21	1.36	1.58
Feb-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

(*) Weighted by current loan balance

JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

Table (5) Loan LTV History

Date	Loan																	
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	WA(*)
Cut off	76.51%	69.04%	76.47%	38.85%	70.39%	67.28%	65.19%	80.57%	76.02%	72.89%	76.70%	84.11%	81.28%	66.00%	76.90%	71.93%	66.68%	70.18%
Aug-07	75.68%	69.04%	76.47%	38.85%	70.15%	67.04%	65.19%	80.57%	75.19%	72.89%	75.83%	84.11%	80.67%	62.61%	72.90%	71.21%	66.16%	69.74%
Nov-07	75.39%	69.04%	76.47%	38.85%	69.68%	66.93%	65.19%	80.34%	74.78%	72.89%	75.40%	84.11%	80.37%	51.70%	60.80%	70.85%	65.90%	69.38%
Feb-08	73.07%	69.04%	76.47%	38.85%	69.45%	66.82%	71.06%	87.30%	74.00%	72.89%	74.96%	84.11%	80.07%	51.70%	60.19%	65.70%	65.64%	68.78%
May-08	72.89%	69.04%	76.47%	38.85%	69.20%	66.69%	71.06%	87.30%	74.00%	72.89%	74.50%	80.00%	79.80%	51.70%	60.19%	65.30%	65.38%	68.56%
Aug-08	72.50%	68.14%	78.24%	36.02%	68.96%	66.58%	71.06%	86.81%	73.54%	69.83%	74.07%	80.00%	79.44%	51.70%	60.19%	65.01%	65.12%	68.06%
Nov-08	80.80%**	68.14%	78.24%	36.15%**	69.45%**	66.46%	71.06%	86.50%	100.64%**	69.83%	73.60%	80.00%	79.12%	51.70%	60.19%	64.68%	64.86%	71.28%
Feb-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-09	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-10	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-11	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-12	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-13	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-14	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-15	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Feb-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
May-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aug-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Nov-17	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-

(*) weighted by current loan balance

** Property disposals in relation to loan numbers 1 (Keops portfolio) and 4 (Obelisco portfolio) and portfolio revaluations on loans 5 (Petersbogen) and 9 (Ostend).

JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

Table (6) Loan Balance History

Date	Loan									
	1	2	3	4	5	6	7	8	9	10
Cut off	249,742,757	122,312,500	112,712,020	89,000,000	73,910,000	36,327,000	25,000,000	5,900,000	27,748,000	23,980,188
Aug-07	246,644,204	122,312,500	112,712,020	89,000,000	73,412,000	36,196,000	25,000,000	5,900,000	27,446,000	23,980,188
Nov-07	245,719,354	122,312,500	112,712,020	89,000,000	73,160,000	36,137,000	25,000,000	5,810,000	27,295,000	23,980,188
Feb-08	245,230,959	122,312,500	112,712,020	89,000,000	72,923,000	36,077,000	25,000,000	5,720,000	27,144,000	23,980,188
May-08	244,639,125	122,312,500	112,712,020	89,000,000	72,663,000	36,006,000	25,000,000	5,630,000	26,993,000	23,980,188
Aug-08	237,134,860	122,312,500	112,712,020	89,000,000	72,408,000	35,944,000	25,000,000	5,540,000	26,842,000	23,980,188
Nov-08	235,145,185	122,312,500	112,712,020	87,700,278	72,157,000	35,882,000	25,000,000	5,450,000	26,691,000	23,980,188
Feb-09	-	-	-	-	-	-	-	-	-	-
May-09	-	-	-	-	-	-	-	-	-	-
Aug-09	-	-	-	-	-	-	-	-	-	-
Nov-09	-	-	-	-	-	-	-	-	-	-
Feb-10	-	-	-	-	-	-	-	-	-	-
May-10	-	-	-	-	-	-	-	-	-	-
Aug-10	-	-	-	-	-	-	-	-	-	-
Nov-10	-	-	-	-	-	-	-	-	-	-
Feb-11	-	-	-	-	-	-	-	-	-	-
May-11	-	-	-	-	-	-	-	-	-	-
Aug-11	-	-	-	-	-	-	-	-	-	-
Nov-11	-	-	-	-	-	-	-	-	-	-
Feb-12	-	-	-	-	-	-	-	-	-	-
May-12	-	-	-	-	-	-	-	-	-	-
Aug-12	-	-	-	-	-	-	-	-	-	-
Nov-12	-	-	-	-	-	-	-	-	-	-
Feb-13	-	-	-	-	-	-	-	-	-	-
May-13	-	-	-	-	-	-	-	-	-	-
Aug-13	-	-	-	-	-	-	-	-	-	-
Nov-13	-	-	-	-	-	-	-	-	-	-
Feb-14	-	-	-	-	-	-	-	-	-	-
May-14	-	-	-	-	-	-	-	-	-	-
Aug-14	-	-	-	-	-	-	-	-	-	-
Nov-14	-	-	-	-	-	-	-	-	-	-
Feb-15	-	-	-	-	-	-	-	-	-	-
May-15	-	-	-	-	-	-	-	-	-	-
Aug-15	-	-	-	-	-	-	-	-	-	-
Nov-15	-	-	-	-	-	-	-	-	-	-
Feb-16	-	-	-	-	-	-	-	-	-	-
May-16	-	-	-	-	-	-	-	-	-	-
Aug-16	-	-	-	-	-	-	-	-	-	-
Nov-16	-	-	-	-	-	-	-	-	-	-
Feb-17	-	-	-	-	-	-	-	-	-	-
May-17	-	-	-	-	-	-	-	-	-	-
Aug-17	-	-	-	-	-	-	-	-	-	-
Nov-17	-	-	-	-	-	-	-	-	-	-

JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

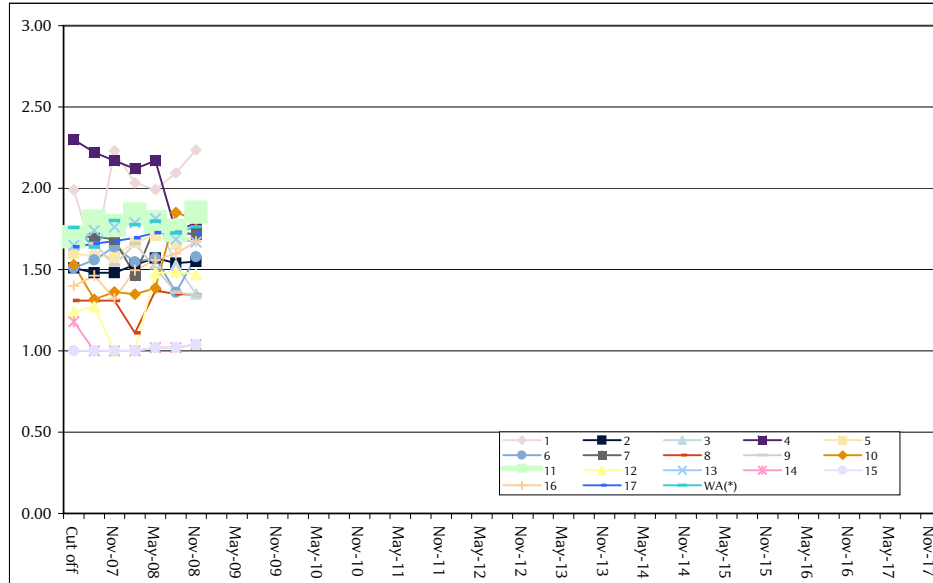
Table (7) Loan Balance History - Continued

Date	Loan							Total
	11	12	13	14	15	16	17	
Cut off	22,242,995	20,650,000	17,638,000	14,000,000	2,300,000	13,200,000	12,735,632	869,399,092
Aug-07	21,989,969	20,650,000	17,505,000	13,273,584	2,180,660	13,067,500	12,636,264	863,905,889
Nov-07	21,865,013	20,650,000	17,441,000	13,273,584	2,180,660	13,001,250	12,586,580	862,124,149
Feb-08	21,738,921	20,650,000	17,376,000	13,273,584	2,180,660	12,935,000	12,536,896	860,790,729
May-08	21,609,541	20,650,000	17,305,000	13,273,584	2,180,660	12,870,750	12,487,212	859,312,580
Aug-08	21,478,997	20,650,000	17,238,000	13,273,584	2,180,660	12,806,500	12,437,528	850,938,837
Nov-08	21,349,394	20,650,000	17,170,000	13,273,584	2,180,660	12,742,250	12,387,844	846,783,903
Feb-09	-	-	-	-	-	-	-	-
May-09	-	-	-	-	-	-	-	-
Aug-09	-	-	-	-	-	-	-	-
Nov-09	-	-	-	-	-	-	-	-
Feb-10	-	-	-	-	-	-	-	-
May-10	-	-	-	-	-	-	-	-
Aug-10	-	-	-	-	-	-	-	-
Nov-10	-	-	-	-	-	-	-	-
Feb-11	-	-	-	-	-	-	-	-
May-11	-	-	-	-	-	-	-	-
Aug-11	-	-	-	-	-	-	-	-
Nov-11	-	-	-	-	-	-	-	-
Feb-12	-	-	-	-	-	-	-	-
May-12	-	-	-	-	-	-	-	-
Aug-12	-	-	-	-	-	-	-	-
Nov-12	-	-	-	-	-	-	-	-
Feb-13	-	-	-	-	-	-	-	-
May-13	-	-	-	-	-	-	-	-
Aug-13	-	-	-	-	-	-	-	-
Nov-13	-	-	-	-	-	-	-	-
Feb-14	-	-	-	-	-	-	-	-
May-14	-	-	-	-	-	-	-	-
Aug-14	-	-	-	-	-	-	-	-
Nov-14	-	-	-	-	-	-	-	-
Feb-15	-	-	-	-	-	-	-	-
May-15	-	-	-	-	-	-	-	-
Aug-15	-	-	-	-	-	-	-	-
Nov-15	-	-	-	-	-	-	-	-
Feb-16	-	-	-	-	-	-	-	-
May-16	-	-	-	-	-	-	-	-
Aug-16	-	-	-	-	-	-	-	-
Nov-16	-	-	-	-	-	-	-	-
Feb-17	-	-	-	-	-	-	-	-
May-17	-	-	-	-	-	-	-	-
Aug-17	-	-	-	-	-	-	-	-
Nov-17	-	-	-	-	-	-	-	-

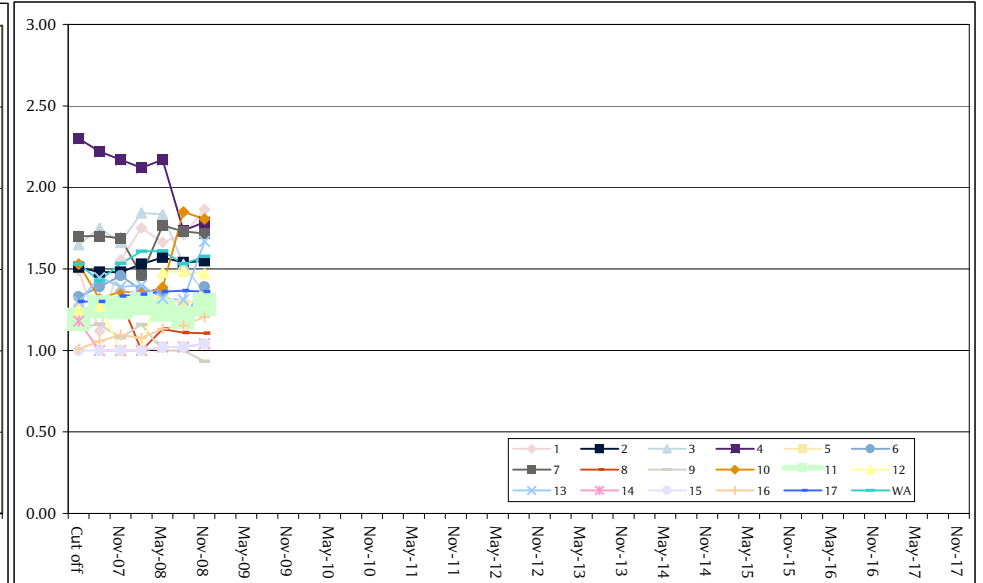
JUNO (ECLIPSE 2007-2) LTD

LOAN INFORMATION

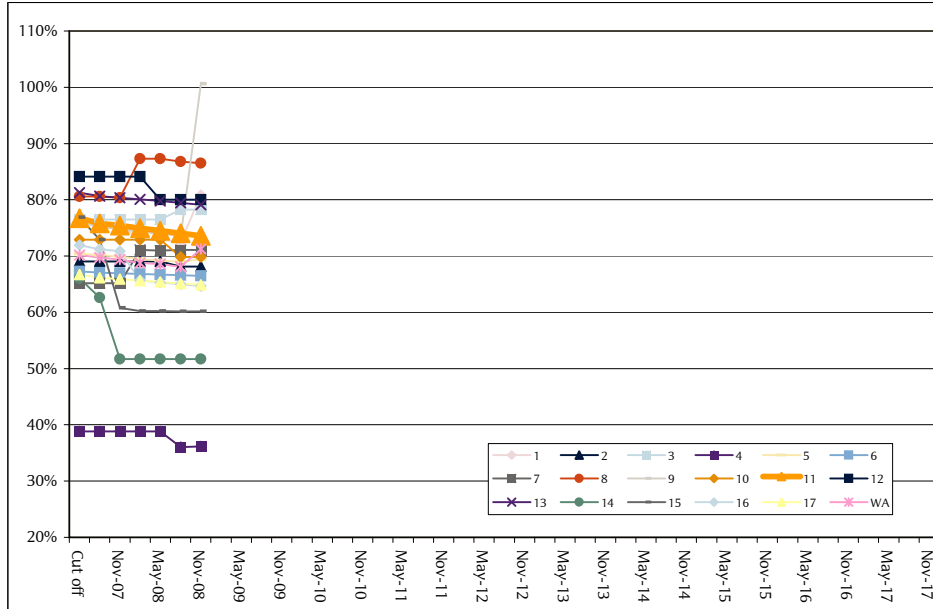
Loan ICR Chart



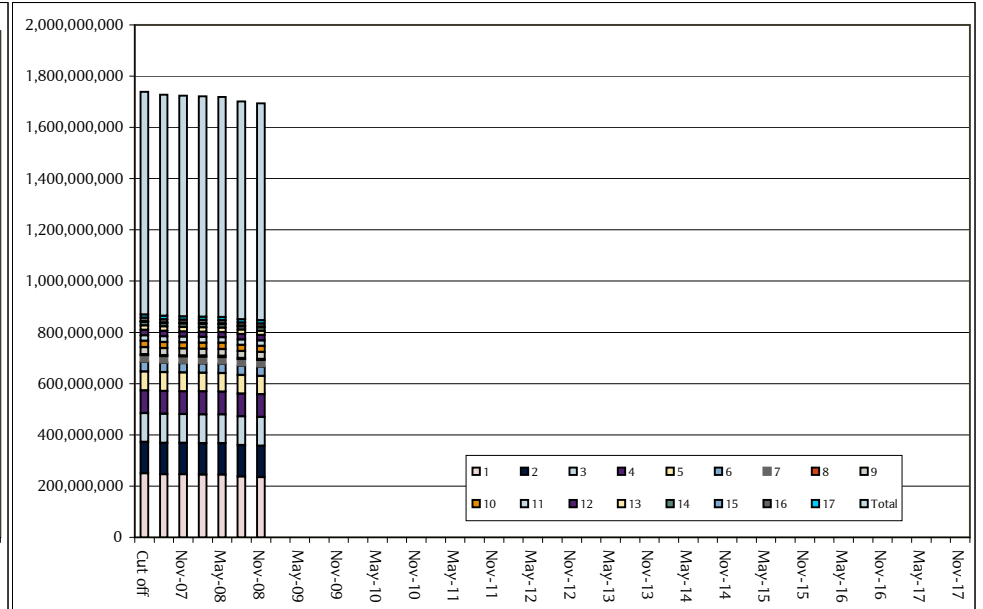
Loan DSCR Chart



Loan LTV Chart



Loan Balance Chart



JUNO (ECLIPSE 2007-2) LTD

PROPERTY INFORMATION

Table (1) Property Location

Country	Region	# of Properties	Current Balance	% of Pool (Current)	% of Pool (Cut-Off Date)	MV	Yield (Current)	Yield (Cut-Off Date)	LTV (Current)	LTV (Cut-Off Date)	Maturity LTV
Belgium	Flanders	4	90,533,250	10.69%	10.60%	107,210,000 **	6.27%	5.63%	86.14%	78.66%	80.91%
France	Ile de France	2	136,692,208	16.14%	15.70%	178,400,000	4.15%	6.00%	76.76%	75.84%	76.76%
Germany	Bavaria	1	3,113,175	0.37%	0.37%	4,800,000	6.61%	6.41%	64.86%	66.68%	59.14%
Germany	Berlin	1	2,140,308	0.25%	0.25%	3,300,000	6.68%	6.48%	64.86%	66.68%	59.14%
Germany	Brandenburg	1	1,686,303	0.20%	0.20%	2,600,000	7.03%	6.82%	64.86%	66.68%	59.14%
Germany	Hamburg	1	9,969,068	1.18%	1.16%	15,000,000	5.59%	4.46%	66.46%	67.28%	63.17%
Germany	North Rhine Westphalia	7	163,556,126	19.31%	18.90%	237,492,036	5.33%	5.01%	69.03%	70.09%	68.00%
Germany	Rhineland-Palatinate	1	1,751,161	0.21%	0.21%	2,700,000	7.00%	6.79%	64.86%	66.68%	59.14%
Germany	Saarland	1	1,880,877	0.22%	0.22%	2,900,000	6.73%	6.53%	64.86%	66.68%	59.14%
Germany	Saxony	1	72,157,000	8.52%	8.50%	103,900,000 **	5.35%	5.52%	69.45%	70.39%	65.95%
Germany	Schleswig-Holstein	1	3,655,325	0.43%	0.43%	5,500,000	3.88%	5.15%	66.46%	67.28%	63.17%
Germany	Thuringia	1	21,349,394	2.52%	2.56%	29,000,000	7.42%	4.45%	73.62%	76.70%	58.03%
Italy	Lazio	8 *	66,227,086	7.82%	7.59%	183,200,000	2.08%	3.72%	36.15%	38.85%	36.15%
Italy	Lombardy	2	18,689,631	2.21%	2.29%	51,700,000	3.49%	3.35%	36.15%	38.85%	36.15%
Italy	Puglia	1	2,783,562	0.33%	0.36%	7,700,000	2.01%	2.64%	36.15%	38.85%	36.15%
Monaco	Monte Carlo	1	15,454,244	1.83%	1.87%	25,674,000	3.02%	3.71%	60.19%	76.89%	60.19%
Sweden	Gothenburg Region	61	113,515,218	13.41%	13.34%	156,962,212	7.30%	6.76%	72.32%	76.53%	68.52%
Sweden	Malmö Region	5	22,733,728	2.68%	3.00%	31,434,871	5.41%	5.85%	72.32%	76.53%	68.52%
Sweden	Northern Region	10	8,796,092	1.04%	1.06%	12,162,722	6.11%	6.83%	72.32%	76.53%	68.52%
Sweden	Southern Region	61 *	42,085,523	4.97%	5.62%	58,193,403 **	7.64%	8.13%	72.32%	76.53%	68.52%
Sweden	Stockholm Region	25	48,014,624	5.67%	5.72%	66,391,817	6.67%	7.29%	72.32%	76.53%	68.52%
Total		196	846,783,903	100.00%	99.94%	1,286,221,061	5.13%	5.80%	69.51%	70.18%	66.86%

* Property disposals in relation loan number 1 (Keops Portfolio) and loan number 4 (Obelisco Portfolio).

** Portfolio revaluations this quarter relating to loan number 5 (Petersbogen) and loan number 9 (Ostend).

Table (2) Property Type

Property Type	Cut-Off date				Current			
	# of Properties	Balance	% of Pool	MV	# of Properties	Balance	% of Pool	MV
Car park - Car park	3	38,298	0.00%	50,043	4	53,106.99	0.01%	73,433
Hospitality - Hotel	2	2,610,107	0.30%	3,410,567	2	2,490,127.98	0.29%	3,443,204
Industrial - Light industrial	43	47,856,116	5.50%	62,532,492	39 *	44,680,685.06	5.28%	61,781,841 **
Logistics - Warehouse	19	37,440,699	4.35%	64,085,117	19	36,739,041.21	4.34%	66,275,106
Mixed - Mixed	9	9,999,164	1.15%	13,065,679	9	9,649,737.67	1.14%	13,343,094
Office - Business park	1	13,200,000	1.52%	18,350,000	1	12,742,250.00	1.50%	19,700,000
Office - Out of town office	1	17,638,000	2.03%	21,700,000	1	17,170,000.00	2.03%	21,700,000
Office - Prime CBD office	8	66,649,663	7.67%	86,990,753	8	65,728,865.86	7.76%	95,190,810
Office - Secondary CBD office	78	331,764,072	38.16%	532,865,224	74 *	324,581,552.73	38.33%	543,288,282 **
Other - Educational	2	2,210,473	0.25%	2,888,375	2	2,187,221.42	0.26%	3,024,362
Other - Other	1	29,140	0.00%	38,077	1	27,536.96	0.00%	38,077
Residential - Apartment	10	37,836,033	4.31%	55,961,819	9 *	36,833,992.06	4.35%	55,306,359 **
Retail - Shopping Centre	28	279,964,156	32.20%	389,804,696	26 *	272,550,391.53	32.19%	374,056,495 **
Retail - Supermarket	1	22,242,995	2.56%	29,000,000	1	21,349,394.00	2.52%	29,000,000
TOTAL	206	869,478,915	100.00%	1,280,742,840	196	846,783,903	100.00%	1,286,221,061

* Property disposals in relation loan number 1 (Keops Portfolio) and loan number 4 (Obelisco Portfolio).

** Portfolio revaluations this quarter relating to loan number 5 (Petersbogen) and loan number 9 (Ostend).

Table (3) Property Tenure

Property Tenure	Cut-Off date				Current			
	# of Properties	Balance	% of Pool	MV	# of Properties	Balance	% of Pool	MV
Freehold	185	725,651,380	83.46%	1,059,745,262	180 *	776,200,189	91.66%	1,164,235,163 **
Leasehold	10	25,563,411	2.94%	36,720,725	8 *	22,663,423	2.68%	33,418,419 **
Freehold/Leasehold	11	118,264,124	13.60%	184,276,853	8 *	47,920,291	5.66%	88,567,479 **
TOTAL	206	869,478,915	100.00%	1,280,742,840	196	846,783,903	100.00%	1,286,221,061

* Property disposals in relation loan number 1 (Keops Portfolio) and loan number 4 (Obelisco Portfolio).

** Portfolio revaluations this quarter relating to loan number 5 (Petersbogen) and loan number 9 (Ostend).

Table (4) Vacancy Analysis (loan basis, sqm)

Loan ID	Vacancy (Current)	Vacancy (Previous)	Vacancy (Cut-Off Date)
1	10.51%	8.18%	15.71%
2	4.49%	5.03%	6.97%
3	19.05%	19.05%	0.00%
4*	53.09%	26.23%	23.87%
5	1.93%	1.69%	1.94%
6	4.34%	4.34%	4.93%
7	6.55%	5.27%	9.04%
8	-	-	-
9**	19.36%	0.00%	30.94%
10	2.66%	2.66%	21.56%
11	0.00%	0.00%	0.00%
12	0.00%	0.00%	0.00%
13	0.00%	0.00%	0.00%
14	0.00%	0.00%	0.00%
15	-	-	-
16	3.89%	3.89%	3.89%
17	0.00%	0.00%	0.00%
WA (Bal.)	12.81%	8.84%	14.66%

* Increase in vacancy following the departure of Ceva Logistics

** Vacant units on this loan are covered by a corporate rental guarantee provided by the vendor (24 months cover from the opening).

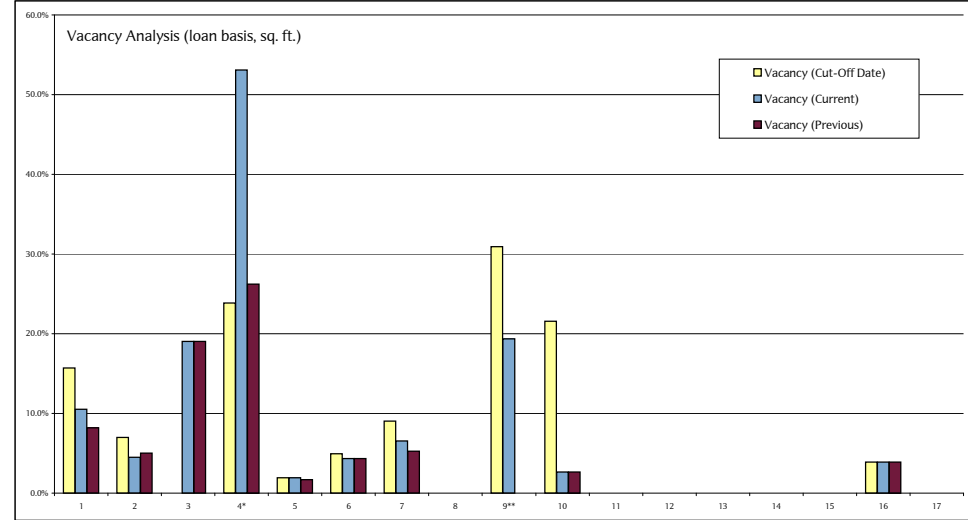
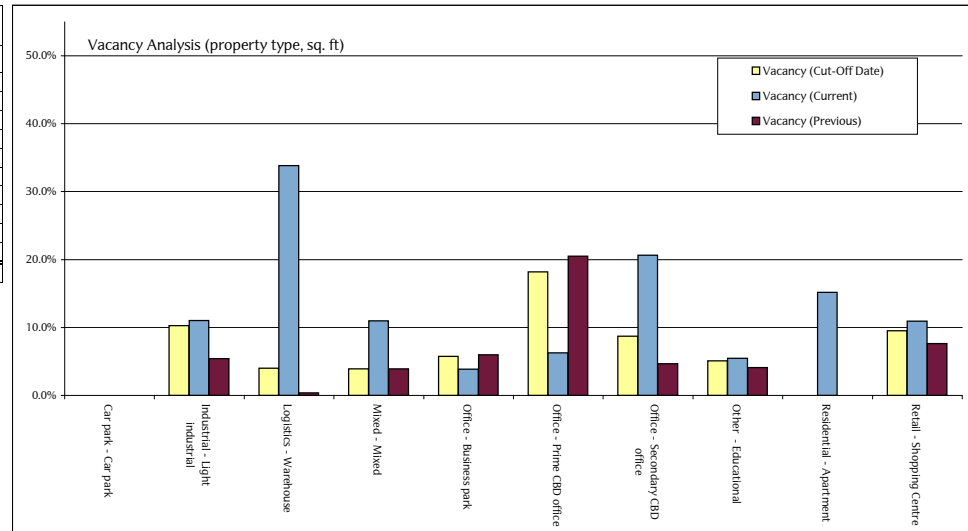


Table (5) Vacancy Analysis (property type, sqm)

Property Type	Vacancy (Current)		Vacancy (Previous)		Vacancy (Cut-Off Date)	
	# of Units	% Vacancy	# of Units	% Vacancy	# of Units	% Vacancy
Car park - Car park	18	0.00%	18	0.00%	0	0.00%
Industrial - Light industrial	57	11.05%	45	5.42%	62	10.26%
Logistics - Warehouse	27	33.82%	15	0.40%	22	4.02%
Mixed - Mixed	95	10.97%	85	8.48%	73	9.46%
Office - Business park	1	3.89%	1	3.89%	1	3.89%
Office - Prime CBD office	47	6.26%	33	5.97%	36	5.75%
Office - Secondary CBD office	260	20.62%	213	20.51%	239	18.19%
Other - Educational	7	5.49%	6	4.68%	11	8.74%
Residential - Apartment	11	5.10%	7	4.10%	11	5.08%
Retail - Shopping Centre	148	10.95%	114	7.62%	117	9.51%
TOTAL	671	15.18%	537	10.09%	572	11.16%
TOTAL UNITS	3110					

* Property disposals in relation loan numbers 1 (Keops Portfolio) and 4 (Obelisco).



PROPERTY INFORMATION

Table (4) Vacancy Analysis (loan basis, ERV)

Loan ID	Vacancy (Current)	Vacancy (Previous)	Vacancy (Cut-Off Date)
1	10.41%	7.86%	15.33%
2	6.12%	6.15%	6.80%
3	19.89%	19.89%	0.00%
4 *	40.55%	28.00%	30.77%
5	1.26%	1.26%	2.01%
6	4.23%	4.23%	4.77%
7	7.20%	5.38%	8.62%
8	-	-	-
9**	21.13%	0.00%	26.45%
10	3.33%	3.33%	19.57%
11	0.00%	0.00%	0.00%
12	0.00%	0.00%	0.00%
13	0.00%	0.00%	0.00%
14	0.00%	0.00%	0.00%
15	-	-	-
16	5.26%	5.26%	6.01%
17	0.00%	0.00%	0.00%
WA (Bal.)	11.90%	9.21%	14.53%

* Increase in vacancy following the departure of Ceva Logistics

** Vacant units on this loan are covered by a corporate rental guarantee provided by the vendor (24 months cover from the opening).

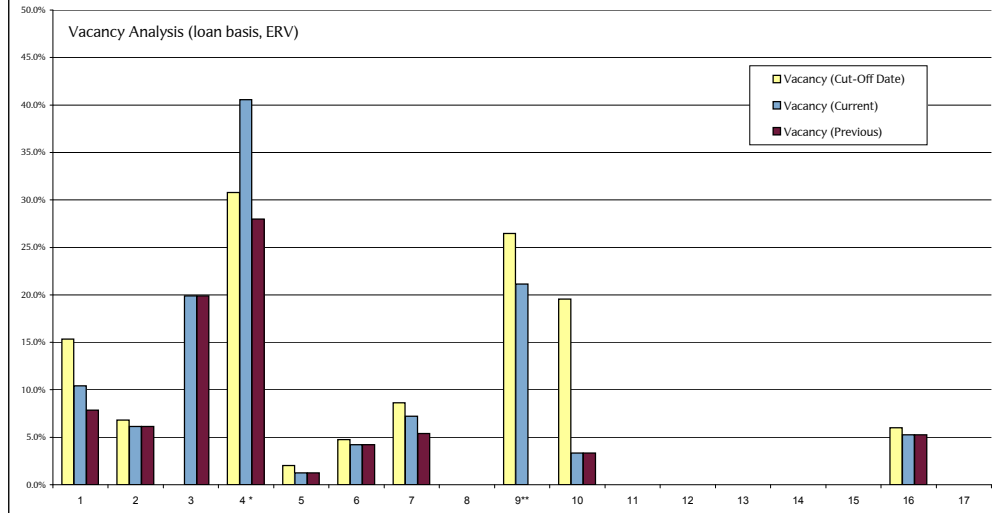
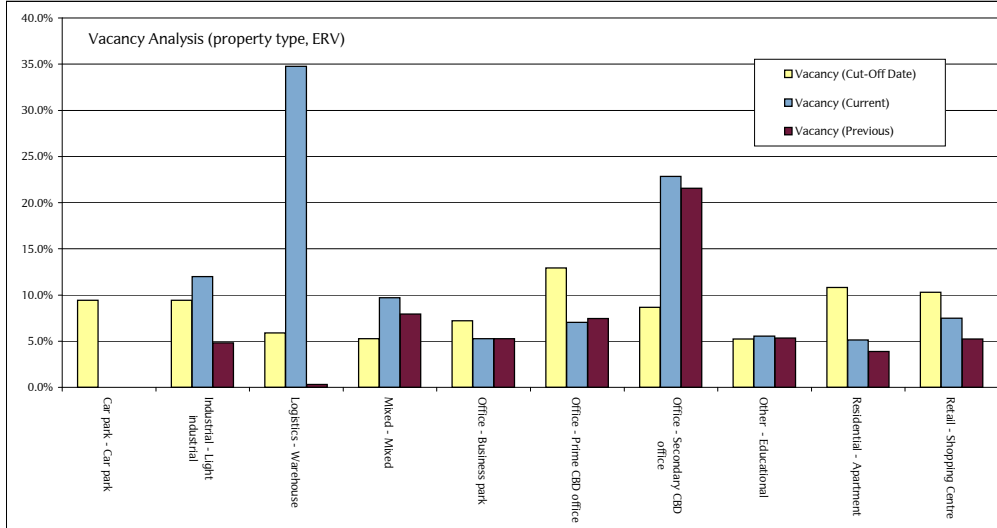


Table (5) Vacancy Analysis (property type, ERV)

Property Type	Vacancy (Current)		Vacancy (Previous)		Vacancy (Cut-Off Date)	
	# of Units	% Vacancy	# of Units	% Vacancy	# of Units	% Vacancy
Car park - Car park	18	0.00%	18	0.00%	62	9.44%
Industrial - Light industrial	57	11.98%	45	4.82%	62	9.44%
Logistics - Warehouse	27	34.76%	15	0.32%	22	5.89%
Mixed - Mixed	95	9.70%	85	7.95%	73	8.58%
Office - Business park	1	5.26%	1	5.26%	1	5.26%
Office - Prime CBD office	47	7.04%	33	7.46%	36	7.22%
Office - Secondary CBD office	260	22.86%	213	21.55%	239	12.93%
Other - Educational	7	5.56%	6	5.33%	11	8.68%
Residential - Apartment	11	5.14%	7	3.88%	11	5.24%
Retail - Shopping Centre	148	7.50%	114	5.25%	117	10.80%
TOTAL	671	16.03%	537	12.28%	572	10.28%
TOTAL UNITS	3110					

* Property disposals in relation loan numbers 1 (Keops Portfolio) and 4 (Obelisco).



JUNO (ECLIPSE 2007-2) LTD

TENANCY CONCENTRATION ANALYSIS

Table (1) Tenancy Concentration

Top 20 tenants	% Rent roll	Cumulative %
Telefon AB LM Ericsson	4.63%	4.63%
Mac Cann Erickson Paris	3.47%	8.10%
SKF Sverige AB	2.35%	10.45%
AVA Allgemeine Handelsgesellschaft der Verbraucher AG	2.31%	12.76%
Volvo Personbilar Sverige AB	2.04%	14.81%
Pan Praxisklinik am Neumarkt GmbH	1.84%	16.65%
Cognis Deutschland GmbH & Co. KG	1.80%	18.45%
SAAB AB	1.71%	20.17%
Cinestar	1.68%	21.84%
J.A. Mayerische Buchhandlung GmbH & Co. KG	1.68%	23.52%
ACI	1.67%	25.19%
Swedbank AB	1.66%	26.85%
Ministero delle Finanze	1.64%	28.50%
European Commission	1.58%	30.07%
Ratingen	1.51%	31.58%
Kungsleden AB	1.45%	33.03%
Ramirent AB	1.41%	34.45%
Karstadt AG	1.26%	35.70%
Materis Peintures	1.24%	36.95%
GNT Sweden AB	1.11%	38.06%
Subtotal	38.06%	38.06%
Rest of Tenants	61.94%	61.94%
Total	100.00%	100.00%

JUNO (ECLIPSE 2007-2) LTD

Securitized Loan Details

Loan Name	Keops Portfolio
Loan ID	1
Cut-Off Date Loan Balance	249,822,580
Current Loan Balance*	235,145,185
Loan Factor	93.58%
Interest Rate	5.82360%
Current ICR	223.70%
Current DSCR	186.51%
Projected ICR	182.50%
Current LTV	80.80%

Whole Loan

Current balance	516,247,704
Loan Factor	94.64%
Interest Rate	6.29990%
Current ICR	177.40%
Current DSCR	150.00%
Default ICR	110.00%
Cash Trap ICR	125.00%
Projected ICR	125.00%
Default LTV	92.50%
Current LTV	92.49%
# of properties	162
# of units	2740
Remaining Loan Term	3.00 years

*Current loan balance reflects the total commitment of the securitized RCF as reflected in the Credit Default Swap. (The current drawn balance of the available €15,303,154. is €13,127,677).

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	9.40%	1.80 years	1.80 years
Tenant 2	4.78%	2.68 years	2.68 years
Tenant 3	4.35%	2.95 years	2.95 years
Tenant 4	4.15%	1.11 years	1.11 years
Tenant 5	3.48%	2.09 years	2.09 years
Subtotal	26.15%	2.08 years	2.08 years
Rest	73.85%	2.37 years	2.45 years
Total	100.00%	2.29 years	2.35 years

Property Concentration

ID	Country	Region	% Total
Property 1	Sweden	Gothenburg Region	8.80%
Property 2	Sweden	Malmö Region	7.11%
Property 3	Sweden	Gothenburg Region	5.19%
Property 4	Sweden	Gothenburg Region	3.96%
Property 5	Sweden	Gothenburg Region	3.68%
Subtotal	-	-	28.74%
Rest	-	-	71.26%
Total	-	-	100.00%

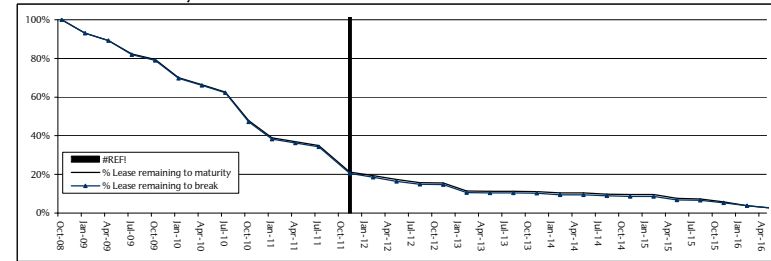
Loan Comment

This loan is secured by a granular portfolio of predominantly office and light industrial units scattered across Sweden. The actual ICR increased from 209% to 224%, the DSCR increased from 170% to 186%, as did the NOI increase due to a seasonal decrease in property expenses. The Revolving Credit Facility (RCF) was drawn during the period and stood at € 13,127,677 against a limit of €15,303,153. The arrears decreased slightly from €1.144m to €0.998m and resulted mainly from late payment of part of the rental guarantee (€381k). Arrears had reduced to €217k by October IPD. A decline in vacancy is anticipated as the borrower has indicated that they are negotiating new leases. There were a further four property sales. The portfolio was revalued by DTZ Sweden in October 2008 at € 290,841,906 which represents a decrease of 13%. The decline is reflective of general market conditions and yields moving out. This resulted in an LTV covenant breach which has since been remedied by a Junior Lender cure deposit. The current LTV for the whole loan increased from 84.3% to 92.49%. Consequently, surplus rent was released following the cure.

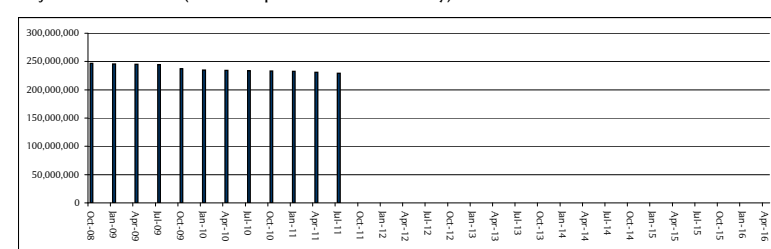
Loan Amortisation

Period	Scheduled amortisation
Jul-07	1,236,705
Oct-07	924,850
Jan-08	488,394
Apr-08	591,835
Jul-08	1,127,636
Oct-08	1,989,674
Jan-09	733,087
Apr-09	775,984
Jul-09	609,903
Oct-09	660,389
Jan-10	1,351,828
Apr-10	1,506,155
Jul-10	1,735,910
Oct-10	1,449,653
Jan-11	1,066,358
Apr-11	1,239,427
Jul-11	1,218,649
Oct-11	222,797,843
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

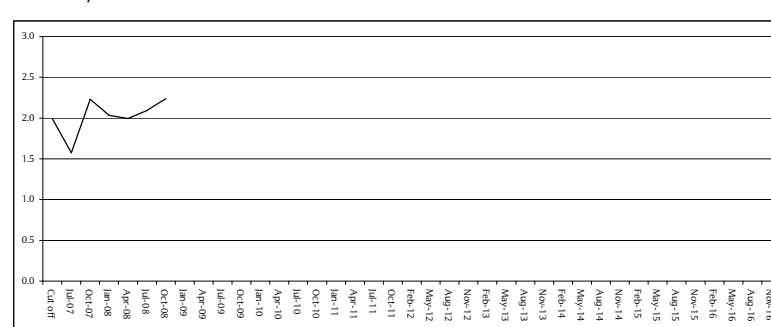
Lease Break and Maturity Profile



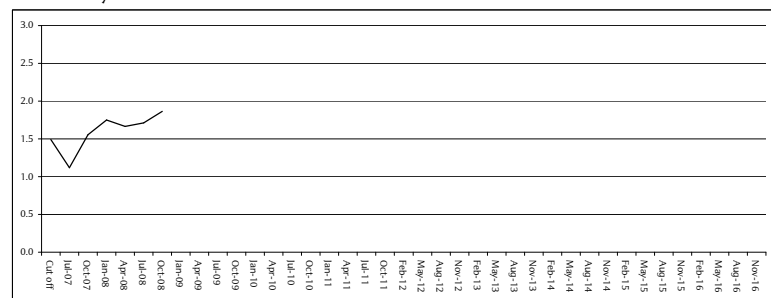
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Securitized Loan Details

Loan Name	Neumarkt
Loan ID	2
Cut-Off Date Loan Balance	122,312,500
Current Loan Balance	122,312,500
Loan Factor	100.00%
Interest Rate	4.60751%
Current ICR	155.00%
Current DSCR	155.00%
Projected ICR	158.00%
Current LTV	68.14%

Whole Loan

Current balance	142,312,500
Loan Factor	100.00%
Interest Rate	4.95850%
Current ICR	126.00%
Current DSCR	126.00%
Default ICR	110.00%
Cash Trap ICR	115.00%
Projected ICR	119.00%
Default LTV	85.00%
Current LTV	79.28%
# of properties	1
# of units	110
Remaining Loan Term	4.75 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	19.24%	20.41 years	20.41 years
Tenant 2	17.50%	9.65 years	9.65 years
Tenant 3	13.13%	4.73 years	4.73 years
Tenant 4	10.65%	0.66 years	6.53 years
Tenant 5	3.89%	0.30 years	1.30 years
Subtotal	64.42%	9.81 years	10.84 years
Rest	35.58%	6.28 years	6.28 years
Total	100.00%	8.56 years	9.22 years

Property Concentration

ID	Country	Region	% Total
Property 1	Germany	North Rhine Westphalia	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The property comprises a shopping centre, located in Cologne / North Rhine Westphalia, occupied by retail and office sector tenants. Anchor tenant is Mayer'sche Buchhandlung, a bookstore with outlets all over Germany.

The planned refurbishments have been finished as scheduled in Q2 2008 and further lease agreements are due to be signed. Non recoverables are in line with the vacancy rate, which has slightly decreased this quarter. Potential new tenants continue to be sourced and the borrower is confident of signing these new lets.

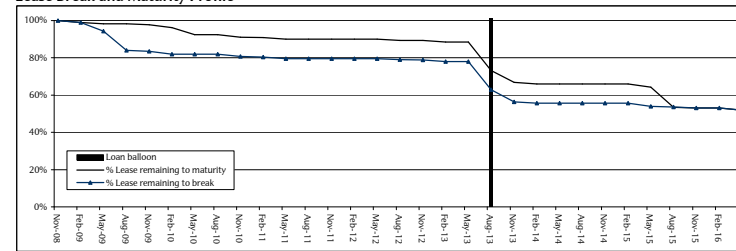
As mentioned last quarter Tenants 4 and 5 above will not be exercising their lease break.

The loan is performing in line with expectations and surplus has been released to the general account.

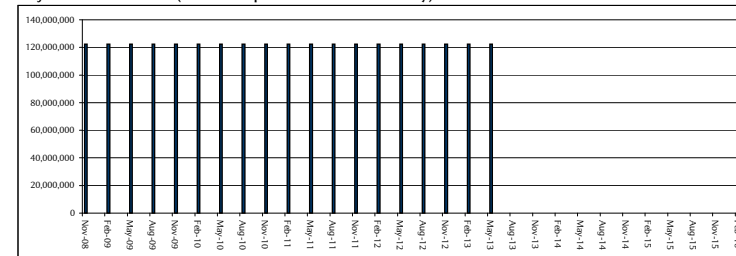
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	-
Feb-08	-
May-08	-
Aug-08	-
Nov-08	-
Feb-09	-
May-09	-
Aug-09	-
Nov-09	-
Feb-10	-
May-10	-
Aug-10	-
Nov-10	-
Feb-11	-
May-11	-
Nov-11	-
Feb-12	-
May-12	-
Nov-12	-
Feb-13	-
May-13	-
Nov-13	122,312,500
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Nov-15	-
Feb-16	-
Aug-16	-
Nov-16	-

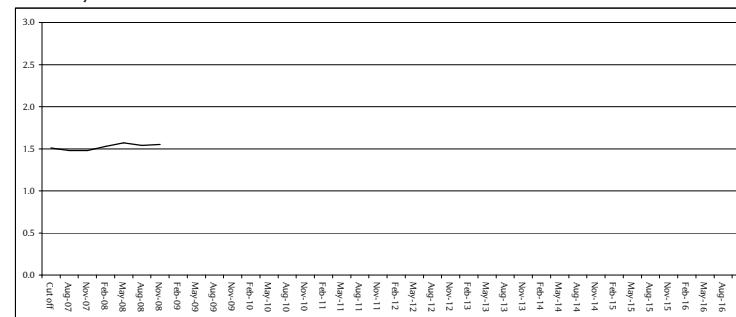
Lease Break and Maturity Profile



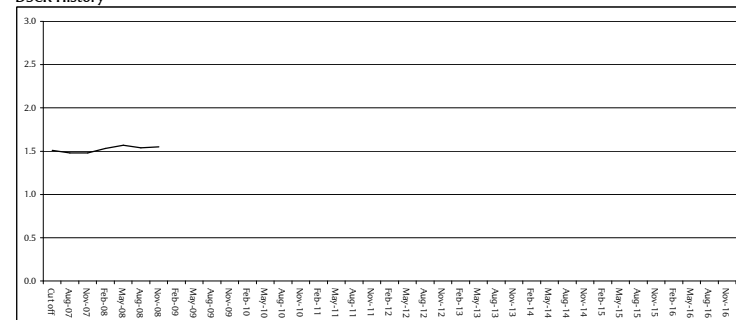
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	SCI Clichy
Loan ID	3
Cut-Off Date Loan Balance	112,712,020
Current Loan Balance	112,712,020
Loan Factor	100.00%
Interest Rate	4.87100%
Current ICR	135.02%
Current DSCR	135.02%
Default ICR	120.00%
Cash Trap ICR	125.00%
Projected ICR	133.00%
Default LTV	80.00%
Current LTV	78.24%
# of properties	1
# of units	7
Remaining loan term	3.00 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	63.55%	3.78 years	6.78 years
Tenant 2	22.74%	2.36 years	5.36 years
Tenant 3	10.54%	1.36 years	4.36 years
Tenant 4	3.16%	4.12 years	3.11 years
Tenant 5	-	-	-
Subtotal	100.00%	3.21 years	6.09 years
Rest	-	-	-
Total	100.00%	3.21 years	6.09 years

Property Concentration

ID	Country	Region	% Total
Property 1	France	Ile de France	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The loan is secured by an art deco office building located in the Western Business District of Paris, in Clichy, occupied by 4 tenants.

With reference to the Fit out plan mentioned last quarter, Phase 1 has not commenced due to the potential pre-letting of the vacant space. Should this tenant be secured the refurbishment will be tailored to the tenants requirements. The works are currently on hold until mid Jan 09.

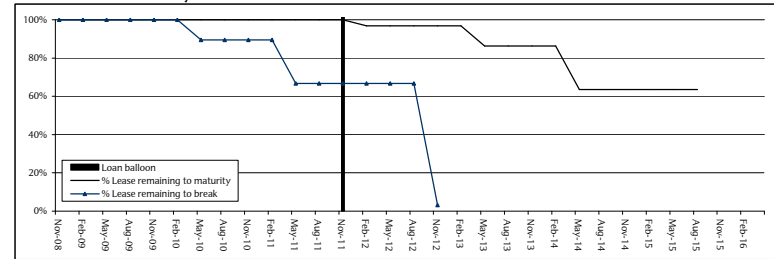
The non-recoverable costs have been recalculated (due to the departure of FNAC) and now represent 16.2% of the rental income including the quarterly transfer of €850k of lease surrender premium (€ 6.8m remaining). Accordingly the ICR has fallen this quarter and there is now a stable ICR outlook of 133%.

The loan is performing as expected and surplus rent has been released.

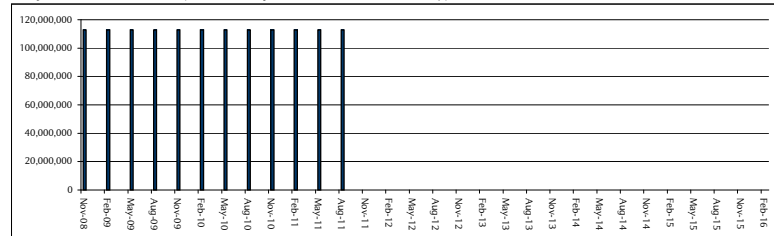
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	-
Feb-08	-
May-08	-
Aug-08	-
Nov-08	-
Feb-09	-
May-09	-
Aug-09	-
Nov-09	-
Feb-10	-
May-10	-
Aug-10	-
Nov-10	-
Feb-11	-
May-11	-
Aug-11	-
Nov-11	112,712,020
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

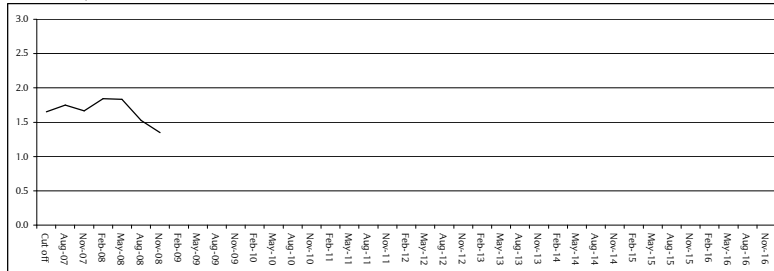
Lease Break and Maturity Profile



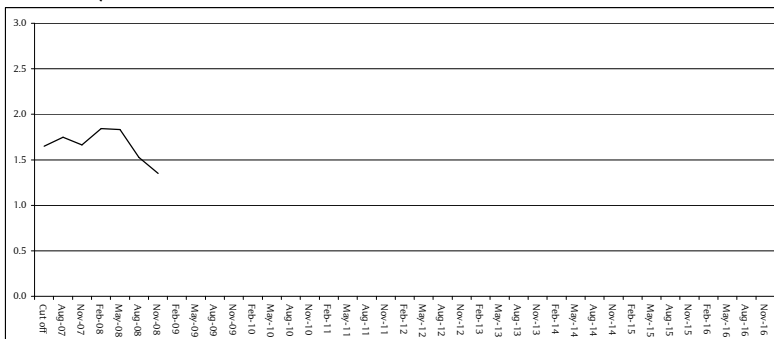
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Obelisco Portfolio
Loan ID	4
Cut-Off Date Loan Balance	89,000,000
Current Loan Balance	87,700,278
Loan Factor	98.54%
Interest Rate	4.02500%
Current ICR	178.65%
Current DSCR	178.65%
Default ICR	110.00%
Cash Trap ICR	125.00%
Projected ICR	174.83%
Default LTV	60.00%
Current LTV	36.15%
# of properties*	11
# of units *	122
Remaining loan term	7.00 years

*Total number of properties and market value figures now reflect the sale of property 'Capogrossi'.

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	14.96%	4.44 years	4.44 years
Tenant 2	14.67%	6.87 years	6.87 years
Tenant 3	7.09%	2.36 years	2.36 years
Tenant 4	6.92%	2.86 years	1.86 years
Tenant 5	3.13%	2.61 years	8.61 years
Subtotal	46.77%	4.53 years	4.78 years
Rest	53.23%	3.48 years	5.13 years
Total	100.00%	3.97 years	4.97 years

Property Concentration

ID	Country	Region	% Total
Property 1	Italy	Lazio	18.38%
Property 2	Italy	Lombardy	18.18%
Property 3	Italy	Lazio	17.89%
Property 4	Italy	Lazio	11.13%
Property 5	Italy	Lazio	9.52%
Subtotal	-	-	75.10%
Rest	-	-	24.90%
Total	-	-	100.00%

Loan Comment

This loan facility is backed by office/retail buildings located across Italy. The loan is performing as expected with an actual ICR of 1.79x and the Projected ICR 1.75x. The decrease of the Projected ICR is due to the lease expiry of Ceva Logistics (Previously 17% of the total rental income). The borrower is optimistic this space can be re-let, during H1 2009. The non-recoverable expenses are in line for this quarter.

Ministero delle Finanze (Tenant 2 above) has renewed its lease and represents 14.67% of the total rental income, lease now expires 31/12/2012.

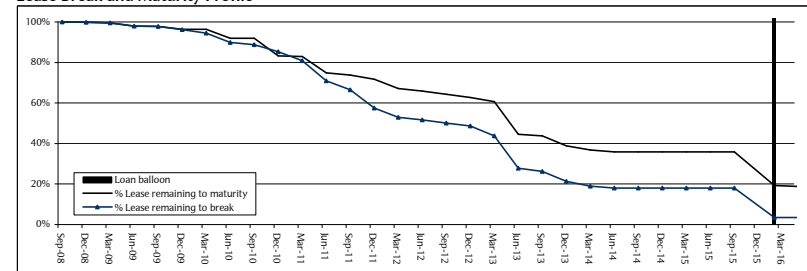
The money trapped in the sales deposit account (relating to Capagrossi) was used to part-redeem the loan (€ 1,299,000.00).

The loan is above all the covenants and surplus rent has been released.

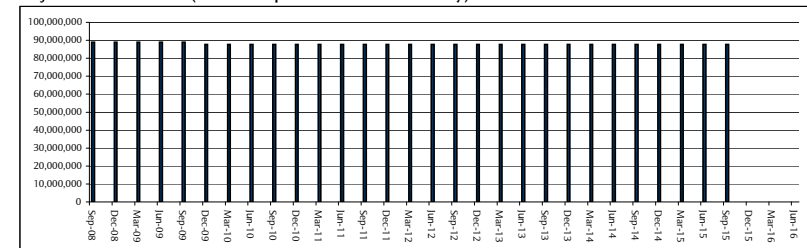
Loan Amortisation

Period	Scheduled amortisation
Jun-07	-
Sep-07	-
Dec-07	-
Mar-08	-
Jun-08	-
Sep-08	-
Dec-08	-
Mar-09	-
Jun-09	-
Sep-09	-
Dec-09	-
Mar-10	-
Jun-10	-
Sep-10	-
Dec-10	-
Mar-11	-
Jun-11	-
Sep-11	-
Dec-11	-
Mar-12	-
Jun-12	-
Sep-12	-
Dec-12	-
Mar-13	-
Jun-13	-
Sep-13	-
Dec-13	-
Mar-14	-
Jun-14	-
Sep-14	-
Dec-14	-
Mar-15	-
Jun-15	-
Sep-15	-
Dec-15	87,700,278
May-16	-
Aug-16	-
Nov-16	-

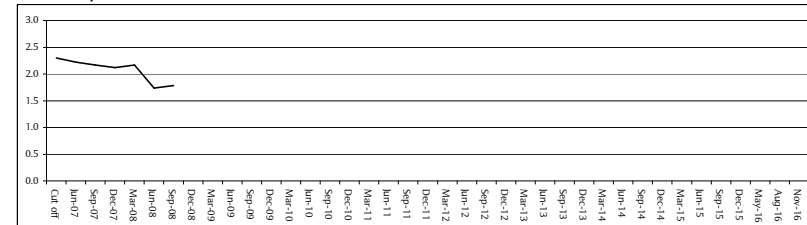
Lease Break and Maturity Profile



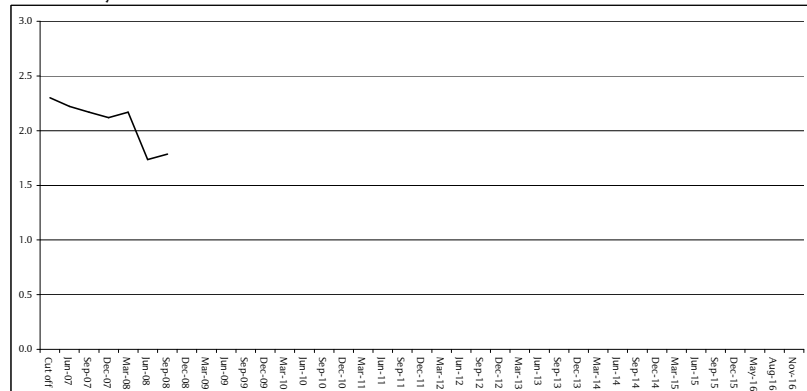
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Securitized Loan Details

Loan Name	Petersbogen
Loan ID	5
Cut-Off Date Loan Balance	73,910,000
Current Loan Balance	72,157,000
Loan Factor	97.31%
Interest Rate	4.75127%
Current ICR	171.00%
Current DSCR	133.00%
Projected ICR	159.00%
Current LTV	69.45%

Whole Loan

Current balance	87,157,000
Loan Factor	97.71%
Interest Rate	5.16600%
Current ICR	130.66%
Current DSCR	107.11%
Default DSCR	101.50%
Cash trap DSCR	102.50%
Projected ICR	122.00%
Default LTV	87.50%
Current LTV	83.25%
# of properties	1
# of units	41
Remaining Loan Term	5.00 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	25.46%	17.37 years	17.37 years
Tenant 2	15.11%	2.36 years	2.36 years
Tenant 3	7.99%	2.03 years	2.03 years
Tenant 4	7.32%	2.36 years	2.36 years
Tenant 5	4.83%	6.12 years	6.12 years
Subtotal	60.72%	8.91 years	8.91 years
Rest	39.28%	3.09 years	3.09 years
Total	100.00%	6.62 years	6.62 years

Property Concentration

ID	Country	Region	% Total
Property 1	Germany	Saxony	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The property comprises a shopping mall in the city centre of Leipzig. Main tenants are Cinestar cinema, a casino and the university. The remaining tenants are retail stores.

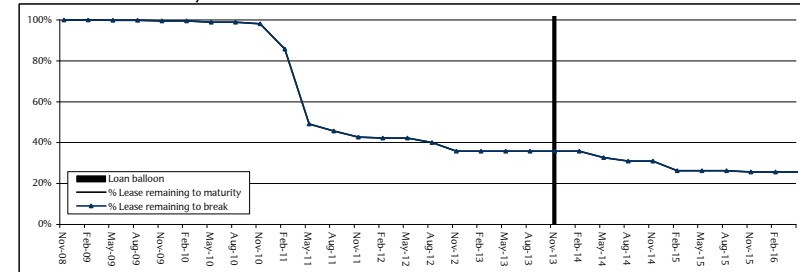
The arrears dropped significantly due to new arrangements with the tenants, the projected ICR at 159% is explained by an increase in non-recoverable costs for next quarter. This is primarily due to extraordinary expenditures for road works (the pavement had to be refurbished, charged by the City of Leipzig) and ongoing fees for the legal proceedings with one tenant who refuses to pay additional service charges for re-decoration. The non-recoverable costs are expected to decrease again in Q1 2009 to €120,000 per quarter i.e. 7% of the net rent income. There are no substantial lease expiries within the upcoming three quarters.

The loan is above its dividend trap and surplus has been released into the general account.

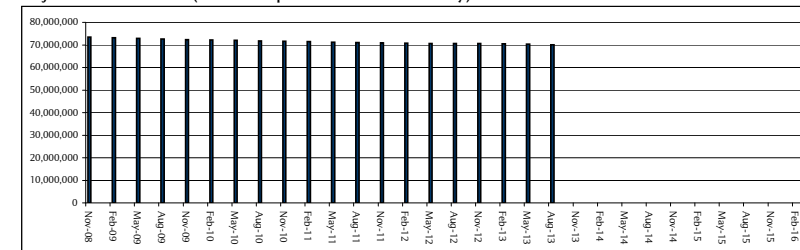
Loan Amortisation

Period	Scheduled amortisation
Aug-07	250,000
Nov-07	252,000
Feb-08	237,000
May-08	260,000
Aug-08	255,000
Nov-08	251,000
Feb-09	156,000
May-09	185,000
Aug-09	187,000
Nov-09	189,000
Feb-10	173,000
May-10	189,000
Aug-10	187,000
Nov-10	154,000
Feb-11	98,000
May-11	-
Aug-11	-
Nov-11	155,000
Feb-12	189,000
May-12	251,000
Aug-12	253,000
Nov-12	208,000
Feb-13	216,000
May-13	294,000
Aug-13	73,000
Nov-13	69,000,000
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

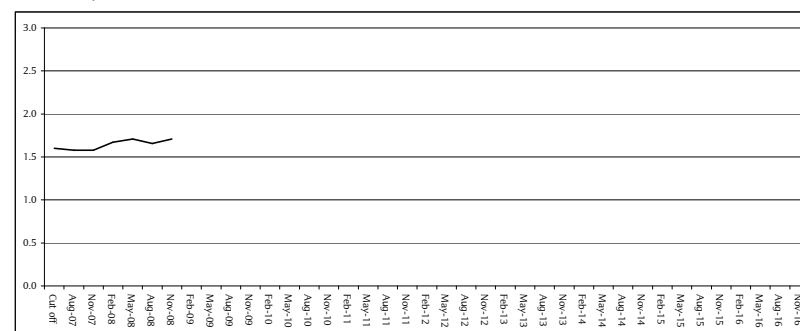
Lease Break and Maturity Profile



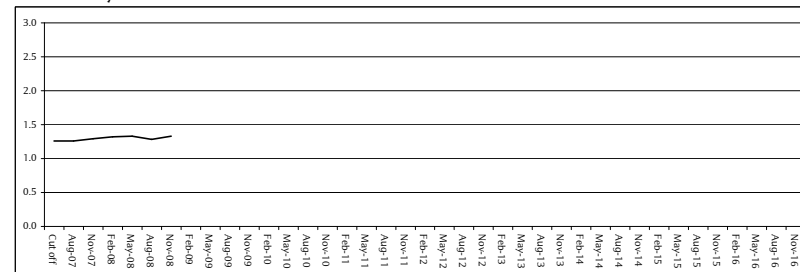
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Pyrus Portfolio
Loan ID	6
Cut-Off Date Loan Balance	36,327,000
Current Loan Balance	35,882,000
Loan Factor	98.62%
Interest Rate	5.02500%
Current ICR	157.82%
Current DSCR	138.95%
*Default DSCR	105.00%
Cash Trap DSCR	118.00%
Projected ICR	139.25%
Current LTV	66.46%
# of properties	6
# of units	11
Remaining loan term	6.00 years

* Default on this loan is tested on the DSCR

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	38.59%	11.12 years	11.12 years
Tenant 2	26.72%	11.12 years	11.12 years
Tenant 3	10.47%	11.12 years	11.12 years
Tenant 4	9.42%	11.12 years	11.12 years
Tenant 5	9.29%	11.12 years	11.12 years
Subtotal	94.49%	11.12 years	11.12 years
Rest	5.51%	11.12 years	11.12 years
Total	100.00%	11.12 years	11.12 years

Property Concentration

ID	Country	Region	% Total
Property 1	Germany	North Rhine Westphalia	35.93%
Property 2	Germany	Hamburg	27.78%
Property 3	Germany	North Rhine Westphalia	10.41%
Property 4	Germany	Schleswig-Holstein	10.19%
Property 5	Germany	North Rhine Westphalia	8.98%
Subtotal	-	-	93.30%
Rest	-	-	6.70%
Total	-	-	100.00%

Loan Comment

The loan facility is backed by 6 residential multifamily houses, located primarily in the West of Germany (mainly North Rhine Westphalia and Rhineland Palantinate)

The actual DSCR has increased since last quarter primarily due to a decrease in non recoverable expenditure (completion of refurbishments works in the Cologne property).

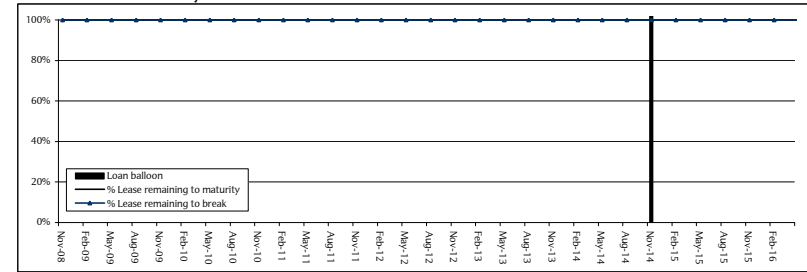
In relation to historic arrears, the managing agent has improved its collection rate and now only current arrears are outstanding, currently 17% of quarterly rental income. BCMS continue regular dialogue with the borrower regarding the situation.

Given that the loan is above the cash trap level, surplus cash is available for release.

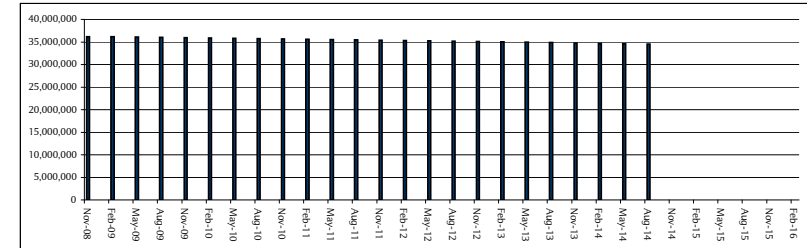
Loan Amortisation

Period	Scheduled amortisation
Aug-07	58,000
Nov-07	59,000
Feb-08	60,000
May-08	71,000
Aug-08	62,000
Nov-08	62,000
Feb-09	63,000
May-09	79,000
Aug-09	65,000
Nov-09	66,000
Feb-10	67,000
May-10	82,000
Aug-10	69,000
Nov-10	69,000
Feb-11	70,000
May-11	86,000
Aug-11	72,000
Nov-11	73,000
Feb-12	74,000
May-12	85,000
Aug-12	76,000
Nov-12	77,000
Feb-13	78,000
May-13	94,000
Aug-13	81,000
Nov-13	82,000
Feb-14	83,000
May-14	98,000
Aug-14	85,000
Nov-14	34,108,000
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

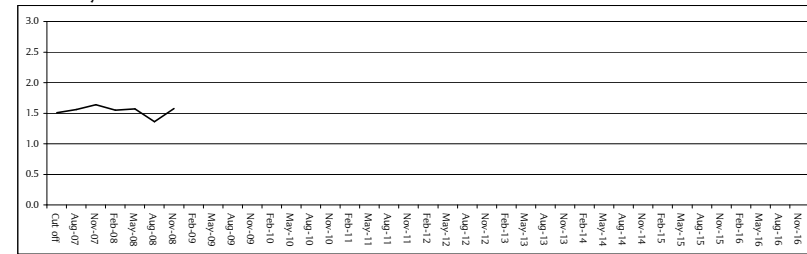
Lease Break and Maturity Profile



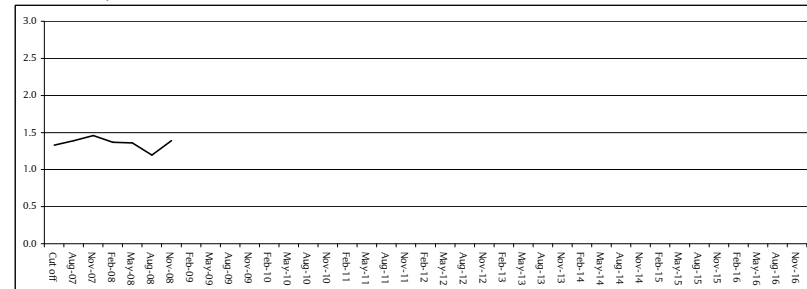
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Senior Den Tir
Loan ID	7
Cut-Off Date Loan Balance	25,000,000
Current Loan Balance	25,000,000
Loan Factor	100.00%
Interest Rate	5.13950%
Current ICR	171.72%
Current DSCR	171.72%
Default ICR	120.00%
Cash Trap ICR	120.00%
Projected ICR	140.50%
Default LTV	75.00%
Current LTV	71.06%
# of properties	1
# of units	31
Remaining loan term	7.50 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	12.23%	0.39 years	6.39 years
Tenant 2	7.06%	0.29 years	6.30 years
Tenant 3	6.91%	0.35 years	6.33 years
Tenant 4	6.80%	0.31 years	6.32 years
Tenant 5	6.69%	0.18 years	6.19 years
Subtotal	39.70%	0.32 years	6.32 years
Rest	60.30%	0.46 years	7.62 years
Total	100.00%	0.40 years	7.10 years

Property Concentration

ID	Country	Region	% Total
Property 1	Belgium	Flanders	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

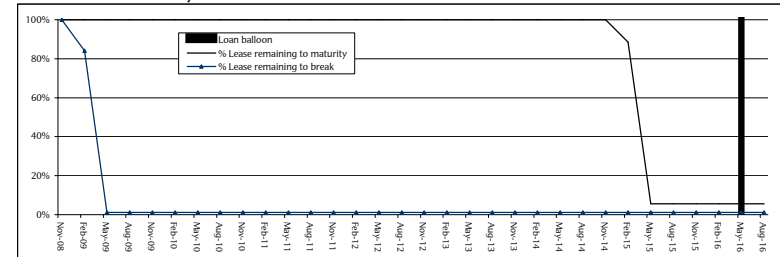
Loan Comment

This loan continues to be watchlisted, please see page 34 for further comment.

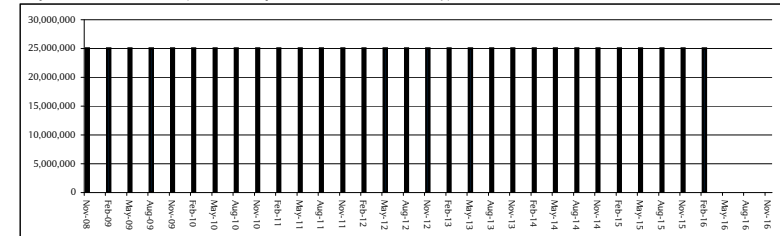
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	-
Feb-08	-
May-08	-
Aug-08	-
Nov-08	-
Feb-09	-
May-09	-
Aug-09	-
Nov-09	-
Feb-10	-
May-10	-
Aug-10	-
Nov-10	-
Feb-11	-
May-11	-
Aug-11	-
Nov-11	-
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	25,000,000
Aug-16	-
Nov-16	-

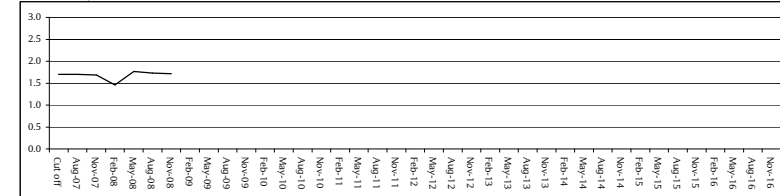
Lease Break and Maturity Profile



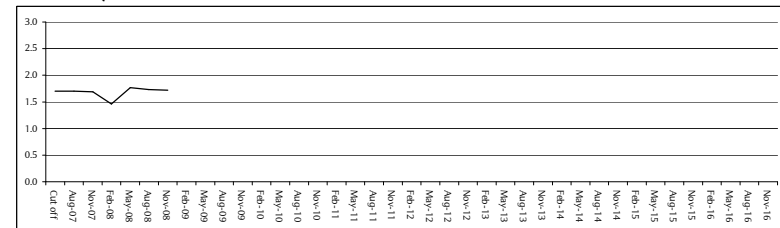
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Junior Den Tir
Loan ID	8
Cut-Off Date Loan Balance	5,900,000
Current Loan Balance	5,450,000
Loan Factor	92.37%
Interest Rate	6.43950%
Current ICR	134.40%
Current DSCR	110.45%
Default ICR	110.00%
Cash Trap ICR	150.00%
Projected ICR	110.69%
Default LTV	90.00%
Current LTV *	86.50%
# of properties	1
# of units	31
Remaining loan term	7.50 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	-	-	-
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	-	-	-
Rest	-	-	-
Total	-	-	-

Property Concentration

ID	Country	Region	% Total
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	-
Rest	-	-	-
Total	-	-	-

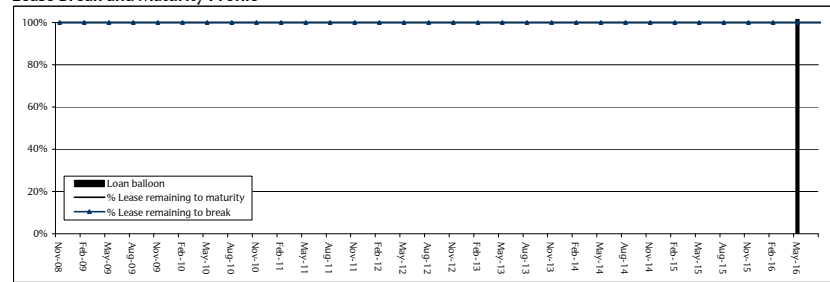
Loan Comment

This loan continues to be watchlisted, please see page 34 for further comment.

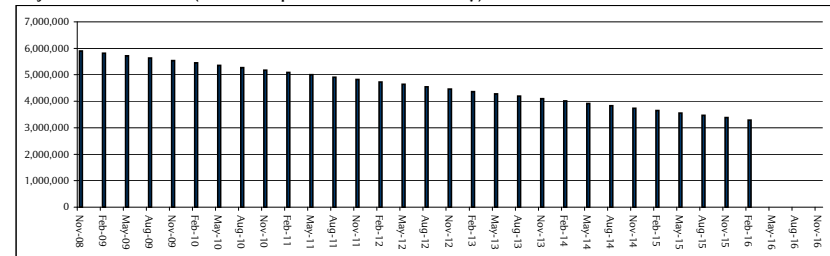
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	90,000
Feb-08	90,000
May-08	90,000
Aug-08	90,000
Nov-08	90,000
Feb-09	90,000
May-09	90,000
Aug-09	90,000
Nov-09	90,000
Feb-10	90,000
May-10	90,000
Aug-10	90,000
Nov-10	90,000
Feb-11	90,000
May-11	90,000
Aug-11	90,000
Nov-11	90,000
Feb-12	90,000
May-12	90,000
Aug-12	90,000
Nov-12	90,000
Feb-13	90,000
May-13	90,000
Aug-13	90,000
Nov-13	90,000
Feb-14	90,000
May-14	90,000
Aug-14	90,000
Nov-14	90,000
Feb-15	90,000
May-15	90,000
Aug-15	90,000
Nov-15	90,000
Feb-16	90,000
May-16	2,840,000
Aug-16	-
Nov-16	-

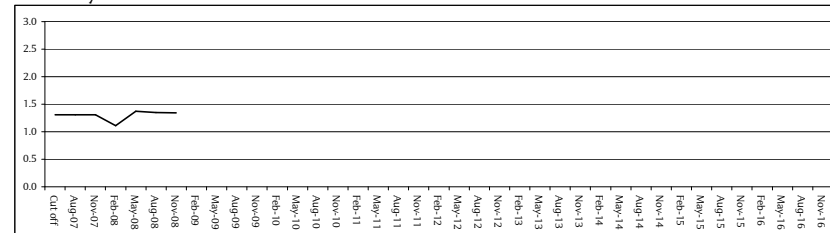
Lease Break and Maturity Profile



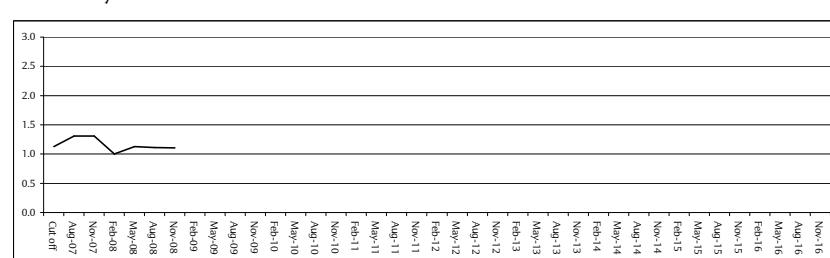
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Ostend
Loan ID	9
Cut-Off Date Loan Balance	27,748,000
Current Loan Balance	26,691,000
Loan Factor	95.16%
Interest Rate	5.04100%
Current ICR	134.33%
Current DSCR	93.19%
Default ICR	110.00%
Cash Trap ICR	140.00%
Projected ICR	98.00%
Default LTV	88.00%
Current LTV	100.64%
# of properties	1
# of units	12
Remaining loan term	4.75 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	29.24%	0.53 years	6.53 years
Tenant 2	24.14%	0.07 years	24.08 years
Tenant 3	19.52%	0.07 years	24.08 years
Tenant 4	9.61%	0.53 years	6.53 years
Tenant 5	8.75%	0.53 years	6.53 years
Subtotal	91.26%	0.31 years	14.93 years
Rest	8.74%	2.51 years	8.36 years
Total	100.00%	0.50 years	14.35 years

Property Concentration

ID	Country	Region	% Total
Property 1	Belgium	Flanders	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

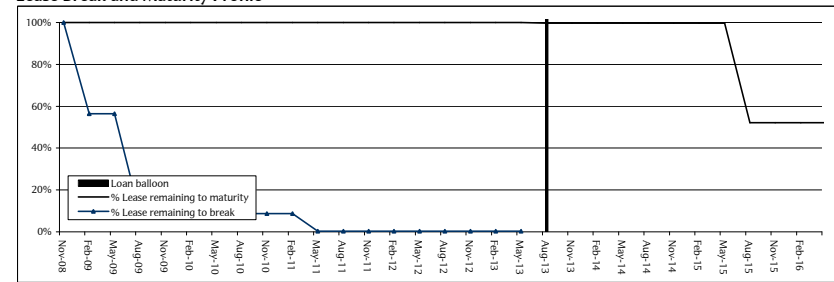
Loan Comment

This loan has been placed into special servicing , please see page 35 for further comment.

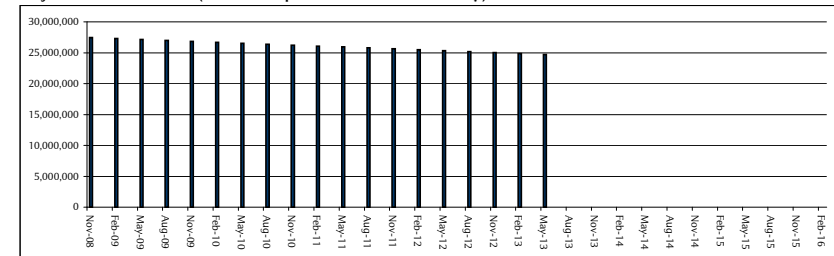
Loan Amortisation

Period	Scheduled amortisation
Aug-07	151,000
Nov-07	151,000
Feb-08	151,000
May-08	151,000
Aug-08	151,000
Nov-08	151,000
Feb-09	151,000
May-09	151,000
Aug-09	151,000
Nov-09	151,000
Feb-10	151,000
May-10	151,000
Aug-10	151,000
Nov-10	151,000
Feb-11	151,000
May-11	151,000
Aug-11	151,000
Nov-11	151,000
Feb-12	151,000
May-12	151,000
Aug-12	151,000
Nov-12	151,750
Feb-13	151,750
May-13	151,750
Aug-13	23,970,750
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

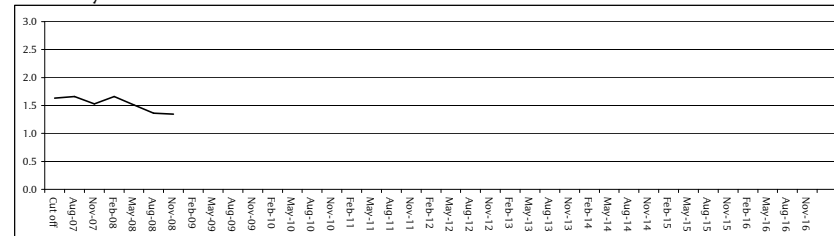
Lease Break and Maturity Profile



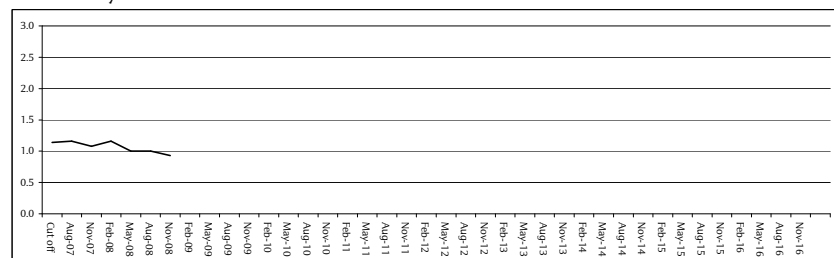
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Nordhausen
Loan ID	11
Cut-Off Date Loan Balance	22,242,995
Current Loan Balance	21,349,394
Loan Factor	94.78%
Interest Rate	5.30100%
Current ICR	185.15%
Current DSCR	128.00%
Default DSCR	100.00%
Cash Trap DSCR	105.00%
Projected ICR	171.00%
Default LTV	80.00%
Current LTV	73.60%
# of properties	1
# of units	1
Remaining loan term	7.75 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	9.53 years	9.53 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	9.53 years	9.53 years
Rest	-	-	-
Total	100.00%	9.53 years	9.53 years

Property Concentration

ID	Country	Region	% Total
Property 1	Germany	Thuringia	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The property is a retail complex, located in Nordhausen / Thüringen. Main tenant is Marktkauf, leader in the field of supermarkets.

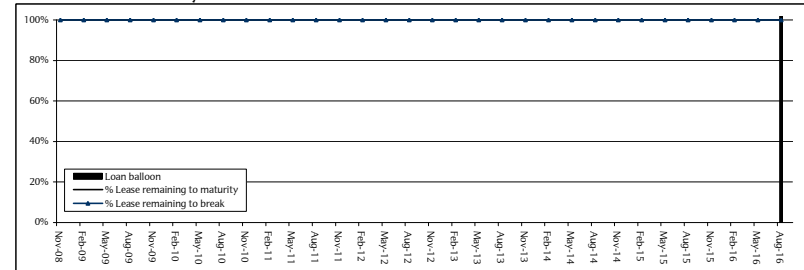
The property is fully let. The loan is performing as expected. There are no rent arrears and non-recoverable costs for the quarter were c. €6k, which is well below the budget amount of €31k, the bulk of which relates to renovation works which have not yet been carried out.

The loan is above its dividend trap and surplus funds have been released.

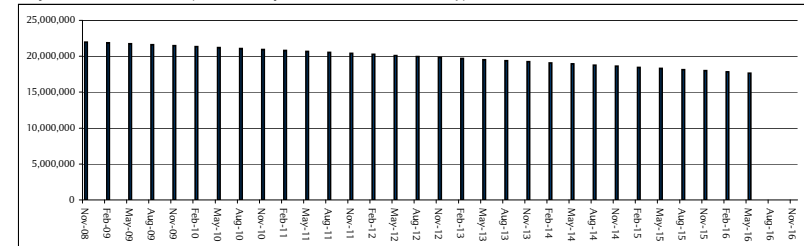
Loan Amortisation

Period	Scheduled amortisation
Aug-07	125,989
Nov-07	124,956
Feb-08	126,092
May-08	129,380
Aug-08	130,544
Nov-08	129,603
Feb-09	130,781
May-09	136,149
Aug-09	135,284
Nov-09	134,438
Feb-10	135,661
May-10	140,966
Aug-10	140,198
Nov-10	139,451
Feb-11	140,719
May-11	145,960
Aug-11	145,292
Nov-11	144,647
Feb-12	145,963
May-12	149,213
Aug-12	150,555
Nov-12	150,016
Feb-13	151,380
May-13	156,483
Aug-13	156,027
Nov-13	155,598
Feb-14	157,013
May-14	162,044
Aug-14	161,700
Nov-14	161,385
Feb-15	162,852
May-15	167,808
Aug-15	167,580
Nov-15	167,383
Feb-16	168,905
May-16	160,000
Aug-16	16,827,943
Nov-16	-

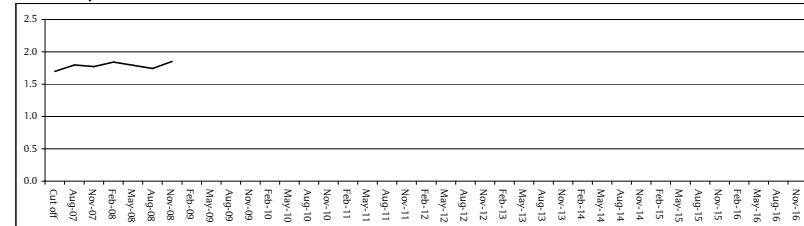
Lease Break and Maturity Profile



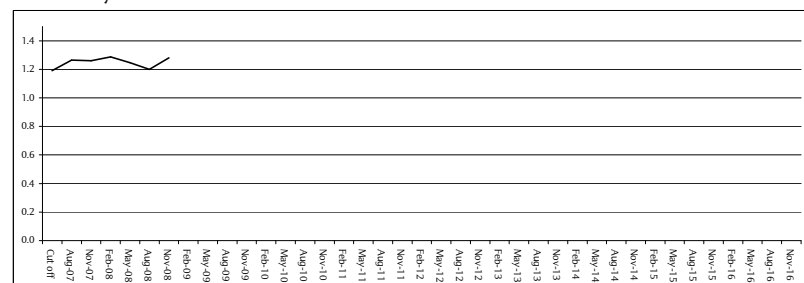
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Le Croissant
Loan ID	12
Cut-Off Date Loan Balance	20,650,000
Current Loan Balance	20,650,000
Loan Factor	100.00%
Interest Rate	4.78600%
Current ICR	146.95%
Current DSCR	146.95%
Default ICR	110.00%
Cash Trap ICR	110.00%
Projected ICR	147.35%
Current LTV	80.00%
# of properties	1
# of units	1
Remaining loan term	5.00 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	11.12 years	11.12 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	11.12 years	11.12 years
Rest	-	-	-
Total	100.00%	11.12 years	11.12 years

Property Concentration

ID	Country	Region	% Total
Property 1	Belgium	Flanders	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

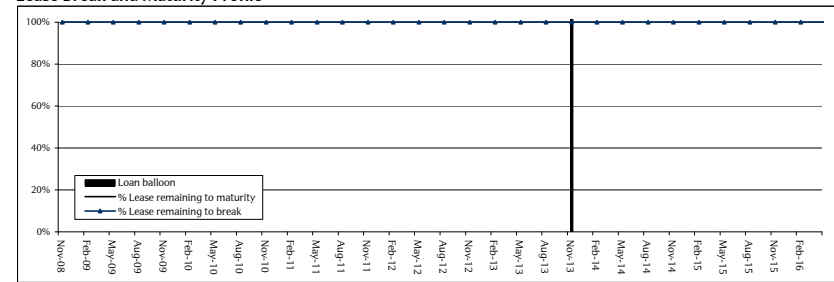
The property comprises of an office building located in Belgium. The property is let to the European Commission on a lease expiring 01/01/2020. The loan is performing as expected.

5% of the quarterly rental income has been released for the payment of the non recoverable costs, the remaining surplus rent has been transferred to the Cash Reserve Account in accordance with the provisions of the loan waterfall.

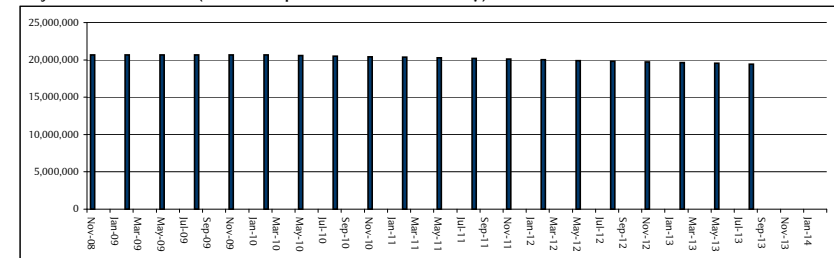
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	-
Feb-08	-
May-08	-
Aug-08	-
Nov-08	-
Feb-09	75,000
May-09	75,000
Aug-09	75,000
Nov-09	75,000
Feb-10	85,000
May-10	85,000
Aug-10	85,000
Nov-10	85,000
Feb-11	92,500
May-11	92,500
Aug-11	92,500
Nov-11	92,500
Feb-12	100,000
May-12	100,000
Aug-12	100,000
Nov-12	100,000
Feb-13	105,000
May-13	105,000
Aug-13	105,000
Nov-13	18,925,000
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

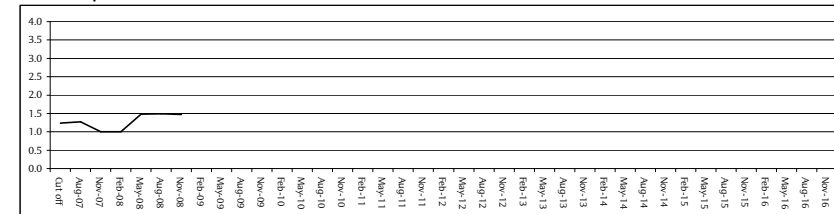
Lease Break and Maturity Profile



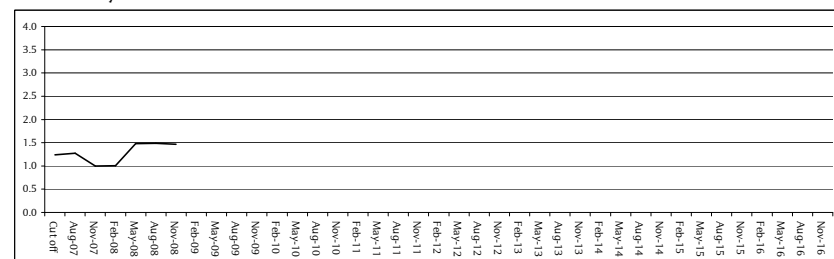
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Monheim
Loan ID	13
Cut-Off Date Loan Balance	17,638,000
Current Loan Balance	17,170,000
Loan Factor	96.91%
Interest Rate	5.04624%
Current ICR	166.84%
Current DSCR	166.84%
Default ICR	120.00%
Cash Trap ICR	120.00%
Projected ICR	168.11%
Current LTV	79.12%
# of properties	1
# of units	1
Remaining loan term	3.75 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	4.12 years	4.12 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	4.12 years	4.12 years
Rest	-	-	-
Total	100.00%	4.12 years	4.12 years

Property Concentration

ID	Country	Region	% Total
Property 1	Germany	North Rhine Westphalia	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

Portico is an office building, completed in January 2005 and located in Monheim near Düsseldorf / North Rhine Westphalia. Sole tenant of the 12.000 sqm is Cognis Group.

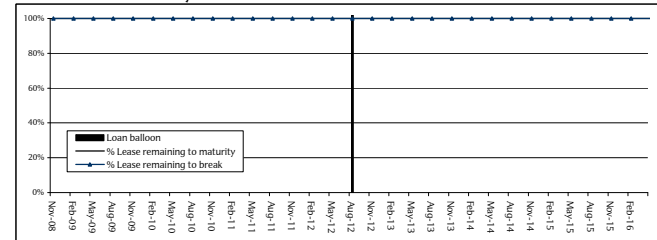
Performance in line with expectations for this office property. Non recoverable costs of £21,004 have been accounted for as in the previous quarter.

The loan is above its dividend trap and surplus funds have been released.

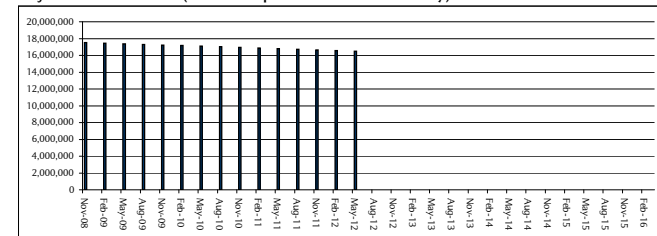
Loan Amortisation

Period	Scheduled amortisation
Aug-07	63,000
Nov-07	64,000
Feb-08	65,000
May-08	71,000
Aug-08	67,000
Nov-08	68,000
Feb-09	69,000
May-09	77,000
Aug-09	71,000
Nov-09	72,000
Feb-10	73,000
May-10	81,000
Aug-10	75,000
Nov-10	76,000
Feb-11	77,000
May-11	85,000
Aug-11	79,000
Nov-11	80,000
Feb-12	79,000
May-12	82,000
Aug-12	16,094,000
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

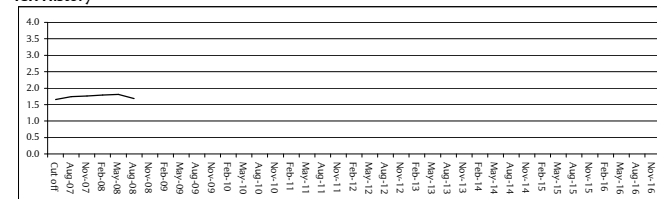
Lease Break and Maturity Profile



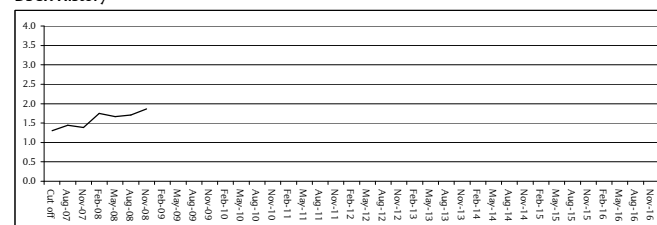
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Senior Monaco
Loan ID	14
Cut-Off Date Loan Balance	14,000,000
Current Loan Balance	13,273,584
Loan Factor	94.81%
Interest Rate	4.77100%
Current ICR	104.00%
Current DSCR	104.00%
Default ICR	N/A
Cash Trap ICR	125.00%
Projected ICR	100.00%
Cash Trap LTV	80.00%
Default LTV	85.00%
Current LTV	51.70%
# of properties	1
# of units	4
Remaining loan term	2.75 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	7.78 years	7.78 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	7.78 years	7.78 years
Rest	-	-	-
Total	100.00%	7.78 years	7.78 years

Property Concentration

ID	Country	Region	% Total
Property 1	Monaco	Monte Carlo	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The loan is secured by two floors in an office building located in Monaco. There is a single blue chip tenant with a long term lease (until 2016) with no break option.

ICR for this facility is now slightly higher at 104% as anticipated in the loan documentation (due to annual indexation). The forecast ICR position until Q2 2010 is expected to be below 110%, therefore there is no ICR test before 2010. At that time, the rent indexation will have increased sufficiently to generate a rent figure in excess of the interest.

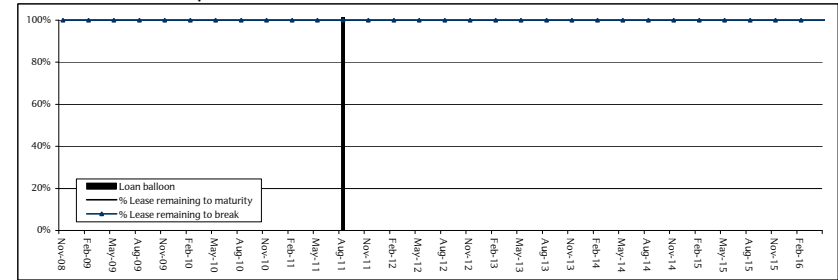
The top up necessary to pay for any potential interest shortfall is provided through interest generated on a € 500,000 escrow account. The loan is performing as expected. Investors should note that the ICR and the LTV of the Junior and the Senior loans are calculated on a combined basis (i.e. on the whole loan).

Next valuation due April 2009

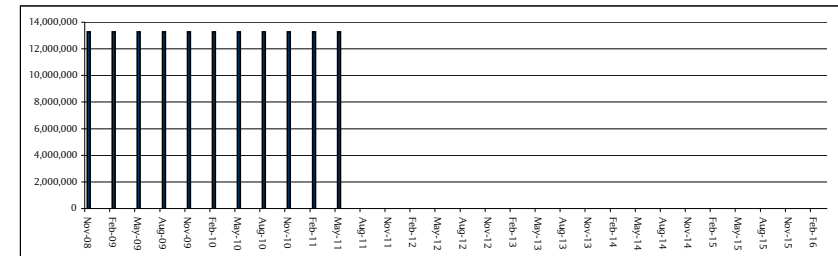
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	-
Feb-08	-
May-08	-
Aug-08	-
Nov-08	-
Feb-09	-
May-09	-
Aug-09	-
Nov-09	-
Feb-10	-
May-10	-
Aug-10	-
Nov-10	-
Feb-11	-
May-11	-
Aug-11	13,273,584
Nov-11	-
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

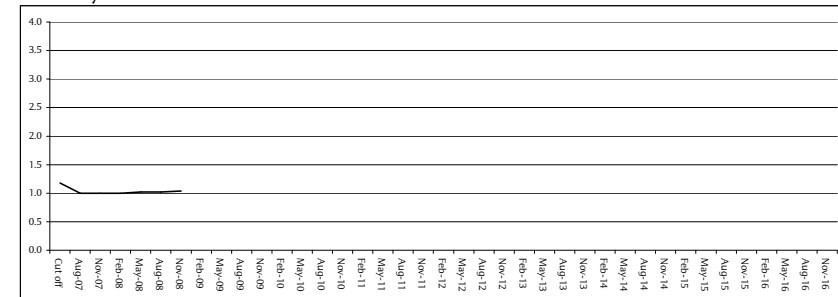
Lease Break and Maturity Profile



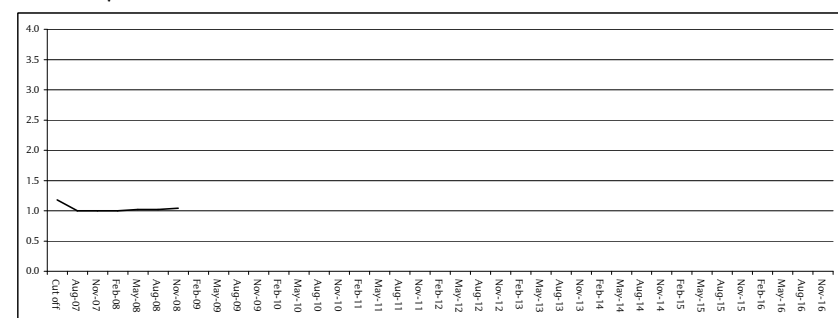
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Junior Monaco
Loan ID	15
Cut-Off Date Loan Balance	2,300,000
Current Loan Balance	2,180,660
Loan Factor	94.81%
Interest Rate	5.12100%
Current ICR	104.00%
Current DSCR	104.00%
Default ICR	N/A
Cash Trap ICR	125.00%
Projected ICR	100.00%
Cash trap LTV	85.00%
Current LTV	60.19%
# of properties	1
# of units	4
Remaining loan term	2.75 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	7.78 years	7.78 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	7.78 years	7.78 years
Rest	-	-	-
Total	100.00%	7.78 years	7.78 years

Property Concentration

ID	Country	Region	% Total
Property 1	Monaco	Monte Carlo	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The loan is secured by two floors in an office building located in Monaco. There is a single blue chip tenant with a long term lease (until 2016) with no break option. ICR for this facility is now slightly higher at 104% as anticipated in the loan documentation (due to annual indexation). The forecast ICR position until Q2 2010 is expected to be below 110%, therefore there is no ICR test before 2010. At that time, the rent indexation will have increased sufficiently to generate a rent figure in excess of the interest.

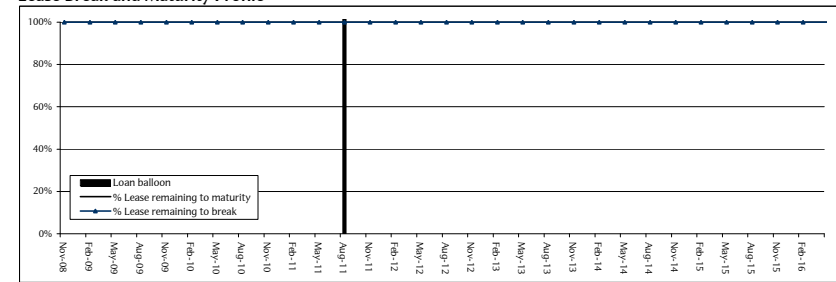
The top up necessary to pay for any potential interest shortfall is provided through interest generated on a € 500,000 escrow account. The loan is performing as expected. Investors should note that the ICR and the LTV of the Junior and the Senior loans are calculated on a combined basis (i.e. on the whole loan).

Next valuation due April 2009

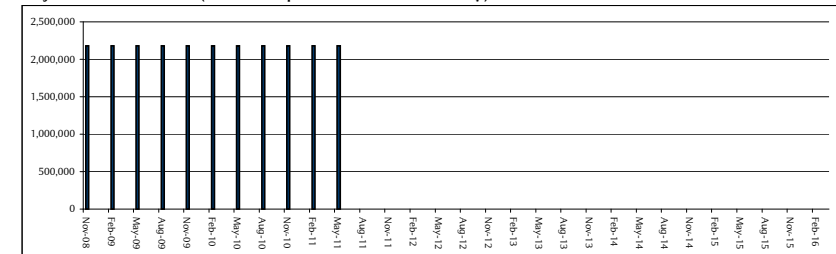
Loan Amortisation

Period	Scheduled amortisation
Aug-07	-
Nov-07	-
Feb-08	-
May-08	-
Aug-08	-
Nov-08	-
Feb-09	-
May-09	-
Aug-09	-
Nov-09	-
Feb-10	-
May-10	-
Aug-10	-
Nov-10	-
Feb-11	-
May-11	-
Aug-11	2,180,660
Nov-11	-
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

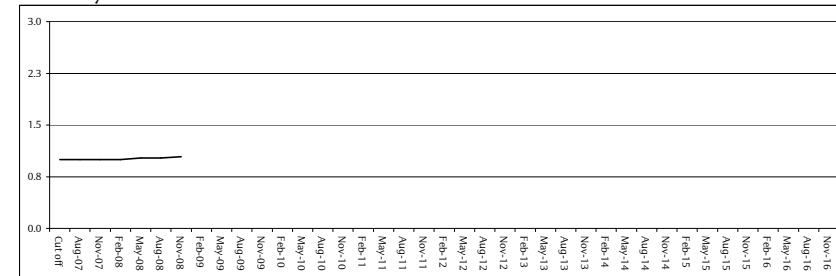
Lease Break and Maturity Profile



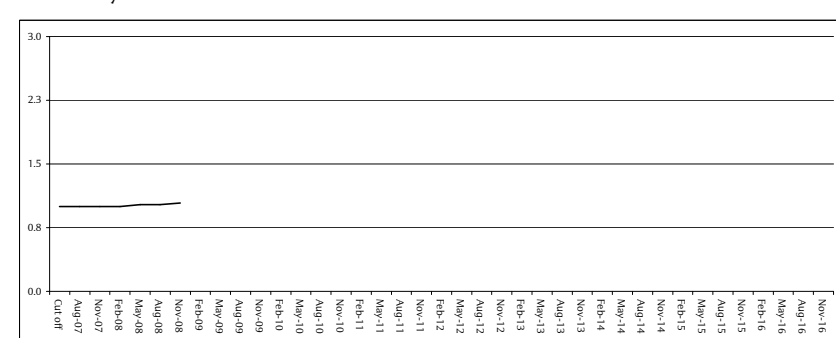
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Prins Boudewijn
Loan ID	16
Cut-Off Date Loan Balance	13,200,000
Current Loan Balance	12,742,250
Loan Factor	96.53%
Interest Rate	5.14100%
Current ICR	167.08%
Current DSCR	120.54%
Default ICR	110.00%
Cash Trap ICR	140.00%
Projected ICR	167.29%
Default LTV	80.00%
Current LTV	64.68%
# of properties	1
# of units	12
Remaining loan term	6.25 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	34.16%	3.53 years	6.53 years
Tenant 2	18.05%	1.82 years	4.82 years
Tenant 3	13.90%	2.86 years	5.86 years
Tenant 4	7.45%	0.82 years	5.32 years
Tenant 5	6.92%	5.36 years	5.36 years
Subtotal	80.48%	2.94 years	5.82 years
Rest	19.52%	2.47 years	5.82 years
Total	100.00%	2.85 years	5.82 years

Property Concentration

ID	Country	Region	% Total
Property 1	Belgium	Flanders	100.00%
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
Subtotal	-	-	100.00%
Rest	-	-	-
Total	-	-	100.00%

Loan Comment

The property comprises a multi tenanted office building located in Belgium. The anchor tenant is KPMG who accounts for 34.16% of the rent roll.

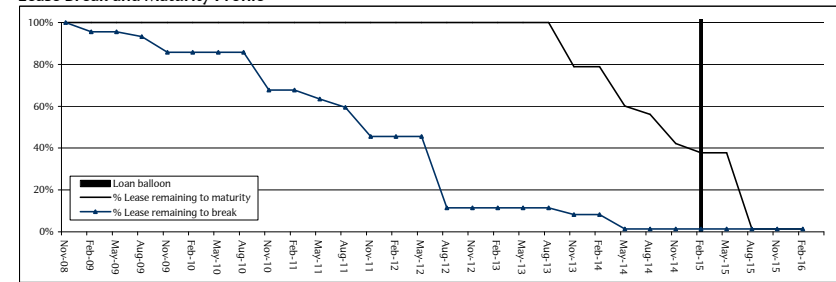
The ICR trend is steadily improving after collection of arrears from two tenants. KPMG are paying a higher rent this quarter due to increased lettings of parking spaces (let on a monthly basis).

No surplus is released in accordance with the facility documentation, surplus funds are held on escrow pending the KPMG lease break.

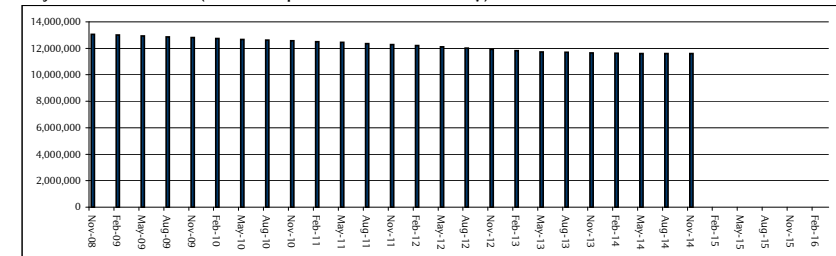
Loan Amortisation

Period	Scheduled amortisation
Aug-07	66,250
Nov-07	66,250
Feb-08	66,250
May-08	64,250
Aug-08	64,250
Nov-08	64,250
Feb-09	64,250
May-09	56,750
Aug-09	56,750
Nov-09	56,750
Feb-10	56,750
May-10	83,500
Aug-10	83,500
Nov-10	83,500
Feb-11	83,500
May-11	95,000
Aug-11	95,000
Nov-11	95,000
Feb-12	95,000
May-12	35,500
Aug-12	35,500
Nov-12	35,500
Feb-13	35,500
May-13	-
Aug-13	-
Nov-13	-
Feb-14	-
May-14	-
Aug-14	-
Nov-14	-
Feb-15	11,595,000
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

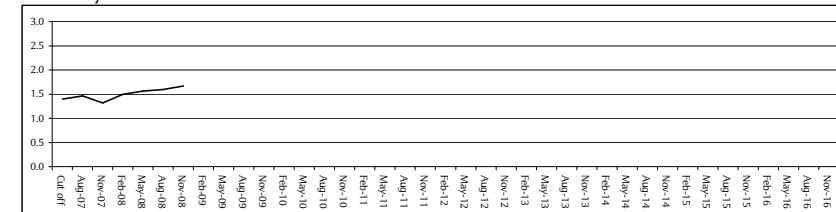
Lease Break and Maturity Profile



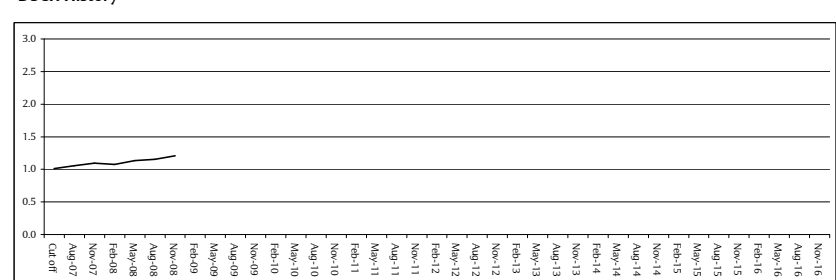
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



JUNO (ECLIPSE 2007-2) LTD

Loan Details

Loan Name	Seaford Portfolio
Loan ID	17
Cut-Off Date Loan Balance	12,735,632
Current Loan Balance	12,387,844
Loan Factor	96.52%
Interest Rate	6.00100%
Current ICR	171.56%
Current DSCR	136.00%
Cash Trap DSCR	120.00%
*Default DSCR	110.00%
Projected ICR	171.00%
Cash Trap LTV	87.50%
Current LTV	64.86%
# of properties	6
# of units	6
Remaining loan term	5.75 years

* Default on this loan is tested on the DSCR

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	24.50%	6.70 years	6.70 years
Tenant 2	17.03%	3.95 years	3.95 years
Tenant 3	15.07%	6.53 years	6.53 years
Tenant 4	14.69%	6.61 years	6.61 years
Tenant 5	14.59%	2.86 years	2.86 years
Subtotal	85.89%	5.46 years	5.46 years
Rest	14.11%	6.36 years	6.36 years
Total	100.00%	5.58 years	5.58 years

Property Concentration

ID	Country	Region	% Total
Property 1	Germany	Bavaria	25.13%
Property 2	Germany	Berlin	17.28%
Property 3	Germany	Saarland	15.18%
Property 4	Germany	North Rhine Westphalia	14.66%
Property 5	Germany	Rhineland-Palatinate	14.14%
Subtotal	-	-	86.39%
Rest	-	-	13.61%
Total	-	-	100.00%

Loan Comment

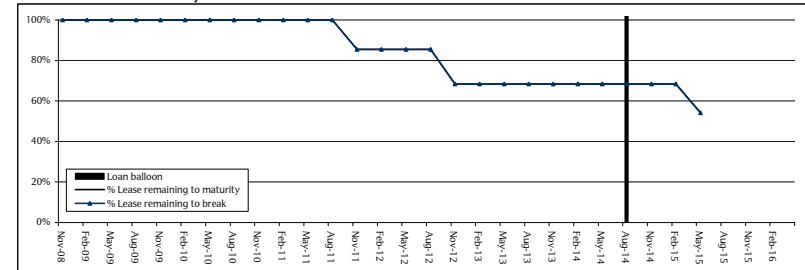
The loan is secured by a portfolio of 6 logistic centres located through out Germany and is performing as expected

The loan is above its DSCR cash trap and below LTV cash trap, so surplus funds have been released.

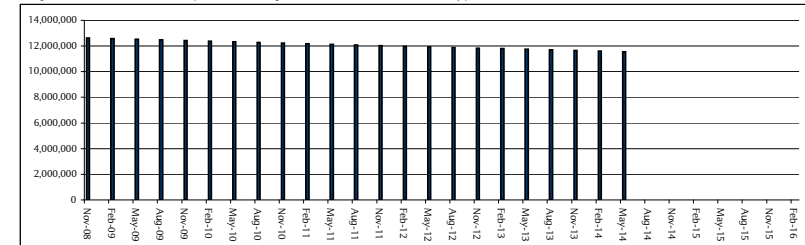
Loan Amortisation

Period	Scheduled amortisation
Aug-07	49,684
Nov-07	49,684
Feb-08	49,684
May-08	49,684
Aug-08	49,684
Nov-08	49,684
Feb-09	49,684
May-09	49,684
Aug-09	49,684
Nov-09	49,684
Feb-10	49,684
May-10	49,684
Aug-10	49,684
Nov-10	49,684
Feb-11	49,684
May-11	49,684
Aug-11	49,684
Nov-11	49,684
Feb-12	49,684
May-12	49,684
Aug-12	49,684
Nov-12	49,684
Feb-13	49,683
May-13	49,683
Aug-13	49,683
Nov-13	49,683
Feb-14	49,683
May-14	49,683
Aug-14	11,294,802
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

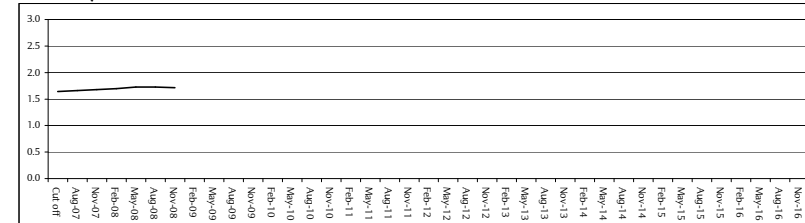
Lease Break and Maturity Profile



Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History

