

Residential Mortgage Securities 23 plc (RMS23) Investor Report

Period: January-2020

Pool Performance						Current Principal Balance	
Distribution of Loans Currently in Arrears		Mths in Arrears	No. of Loans	% of Total			% of Total
Sum of Current Principal Balance in arrears	£13,030,745	Current	802	88.91%		£96,744,849	88.13%
		>= 1 <= 2	33	3.66%		£3,606,759	3.29%
Average Loan Balance	£130,307	> 2 <= 3	20	2.22%		£2,365,482	2.15%
		> 3 <= 4	5	0.55%		£572,200	0.52%
Weighted Average LTV	78.00%	> 4 <= 5	8	0.89%		£1,413,397	1.29%
		> 5 <= 6	6	0.67%		£538,787	0.49%
Largest Loan Balance	£1,001,035	> 6 <= 7	5	0.55%		£568,362	0.52%
		> 7 <= 8	3	0.33%		£499,682	0.46%
Weighted Average Years to Maturity	10.10	> 8 <= 9	3	0.33%		£526,586	0.48%
		> 9	17	1.88%		£2,939,490	2.68%
		Total	902	100.00%		£109,775,594	100.00%

Pool Performance	This Period	Last Period	Since Issue
Annualised Foreclosure Frequency by % of original pool size	0.1269%	0.0000%	1.6972%
Cumulative Foreclosure Frequency by % of original pool size	n/a	n/a	17.1136%
Gross Losses (Principal + Interest + Arrears + Fees - Mercs)	£53,674	£66,614	£14,496,134
Gross Losses (% of original deal)	0.020%	0.0252%	5.4745%
Weighted Average Loss Severity	5.4833%	0.0000%	30.7155%

Pool Performance	Balance @ No. of Loans	31-Dec-2019 Value	This Period No. of Loans	Value	Balance @ No. of Loans	31-Jan-2020 Value
Repossession						
Properties in Possession	5	£526,306	1	(£42,009)	5	£484,297
Sold Repossessions						
Total Sold Repossessions	289	£44,704,146	1	£126,956	290	£44,831,102
Losses on Sold Repossessions	270	£14,442,460	1	£53,674	271	£14,496,134

Pool Performance			This Period		Since Issue	
Mortgage Principal Analysis			No. of Loans	Value	No. of Loans	Value
Opening mortgage principal balance	@	31-Dec-2019	909	£110,095,589	325	£51,387,064
Tap principal balance				£0	1,607	£213,404,897
Unscheduled Prepayments			(7)	(£241,858)	(1,030)	(£129,631,582)
Scheduled Repayments				(£78,138)		(£25,384,785)
Closing mortgage principal balance	@	31-Jan-2020	902	£109,775,594	902	£109,775,594
Annualised CPR				0.8%		6.0%