

Loan Statement

Property Address

AUGUSTA COURT
1819 AUGUSTA DRIVE
HOUSTON TX 77057

Loan Number:

3505216

Payment Due Date:

02/01/26

Interest Rate:

6.791070

Contact:

Megan Rains

Description of Payment

*Charges

Principal	12,003.81
Interest	84,437.30
Tax	36,546.74
Insurance	16,944.01
Replacement	4,050.00
Rate Cap	1,498.75
Payment Amount:	155,480.61

Amount Due:

\$ 155,480.61

Payment received 10 days after the due date will be assessed a late charge of \$ 4,822.06

Your payment is set up to be drafted.

Loan Balances

Principal Balance:	14,438,994.05
Tax & Insurance Balance:	184,992.49
Reserves Balance:	59,474.98
COMPL REPAIR Balance:	.00
VAR MISC Balance:	449,845.91
Unapplied Balance:	.00
Subsidy Balance:	.00
Unpaid Late Charges Balance:	.00
Returned Check Charges Balance:	.00
Miscellaneous Fee Balance:	.00
Default Interest Balance:	.00

Year-To-Date Totals

Principal Paid:	11,253.87
Interest Paid:	87,265.39
Taxes Paid:	.00
MIP Paid:	.00
Insurance Paid:	.00

* Payments not received by the due date or other loan changes may affect the payment distribution.

January 20, 2026

M&T REALTY CAPITAL CORPORATION
PO Box 64269
Baltimore, MD 21264-4269
(800) 737-2344

Loan Number:

3505216

Payment Due Date:

02/01/26

Contact:

Megan Rains

Amount Due:

\$ 155,480.61

1819 AUGUSTA LLC

Attention: Ashley Wilson

Payment Distribution

Regular Payment:	\$
Late Charge:	\$
* Additional Principal:	\$
Other:	\$
Total Remitted:	\$

* May be subject to a Prepayment Amount.

Tran Type	Due Date/ Payee	Paid Date/ Subsidy Amount	Trans Amount/ Description	Interest/ Misc Fee	Principal/ Unapplied	Tax & Ins/ Reserves	COMPL REPAIR/ VAR MISC	Late Charge/ Ret Ck Charge
IOE	01/01/26	12/31/25	4.62	.00	.00	.00	.00	.00
		.00	Int on Escrow	.00	.00	4.62	.00	.00
REG	01/01/26	01/07/26	159,532.31	87,265.39	11,253.87	55,464.30	.00	.00
		.00	ACH	.00	.00	4,050.00	1,498.75	.00
ESC	02/01/26	01/09/26	21,854.74	.00	.00	.00	.00	.00
		.00	Rate Cap Reimb	.00	.00	.00	21,854.74	.00