

# JUNO (ECLIPSE 2007-2) LTD



## QUARTERLY REPORT TO INVESTORS for the Notes payment period 20-Nov-2009 to 22-Feb-2010 Report Date 07-Apr-2010

Deal Closing date	30-May-2007
Legal Maturity date	20-Nov-2022
Next Payment date	22-Feb-2010
Next Calculation date	18-Feb-2010

# JUNO (ECLIPSE 2007-2) LTD

## Collateral performance and status report

### Contacts

#### Servicer \*

Barclays Capital Mortgage Servicing Limited  
Gareth Allatt  
5 The North Colonnade, Canary Wharf  
London E14 4BB  
Tel: +44 (0) 20 7773 7041  
Fax: +44 (0) 20 7516 7671  
bcms@barclayscapital.com

#### Trustee

Bank of New York Mellon  
Jamie Riley  
One Canada Square, Canary Wharf  
London E14 5AL  
+44 20 7964 8701  
jamie.riley@bnymellon.com

#### Issuer

JUNO (ECLIPSE 2007-2) LTD  
25-26 Windsor Place, Lower  
Pembroke Street  
Dublin 2, Ireland

#### Rating agencies

Fitch Ratings Ltd  
Tel: +44 (0) 20 7417 4216  
sf\_surveillance@fitchratings.com

Moody's Investors Service  
Tel: +44 (0) 20 7772 5399

monitor.cmbs@moodys.com

#### Liquidity Facility Provider

Danske Bank A/S  
London Branch  
75 King William Street  
London EC4N 7DT

#### Interest Rate Swap Provider

Barclays Bank Plc  
1 Churchill Place  
London E13 5 HP

#### Special Servicer

Barclays Capital Mortgage Servicing Limited  
Gareth Allatt  
5 The North Colonnade, Canary Wharf  
London E14 4BB  
Tel: +44 (0) 20 7773 7041  
Fax: +44 (0) 20 7516 7671  
bcms@barclayscapital.com

#### Cash Manager (\*\*)

Bank of New York Mellon  
Jamie Riley  
One Canada Square, Canary Wharf  
London E14 5AL  
+44 20 7964 8701  
jamie.riley@bnymellon.com

#### Originator/Seller

Barclays Bank Plc  
Christian Janssen  
1 Churchill Place  
London E14 5HP  
Tel : +44 (0) 20 7773 3648  
christian.janssen@barclayscapital.com

#### Standard & Poor's

European Surveillance  
Tel: +44 (0) 20 7176 3777  
CMBSeuropeansurveillance@standardandpoors.com

(\*) Quarterly Investor reports are available under [www.barcap.com/bcms](http://www.barcap.com/bcms)

(\*\*) Quarterly Investor reports and cash management reports are available at <https://sfr.bankofny.com>

This document has been prepared by Barclays Capital Mortgage Servicing Limited ("BCMS"), a subsidiary of Barclays Bank PLC ("Barclays"), acting as Master Servicer and Special Servicer ("Servicer") in relation to the issue of £867,950,000 Commercial Mortgage Backed Floating Rate Notes due November 2022 by Juno (ECLIPSE 2007-2) LTD (the "Notes").

This report is provided for information purposes on a confidential basis solely to holders of the Notes from time to time and prospective investors which may lawfully receive and have read the offering circular for the Notes (the "Offering Circular"). The information contained herein must be read in conjunction with, and is qualified by, the Offering Circular.

This document is not a recommendation to buy any securities. Barclays is not offering and does not purport to offer tax, regulatory, accounting or legal advice and this document should not and cannot be relied upon as such. Neither Barclays, nor any officer or employee thereof accepts any liability whatsoever for any direct or consequential losses arising from any use of this presentation or the information contained herein, including, without limitation, the reliance on any information, data or model set out herein, or the use of this document in the preparation of your financial books and records. You must rely solely on your own examinations of the offering circular, and consult your own legal, tax and accounting advisers prior to making any investment decisions or taking any other action relating to the information contained in this presentation.

Certain information contained in this report is derived from reports provided to or obtained by the Servicer from third parties. Accordingly, Barclays does not guarantee their accuracy or completeness and they should not be relied upon as such. Any modelling or back-testing in this presentation is not an indication as to future performance. The data and derived performance statistics have been produced for a simulated portfolio and do not represent actual results realised by any client. No representation is made by Barclays as to the reasonableness of the assumptions made within or the accuracy or completeness of any modelling or back-testing contained herein. All opinions and estimates included in this presentation constitute Barclays' judgement as of the date of this presentation and are subject to change without notice. The value of and income from any investment may fluctuate from day to day as a result of changes in relevant economic markets (including changes in market liquidity). The information in this presentation is not intended to predict actual results, which may differ substantially from those reflected herein.

Barclays and its respective officers, directors, partners and employees, including persons involved in the preparation or issuance of this presentation, may, in the capacity of principal or agent, from time to time act as manager, co-manager, initial purchaser, placement agent or underwriter of a public offering, or otherwise deal in, hold or act as market-makers or advisors, brokers or commercial and/or investment bankers in relation to any securities or related derivatives which are identical or similar to those to which this presentation relates.

Barclays Capital, the investment banking division of Barclays Bank PLC, is authorised and regulated by the United Kingdom Financial Services Authority and is member of the London Stock Exchange. Barclays Bank PLC is registered in England No. 1026167. Registered office: 1 Churchill Place, London E14 5HP. Copyright in this presentation is owned by Barclays Bank PLC, 2010 (all rights reserved). This presentation is confidential, and no part of it may be reproduced, distributed or transmitted to any other person or incorporated into another document or other material without the prior written permission of Barclays.

Deal Closing date	30-May-07
Legal Maturity date	20-Nov-22
Next Payment date	22-Feb-10
Next Calculation date	18-Feb-10

Contacts

Servicer \*

Barclays Capital Mortgage Servicing Limited

Gareth Allatt

5 The North Colonnade, Canary Wharf

London E14 4BB

Tel: +44 (0) 20 7773 7041

Fax: +44 (0) 20 7516 7671

Table of Contents	Page
Issuance Summary .....	3
Executive Summary.....	4
Loan Information	
Loan Pool Information.....	5
Loan Comments.....	6
Loan ICR History.....	7
Loan DSCR History.....	8
Loan LTV History.....	9
Loan Balance History.....	10-11
Charts.....	12
Property Information	
Location and Property Type Distribution.....	13
Vacancy Analysis (sq. ft.).....	14
Vacancy Analysis (ERV).....	15
Tenancy Concentration.....	16
Loan by Loan Information.....	17-33
Servicer Report	
Watchlist Table.....	34
Special Servicing .....	35-38
Delinquencies Table.....	39
Realised Losses.....	39

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 17-Nov-2009 to 17-Feb-2010

Deal Closing date	30 May 2007
Legal Maturity date	20 November 2022
Next Payment date	22 February 2010
Next Calculation date	18 February 2010

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	618,803,834	29,943,661	588,860,174	0.86949
Class X	XS0299976596	XS0302319610	600,000	60,000	-	60,000	0.10000
Class B	XS0299976752	XS0302320386	69,150,000	68,257,974	-	68,257,974	0.98710
Class C	XS0299976836	XS0302320543	74,300,000	73,341,539	-	73,341,539	0.98710
Class D	XS0299977057	XS0302320899	40,900,000	40,372,395	-	40,372,395	0.98710
Class E	XS0299977131	XS0302321194	5,750,000	5,750,000	-	5,750,000	1.00000
Total			867,950,000	806,585,743	29,943,661	776,642,082	

Class	Coupon Rate	Interest Distribution	Interest Shortfall	Principal Loss Writedown
Class A	1.039000%	1,735,792	-	-
Class X	N/A	952,957	-	-
Class B	1.109000%	193,454	-	-
Class C	1.279000%	239,722	-	-
Class D	1.759000%	181,481	-	-
Class E	4.359000%	64,053	-	-
Total		3,367,459	-	-

Class	Original Rating			Current Rating			On Watch			Outlook		
	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	A	Baa3	A	No	No	No	No	No	No
Class X	AAA	Aaa	AAA	AAA	Aaa	A	No	No	No	No	No	No
Class B	AA	Aa3	AA	BB	B3	BBB-	No	No	No	No	No	No
Class C	A	NR	A	CCC	NR	BB	No	No	No	Negative	No	No
Class D	BBB	NR	BBB	CC	NR	B	No	No	No	Negative	No	No
Class E	BB	NR	BB	CC	NR	B-	No	No	No	Negative	No	No

\* Note: Principal Distribution due to scheduled principal repayment of loan pool.

S&P have downgraded the class D & E notes to 'BB' and 'B' from 'BBB' and 'BB' respectively.

Moody's have downgraded the class A note from Aaa to Baa3 and the class B note from Aa3 to B3, 06/10/2009

Fitch have downgraded the class A note from AAA to A, class B note from AA to BB, class C note from A to CCC, Class D note from BBB to CC and the class E note from BB to CC, Nov 2009.

- The aggregate outstanding loan balance is €776,581,965
- All loan interest and amortisation payments (where applicable) have been made.
- Scheduled principal repayments for this period were €1,374,531 unscheduled prepayments were €1,238,105
- Loan 1 (Keops Portfolio) remains in special servicing, please see page 35 for further detail.
- Loan 2 (Neumarkt) remains in special servicing, please see page 36 for further detail.
- Loan 3 (SCI Clichy) remains in special servicing, please see page 37 for further detail.
- Loan 4 (Obelisco Portfolio) remains on the watchlist, please see page 34 for further detail.
- Loan 5 (Petersbogen) remains on the Watchlist this quarter, please see page 34 for further detail.
- Loans 7 and 8 (Den Tir Senior and Junior) remain in special servicing, Jones Lang LaSalle have reported to the special servicer on strategic options, please see page 38 for further detail.
- Loan 9 (Ostend) CDS was terminated 19th Feb 2010 and has been removed from the vehicle.
- Loan 10 (CEPL Levallois) prepaid in full €23,980,188 on 25 August 2009.
- No loans are maturing within the next 12 months.
- Investor reports are available on the BCMS website ([www.barcap.com/bcms](http://www.barcap.com/bcms)).

JUNO (ECLIPSE 2007-2) LTD

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	MV	Remaining Term (years)
1	Keops Portfolio**	249,822,580	28.73%	99.43%	1.99	1.49	76.51%	70.95%	248,452,079	224,431,574	28.90%	84.70%	4.85	4.01	1.77	89.31%	75.46%	286,336,451	1.75
2	Neumarkt	122,312,500	14.07%	100.00%	1.51	1.51	69.04%	69.04%	122,312,500	122,312,500	15.75%	100.00%	1.23	0.96	1.23	95.56% +	95.56% +	128,000,000	3.50
3	SCI Clichy	112,712,020	12.96%	100.00%	1.65	1.65	76.47%	76.47%	112,712,020	112,712,020	14.51%	100.00%	1.00	1.00	1.00	78.24%	78.24%	144,060,000	1.75
4	Obelisco Portfolio	89,000,000	10.24%	100.00%	2.30	2.30	38.85%	38.85%	89,000,000	82,072,122	10.57%	92.22%	1.11	1.16	1.11	38.00% +	38.00% +	216,000,000	5.75
5	Petersbogen	73,910,000	8.50%	99.06%	1.60	1.26	70.39%	65.95%	73,662,000	71,267,000	9.18%	96.11%	1.42	1.52	1.21	75.57%	73.17%	94,300,000	3.75
6	Pyrus Portfolio	36,327,000	4.18%	99.84%	1.51	1.33	67.28%	63.17%	36,254,000	35,542,000	4.58%	97.69%	1.46	1.53	1.28	65.83%	63.17%	53,990,000	4.75
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	3.22%	100.00%	1.00	0.80	1.00	135.57%	135.57%	18,440,000	6.25
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	0.70%	92.37%	0.78	0.63	0.78	165.10%	153.42%	-	6.25
9	Ostend ++	27,748,000	3.19%	98.92%	1.63	1.14	76.02%	65.67%	27,597,000	CDS called	-	-	-	-	-	-	-	-	-
10	CEPL Levallois	23,980,188	2.76%	100.00%	1.53	1.53	72.89%	72.89%	23,980,188	prepaid	-	-	-	-	-	-	-	-	-
11	Nordhausen	22,242,995	2.56%	98.75%	1.70	1.19	76.70%	58.03%	22,115,958	20,677,081	2.66%	91.80%	1.63	1.74	1.10	71.30%	58.03%	29,000,000	6.50
12	Le Croissant	20,650,000	2.37%	100.00%	1.24	1.24	84.11%	77.09%	20,650,000	20,265,000	2.61%	98.14%	1.54	1.57	1.15	92.96% +	86.81% +	21,800,000	3.75
13	Monheim	17,638,000	2.03%	99.55%	1.65	1.30	81.28%	74.17%	17,568,000	16,808,000	2.16%	94.87%	2.72	2.79	1.82	77.46%	74.17%	21,700,000	2.50
14	Senior Monaco	14,000,000	1.61%	100.00%	1.18	1.18	66.04%	66.00%	14,000,000	13,273,584	1.71%	94.81%	1.02	1.04	1.02	65.73%	56.46%	23,510,000	1.50
15	Junior Monaco	2,300,000	0.26%	100.00%	1.00	1.00	76.89%	76.90%	2,300,000	2,180,660	0.28%	94.81%	1.02	1.04	1.02	65.73%	65.73%	-	1.50
16	Prins Boudewijn	13,200,000	1.52%	100.00%	1.40	1.01	71.93%	63.19%	13,133,750	12,451,000	1.60%	94.33%	1.68	1.70	1.25	76.78%	71.51%	16,215,520	5.00
17	Seaford Portfolio	12,735,632	1.46%	99.23%	1.64	1.30	66.68%	59.14%	12,685,948	12,139,424	1.56%	94.58%	2.04	2.08	1.53	63.56%	59.14%	19,100,000	4.50
TOTAL		869,478,915	100.00%						867,323,443	776,581,965	100.00%							1,072,451,971	
MINIMUM		2,300,000	0.26%	98.75%	1.00	1.00	38.85%	38.85%	2,300,000	2,180,660	0.28%	84.70%	0.78	0.63	0.78	38.00%	38.00%	16,215,520	1.50
MAXIMUM		249,822,580	28.73%	100.00%	2.30	2.30	84.11%	77.09%	248,452,079	224,431,574	28.90%	100.00%	4.85	4.01	1.82	165.10%	153.42%	286,336,451	6.50
WEIGHTED AVERAGE		51,145,819	14.36%	99.66%	1.76	1.53	70.18%	66.62%	51,019,026	48,536,373	15.48%	93.58%	2.31	2.04	1.34	81.24%	75.82%	63,085,410	3.23

\* 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 €14, 616,485). The Keops Reference Obligation Balance shown above is the relevant Credit Default Swap notional amount and represents the maximum permitted balance (Includes €4,443,620 of undrawn limit) The current LTV shown above is calculated using the Credit Default Swap notional amount. (The LTV using Drawn balances only is 87.51%). 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 revaluations in relation loans 1, 2, 4 and 16 (Keops, Neumarkt, Obelisco and Prins Boudewijn).

++ Suspension of amortisation until Feb 2010 in relation to loan number 7 & 8 (Senior and Junior Den Tir).

# 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	This loan has been placed into special servicing, see page 35 for further detail. Loan amortised €1,374,531 as scheduled this quarter and further prepaid €1,238,105 following a sale of a property.
2	This loan remains in special servicing, please see page 36 for further detail.
3	This loan remains in special servicing, please see page 37 for further detail.
4	This loan remains on watchlist, please see page 34 for further detail.
5	Loan amortised €173,000 as scheduled this quarter. The loan remains on watchlist, please see page 34 for further detail.
6	Loan amortised €67,000 as scheduled this quarter.
7	This loan remains in special servicing. This loan is interest only and no amortisation was scheduled this quarter. See page 38 for further detail.
8	This loan remains in special servicing. This loan is interest only and no amortisation was scheduled this quarter. See page 38 for further detail.
9	This loan remains in special servicing, please see page 39 for further comment. Amortisation on this loan has been suspended until Feb 2010.
10	This loan prepaid in full on 25th August 2009.
11	Loan amortised €135,661 as scheduled this quarter.
12	Loan amortised €85,000 as scheduled this quarter.
13	Loan amortised €73,000 as scheduled this quarter.
14	This loan is interest only and no amortisation was scheduled this quarter.
15	This loan is interest only and no amortisation was scheduled this quarter.
16	Loan amortised €56,750 as scheduled this quarter.
17	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	2.10	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	1.82	1.45	1.34	1.42	1.52	1.47	1.37	1.08	0.95	1.39	1.82	1.45	1.70	1.02	1.02	1.70	1.55	1.53
May-09	2.37	1.39	1.00	1.28	1.64	1.68	1.01	0.80	1.02	1.86	1.88	1.49	2.30	1.09	1.09	1.93	2.12	1.66
Aug-09	5.12	1.56	1.00	1.18	1.41	1.64	1.00	0.79	0.91	prepaid	1.87	1.55	2.50	1.08	1.08	1.71	2.07	2.36
Nov-09	6.46	1.23	1.00	1.20	1.45	1.67	1.00	0.78	1.00	-	1.84	1.54	2.65	1.06	1.06	1.61	2.09	2.76
Feb-10	4.85	1.23	1.00	1.11	1.42	1.46	1.00	0.78	CDS called	-	1.63	1.54	2.72	1.02	1.02	1.68	2.04	2.31
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	1.49	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	1.30	1.04	1.04	1.21	1.36	1.57
Feb-09	1.45	1.45	1.34	1.42	1.29	1.29	1.37	1.08	0.95	1.39	1.25	1.12	1.32	1.02	1.02	1.23	1.23	1.36
May-09	1.65	1.39	1.00	1.28	1.30	1.43	1.01	0.80	1.02	1.86	1.27	1.14	1.60	1.09	1.09	1.43	1.58	1.37
Aug-09	3.28	1.56	1.00	1.18	1.19	1.44	1.00	0.79	0.91	prepaid	1.26	1.19	1.73	1.08	1.08	1.27	1.55	1.77
Nov-09	3.66	1.23	1.00	1.20	1.23	1.46	1.00	0.78	1.00	-	1.25	1.19	1.79	1.06	1.06	1.20	1.57	1.88
Feb-10	1.77	1.23	1.00	1.11	1.21	1.28	1.00	0.78	CDS called	-	1.10	1.15	1.82	1.02	1.02	1.25	1.53	1.34
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%	66.04%	76.89%	71.93%	66.68%	70.18%
Aug-07	74.24%	69.04%	76.47%	38.85%	70.39%	67.28%	65.19%	80.57%	76.02%	72.89%	76.70%	84.11%	81.28%	66.04%	76.89%	71.93%	66.68%	69.53%
Nov-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%	72.90%	72.90%	71.21%	66.16%	69.90%
Feb-08	75.39%	69.04%	76.47%	38.85%	69.87%	66.93%	65.19%	80.34%	74.78%	72.89%	75.40%	84.11%	80.37%	68.00%	60.80%	70.85%	65.90%	69.64%
May-08	73.07%	69.04%	76.47%	38.85%	69.45%	66.82%	71.06%	87.30%	74.30%	72.89%	74.96%	84.11%	80.07%	60.19%	60.19%	65.70%	65.64%	68.91%
Aug-08	72.89%	69.04%	76.47%	38.85%	69.20%	66.69%	71.00%	87.30%	74.00%	72.89%	74.50%	80.00%	79.80%	60.19%	60.19%	65.30%	65.38%	68.69%
Nov-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%	60.19%	60.19%	65.01%	65.12%	68.19%
Feb-09	79.33%	68.14%	78.24%	36.15%	69.45%	66.46%	71.06%	86.50%	100.64%	69.83%	73.60%	80.00%	79.12%	60.19%	60.19%	64.68%	64.86%	71.00%
May-09	79.07%	68.14%	78.24%	36.39%	69.44%	66.34%	135.57%	165.13%	100.64%	69.83%	73.20%	79.72%	78.81%	60.19%	60.19%	77.92%	64.60%	73.53%
Aug-09	78.75%	68.14%	78.24%	38.17%	76.16%	66.20%	135.57%	165.13%	100.64%	69.80%	72.70%	79.43%	78.45%	65.73%	65.73%	77.57%	64.34%	74.24%
Nov-09	78.50%	68.14%	78.24%	41.23%*	75.96%*	66.08%*	135.57%*	165.13%*	100.64%*	69.83%*	72.20%*	79.13%*	78.12%*	65.73%*	65.73%*	77.22%*	64.08%*	74.65%*
Feb-10	78.86%	98.64%	78.24%	38.59%	75.76%	65.95%	135.57%	165.13%	144.75%	prepaid	71.80%	93.35%	77.79%	65.73%	65.73%	76.88%	63.82%	81.00%
May-10	89.31%	95.56%	78.24%	38.00%	75.57%	65.83%	135.57%	165.10%	CDS called	-	71.30%	92.96%	77.46%	65.73%	65.73%	76.78%	63.56%	81.24%
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 revaluations in relation loans 1, 2, 4 and 16 (Keops, Neumarkt, Obelisco and Prins Boudewijn)

+ LTV calculated on a whole loan basis.

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	249,822,580	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	5,810,000	27,446,000	23,980,188
Nov-07	245,719,353	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	244,639,124	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	234,385,873	122,312,500	112,712,020	87,700,278	72,001,000	35,819,000	25,000,000	5,450,000	26,691,000	23,980,188
May-09	232,454,149	122,312,500	112,712,020	87,700,278	71,816,000	35,740,000	25,000,000	5,450,000	26,691,000	23,980,188
Aug-09	231,703,212	122,312,500	112,712,020	82,072,122	71,629,000	35,675,000	25,000,000	5,450,000	26,691,000	23,980,188
Nov-09	227,044,210	122,312,500	112,712,020	82,072,122	71,440,000	35,609,000	25,000,000	5,450,000	26,691,000	prepaid
Feb-10	224,431,574	122,312,500	112,712,020	82,072,122	71,267,000	35,542,000	25,000,000	5,450,000	CDS called	-
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

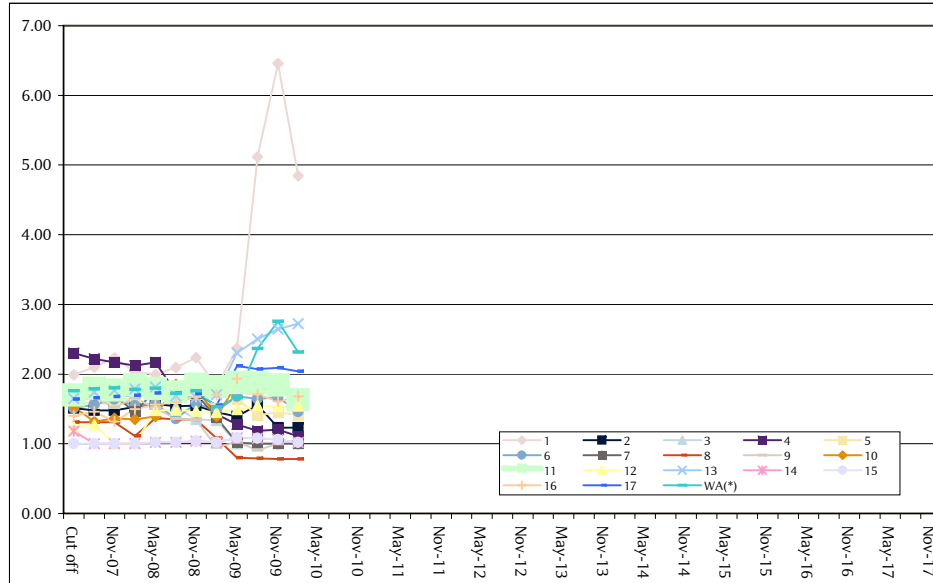
Table (7) Loan Balance History - Continued

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	869,478,915
Aug-07	21,989,969	20,650,000	17,505,000	13,273,584	2,180,660	13,067,500	12,636,264	863,815,889
Nov-07	21,865,013	20,650,000	17,441,000	13,273,584	2,180,660	13,001,250	12,586,580	862,124,148
Feb-08	21,738,921	20,650,000	17,376,000	13,273,584	2,180,660	12,935,000	12,536,896	860,790,728
May-08	21,609,541	20,650,000	17,305,000	13,273,584	2,180,660	12,870,750	12,487,212	859,312,579
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	21,218,613	20,575,000	17,101,000	13,273,584	2,180,660	12,678,000	12,338,160	845,416,877
May-09	21,082,464	20,500,000	17,024,000	13,273,584	2,180,660	12,621,250	12,288,476	842,826,570
Aug-09	20,947,180	20,425,000	16,953,000	13,273,584	2,180,660	12,564,500	12,238,792	835,807,758
Nov-09	20,812,742	20,350,000	16,881,000	13,273,584	2,180,660	12,507,750	12,189,108	806,525,696
Feb-10	20,677,081	20,265,000	16,808,000	13,273,584	2,180,660	12,451,000	12,139,424	776,581,965
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	-	-	-	-	-	-	-	-

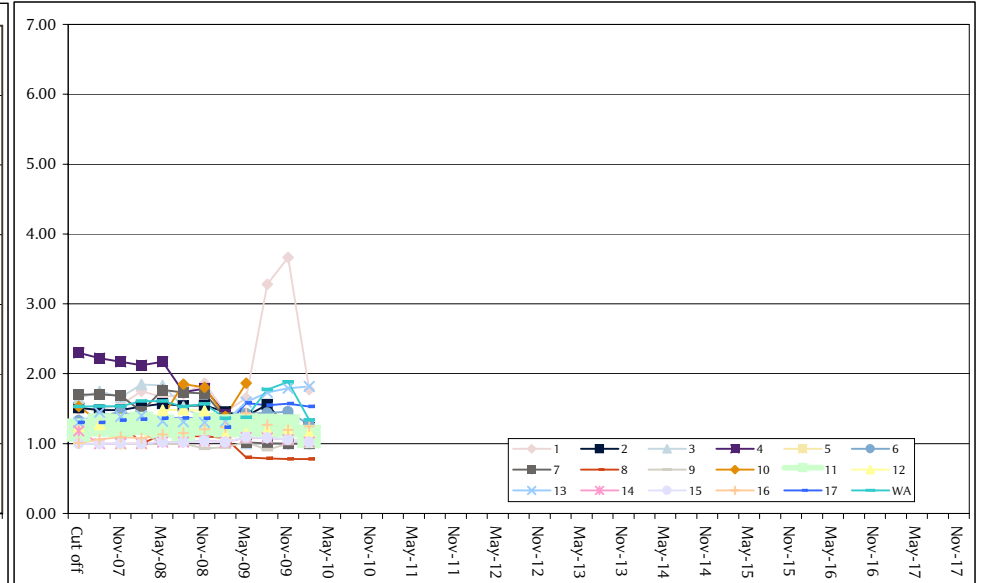
# JUNO (ECLIPSE 2007-2) LTD

## LOAN INFORMATION

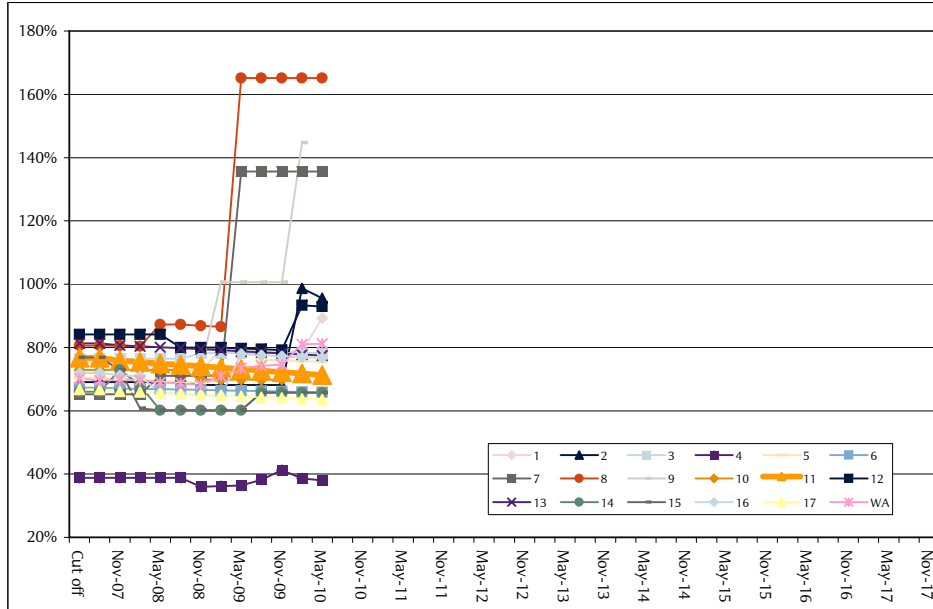
Loan ICR Chart



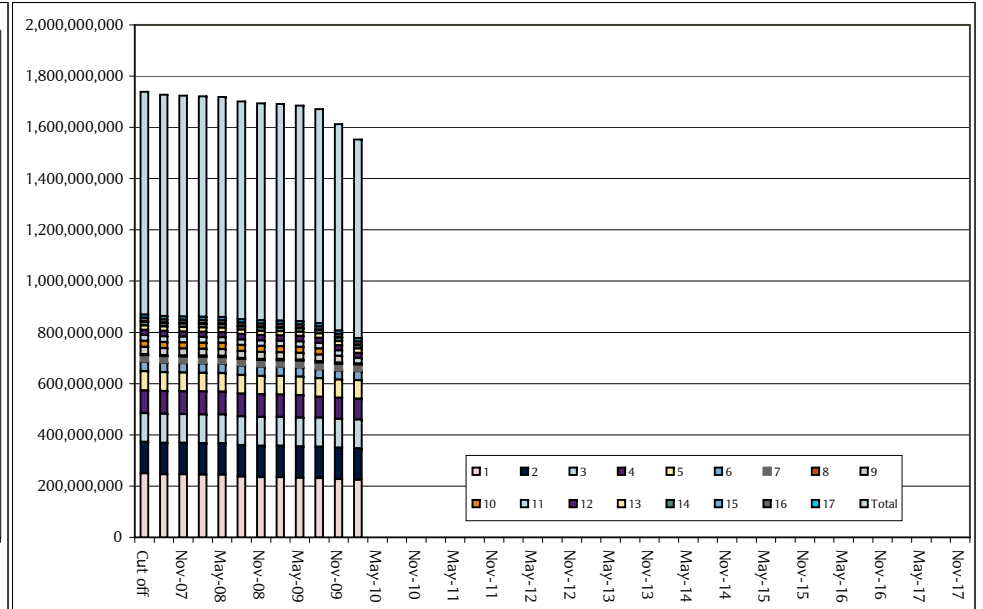
Loan DSCR Chart



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	3	63,166,000	8.13%	10.60%	56,455,520 *	6.34%	5.63%	124.56%	78.66%	115.83%
France	Ile de France	1 **	112,712,020	14.51%	15.70%	144,060,000 *	2.88%	6.00%	78.24%	75.84%	78.24%
Germany	Bavaria	1	3,050,745	0.39%	0.37%	4,800,000	6.33%	6.41%	63.56%	66.68%	59.14%
Germany	Berlin	1	2,097,387	0.27%	0.25%	3,300,000	6.29%	6.48%	63.56%	66.68%	59.14%
Germany	Brandenburg	1	1,652,487	0.21%	0.20%	2,600,000	6.49%	6.82%	63.56%	66.68%	59.14%
Germany	Hamburg	1	9,874,606	1.27%	1.16%	15,000,000	5.62%	4.46%	65.83%	67.28%	63.17%
Germany	North Rhine Westphalia	7	162,946,806	20.98%	18.90%	185,990,000 *	5.98%	5.01%	89.32%	70.09%	88.80%
Germany	Rhineland-Palatinate	1	1,716,044	0.22%	0.21%	2,700,000	6.50%	6.79%	63.56%	66.68%	59.14%
Germany	Saarland	1	1,843,159	0.24%	0.22%	2,900,000	6.24%	6.53%	63.56%	66.68%	59.14%
Germany	Saxony	1	71,267,000	9.18%	8.50%	94,300,000	6.34%	5.52%	75.57%	70.39%	73.17%
Germany	Schleswig-Holstein	1	3,620,689	0.47%	0.43%	5,500,000	4.77%	5.15%	65.83%	67.28%	63.17%
Germany	Thuringia	1	20,677,081	2.66%	2.56%	29,000,000	7.28%	4.45%	71.30%	76.70%	58.03%
Italy	Lazio	7	60,490,194	7.79%	7.59%	159,200,000	2.43%	3.72%	38.00%	38.85%	38.00%
Italy	Lombardy	2	18,732,202	2.41%	2.29%	49,300,000	3.77%	3.35%	38.00%	38.85%	38.00%
Italy	Puglia	1	2,849,726	0.37%	0.36%	7,500,000	3.17%	2.64%	38.00%	38.85%	38.00%
Monaco	Monte Carlo	1	15,454,244	1.99%	1.87%	23,510,000	3.41%	3.71%	65.73%	76.89%	65.73%
Sweden	Gothenburg Region	60	111,386,908	14.34%	13.34%	142,110,718	7.74%	6.76%	78.38%	76.53%	78.22%
Sweden	Malmö Region	5	22,548,098	2.90%	3.00%	28,767,531	5.47%	5.85%	78.38%	76.53%	78.22%
Sweden	Northern Region	9	8,030,234	1.03%	1.06%	10,245,211	5.98%	6.83%	78.38%	76.53%	78.22%
Sweden	Southern Region	53 **	37,441,836	4.82%	5.62%	47,769,403	7.59%	8.13%	78.38%	76.53%	78.22%
Sweden	Stockholm Region	24 **	45,024,497	5.80%	5.72%	57,443,588	7.00%	7.29%	78.38%	76.53%	78.22%
<b>Total</b>		<b>182 **</b>	<b>776,581,965</b>	<b>100.00%</b>	<b>99.94%</b>	<b>1,072,451,971</b>	<b>5.29%</b>	<b>5.80%</b>	<b>79.03%</b>	<b>70.18%</b>	<b>77.38%</b>

\* Property revaluations in relation loans 1, 2, 4 and 16 (Keops, Neumarkt, Obelisco and Prins Boudewijn)

\*\* 4 Property disposals in relation to loan 1 (Keops Portfolio) and loan 9 (Ostend) no longer forms part of the securitisation.

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	58,662.42	0.01%	74,843
Hospitality - Hotel	2	2,610,107	0.30%	3,410,567	2	2,515,966.22	0.32%	3,209,944
Industrial - Light industrial	43	47,856,116	5.50%	62,532,492	34	39,968,665.37	5.15%	50,993,207
Logistics - Warehouse	19	37,440,699	4.35%	64,085,117	18	35,831,073.77	4.61%	63,186,230
Mixed - Mixed	9	9,999,164	1.15%	13,065,679	8	8,330,064.31	1.07%	10,627,743
Office - Business park	1	13,200,000	1.52%	18,350,000	1	12,451,000.00	1.60%	16,215,520
Office - Out of town office	1	17,638,000	2.03%	21,700,000	1	16,808,000.00	2.16%	21,700,000
Office - Prime CBD office	8	66,649,663	7.67%	86,990,753	8	64,622,046.64	8.32%	86,239,739
Office - Secondary CBD office	78	331,764,072	38.16%	532,865,224	69	294,242,694.53	37.89%	469,037,759
Other - Educational	2	2,210,473	0.25%	2,888,375	2	2,863,595.40	0.37%	3,653,460
Other - Other	1	29,140	0.00%	38,077	1	26,072.19	0.00%	33,264
Residential - Apartment	10	37,836,033	4.31%	55,961,819	9	36,402,382.23	4.69%	55,087,701
Retail - Shopping Centre	28	279,964,156	32.20%	389,804,696	24	241,784,660.55	31.13%	263,392,560
Retail - Supermarket	1	22,242,995	2.56%	29,000,000	1	20,677,081.00	2.66%	29,000,000
<b>TOTAL</b>	<b>206</b>	<b>869,478,915</b>	<b>100.00%</b>	<b>1,280,742,840</b>	<b>182 **</b>	<b>776,581,965</b>	<b>100.00%</b>	<b>1,072,451,971*</b>

\* Property revaluations in relation loans 1, 2, 4 and 16 (Keops, Neumarkt, Obelisco and Prins Boudewijn)

\*\* 4 Property disposals in relation to loan 1 (Keops Portfolio) and loan 9 (Ostend) no longer forms part of the securitisation.

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	168 **	705,995,683	90.91%	959,653,176
Leasehold	10	25,563,411	2.94%	36,720,725	7	21,345,962	2.75%	27,563,976
Freehold/Leasehold	11	118,264,124	13.60%	184,276,853	7	49,240,320	6.34%	85,234,819
<b>TOTAL</b>	<b>206</b>	<b>869,478,915</b>	<b>100.00%</b>	<b>1,280,742,840</b>	<b>182 **</b>	<b>776,581,965</b>	<b>100.00%</b>	<b>1,072,451,971*</b>

\* Property revaluations in relation loans 1, 2, 4 and 16 (Keops, Neumarkt, Obelisco and Prins Boudewijn)

\*\* 4 Property disposals in relation to loan 1 (Keops Portfolio) and loan 9 (Ostend) no longer forms part of the securitisation.

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

Loan ID	Vacancy (Current)	Vacancy (Previous)	Vacancy (Cut-Off Date)
1	15.81%	12.49%	15.71%
2	13.07%	22.29%	6.97%
3	38.14%	38.13%	0.00%
4	52.35%	52.35%	23.87%
5	1.32%	1.18%	1.94%
6	4.66%	4.66%	4.93%
7	36.95%	33.14%	9.04%
8	-	-	-
9	0.00%	17.02%	30.94%
10	0.00%	0.00%	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	9.36%	9.26%	3.89%
17	0.00%	0.00%	0.00%
WA (Bal.)	19.37%	19.63%	14.66%

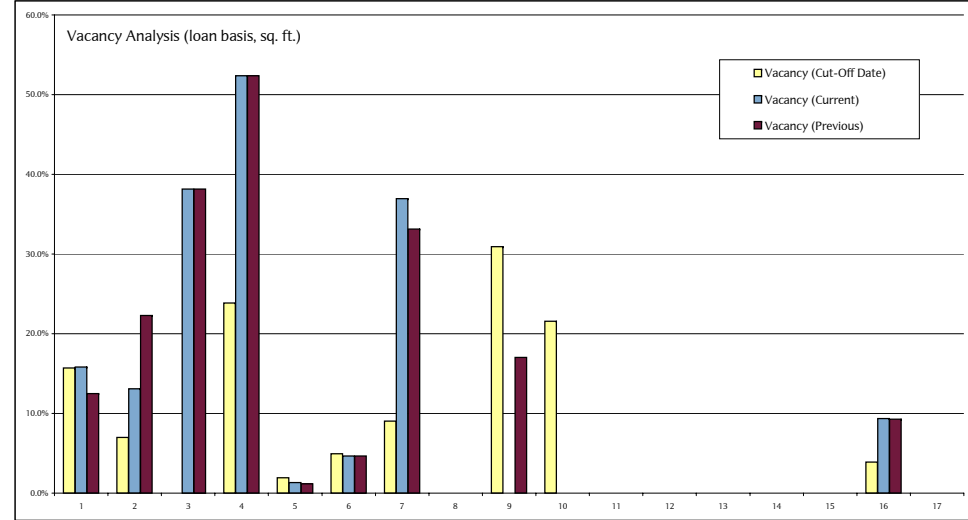
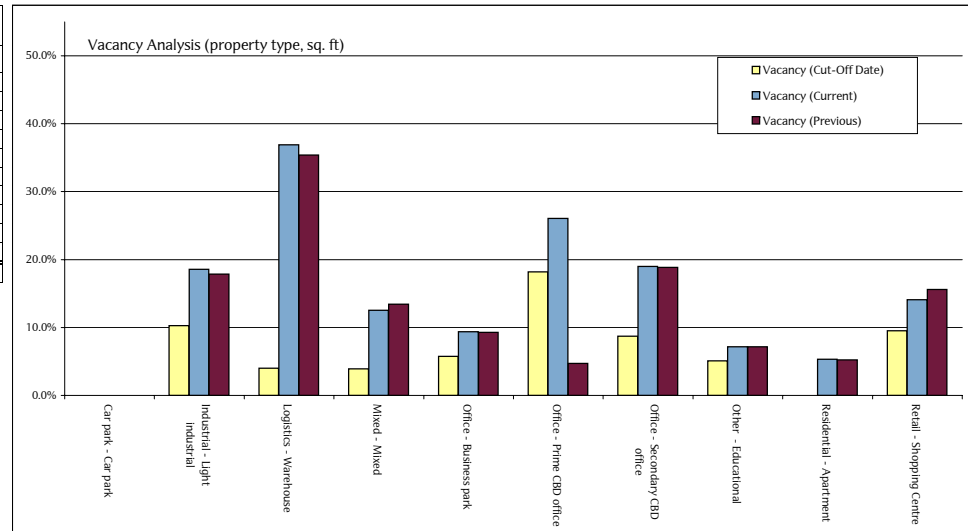


Table (5) Vacancy Analysis (property type, sqm)

Property Type	Vacancy (Current)		Vacancy (Previous)		Vacancy (Cut-Off Date)	
	# of Units	% Vacancy	# of Units	% Vacancy	# of Units	% Vacancy
Car park - Car park	7	0.00%	6	0.00%	0	0.00%
Industrial - Light industrial	66	18.56%	67	17.84%	62	10.26%
Logistics - Warehouse	35	36.92%	35	35.40%	22	4.02%
Mixed - Mixed	90	12.55%	94	13.45%	73	9.46%
Office - Business park	3	9.36%	3	9.26%	1	3.89%
Office - Prime CBD office	47	26.04%	42	4.73%	36	5.75%
Office - Secondary CBD office	255	19.02%	254	18.88%	239	18.19%
Other - Educational	9	7.14%	9	7.14%	11	8.74%
Residential - Apartment	12	5.32%	10	5.23%	11	5.08%
Retail - Shopping Centre	149	14.07%	141	15.58%	117	9.51%
<b>TOTAL</b>	<b>673</b>	<b>18.91%</b>	<b>661</b>	<b>16.80%</b>	<b>572</b>	<b>11.16%</b>
<b>TOTAL UNITS</b>	<b>3097</b>					



PROPERTY INFORMATION

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

Loan ID	Vacancy (Current)	Vacancy (Previous)	Vacancy (Cut-Off Date)
1	11.64%	10.83%	15.33%
2	8.72%	13.50%	6.80%
3	39.96%	40.08%	0.00%
4	44.27%	44.27%	30.77%
5	1.57%	1.41%	2.01%
6	4.37%	4.37%	4.77%
7	35.29%	31.64%	8.62%
8	-	-	-
9	0.00%	15.60%	26.45%
10	0.00%	0.00%	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	9.35%	8.26%	6.01%
17	0.00%	0.00%	0.00%
WA (Bal.)	16.85%	17.20%	14.53%

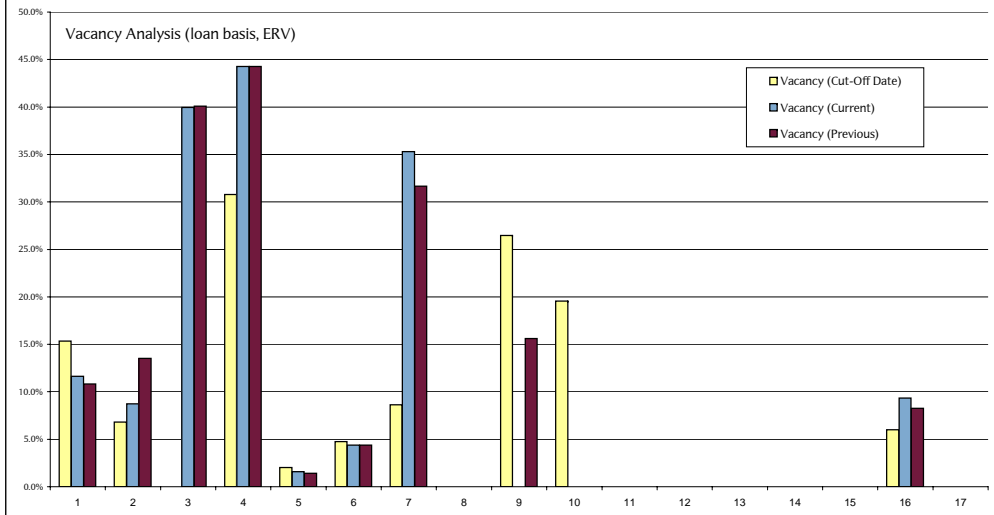
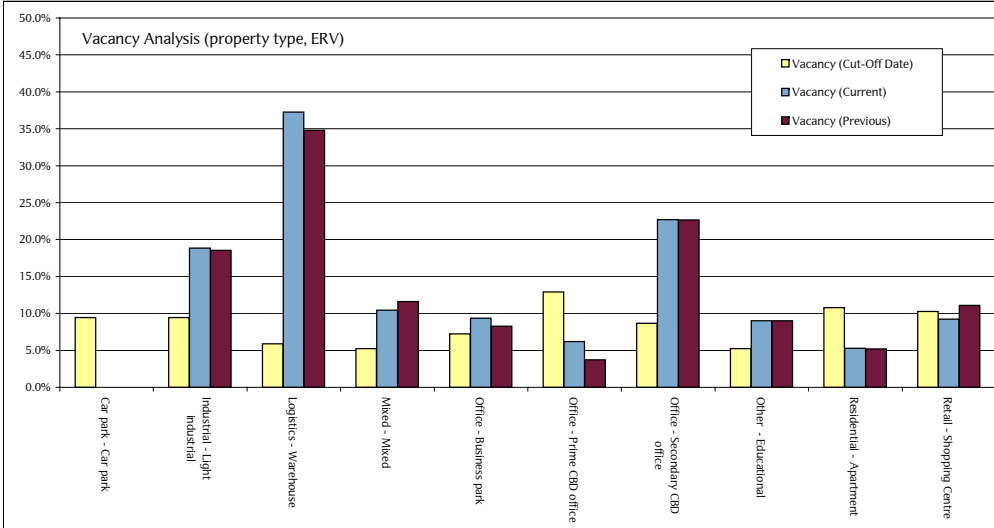


Table (5) Vacancy Analysis (property type, ERV)

Property Type	Vacancy (Current)		Vacancy (Previous)		Vacancy (Cut-Off Date)	
	# of Units	% Vacancy	# of Units	% Vacancy	# of Units	% Vacancy
Car park - Car park	7	0.00%	6	0.00%	62	9.44%
Industrial - Light industrial	66	18.84%	67	18.52%	62	9.44%
Logistics - Warehouse	35	37.27%	35	34.78%	22	5.89%
Mixed - Mixed	90	10.45%	94	11.62%	73	8.58%
Office - Business park	3	9.35%	3	8.26%	1	5.26%
Office - Prime CBD office	47	6.22%	42	3.73%	36	7.22%
Office - Secondary CBD office	255	22.69%	254	22.65%	239	12.93%
Other - Educational	9	9.03%	9	9.03%	11	8.68%
Residential - Apartment	12	5.28%	10	5.18%	11	5.24%
Retail - Shopping Centre	149	9.22%	141	11.11%	117	10.80%
<b>TOTAL</b>	<b>673</b>	<b>17.06%</b>	<b>661</b>	<b>16.89%</b>	<b>572</b>	<b>10.28%</b>
<b>TOTAL UNITS</b>	<b>3097</b>					



# JUNO (ECLIPSE 2007-2) LTD

## TENANCY CONCENTRATION ANALYSIS

Table (1) Tenancy Concentration

Top 20 tenants	% Rent roll	Cumulative %
Telefon AB LM Ericsson	4.94%	4.94%
Mac Cann Erickson Paris	4.27%	9.21%
SKF Sverige AB	2.43%	11.64%
AVA Allgemeine Handelsgesellschaft der Verbraucher AG	2.35%	13.99%
Cinestar	1.88%	15.87%
Pan Klinik	1.86%	17.72%
Cognis Deutschland GmbH & Co. KG	1.83%	19.55%
SAAB AB	1.72%	21.27%
Ministero delle Finanze	1.70%	22.97%
European Commission	1.67%	24.64%
Mayersche Buchhandlung	1.62%	26.26%
Swedbank AB	1.58%	27.83%
Ratingen	1.53%	29.36%
Västra Götaland Läns Landsting	1.43%	30.79%
Hermes Branche Saarbruecken	1.41%	32.20%
Materis Peintures	1.32%	33.52%
WSP Sverige AB	1.24%	34.76%
ICA Sverige AB	1.13%	35.89%
Ingram Micro AB	1.06%	36.96%
Ramirent AB	1.06%	38.02%
Subtotal	38.02%	38.02%
Rest of Tenants	61.98%	61.98%
Total	100.00%	100.00%

**Securitised Loan Details**

Loan Name	Keops Portfolio
Loan ID	1
Cut-Off Date Loan Balance	249,822,580
Current Loan Balance*	224,431,574
Loan Factor	84.70%
Interest Rate	1.44171%
Cap Rate	3.75000%
Margin	0.84000%
All-in Interest Rate	4.59000%
NOI +	69,219,029
Current ICR	484.72%
Current DSCR	177.15%
Projected ICR	401.04%
Current LTV	89.31%

**Whole Loan**

	492,901,873
Loan Factor	87.25%
Interest Rate	1.94771%
Cap Rate	3.75000%
Margin	1.20000%
All-in Interest Rate	4.95000%
Current ICR	261.70%
Current DSCR	142.30%
Default ICR	110.00%
Cash Trap ICR	125.00%
Projected ICR	261.70%
Default LTV	92.50%
Current LTV	104.20%
# of properties	151
# of units	2725
Remaining Loan Term	1.75 years

\*Current loan balance reflects the total commitment of the securitised RCF as reflected in the Credit Default Swap. (The current drawn balance of the available €14,616,485 is €10,172,865).

+ NOI represents the whole loan NOI (SEK).

**Tenant Concentration**

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	9.45%	0.73 years	0.73 years
Tenant 2	4.65%	1.49 years	1.49 years
Tenant 3	3.29%	0.84 years	0.84 years
Tenant 4	3.01%	1.55 years	1.55 years
Tenant 5	2.73%	6.25 years	6.25 years
Subtotal	23.12%	1.66 years	1.66 years
Rest	76.88%	2.02 years	2.06 years
Total	100.00%	1.94 years	1.97 years

**Property Concentration**

ID	Country	Region	% Total
Property 1	Sweden	Gothenburg Region	9.58%
Property 2	Sweden	Malmö Region	7.61%
Property 3	Sweden	Gothenburg Region	5.42%
Property 4	Sweden	Gothenburg Region	4.18%
Property 5	Sweden	Gothenburg Region	3.83%
Subtotal	-	-	30.63%
Rest	-	-	69.37%
Total	-	-	100.00%

**Loan Comment**

The above securitised A loan sits pari-passu with Balance Sheet A loan with subordinated B and C loans (C loan does not form part of the LTV test)

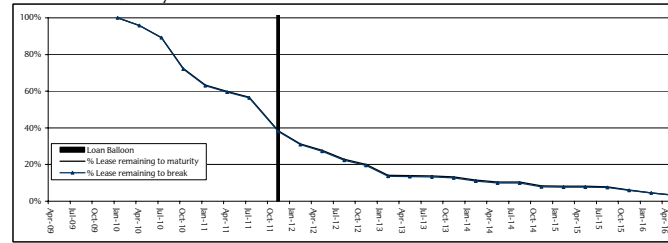
The current balance of the B/C loan is €81,728,025

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

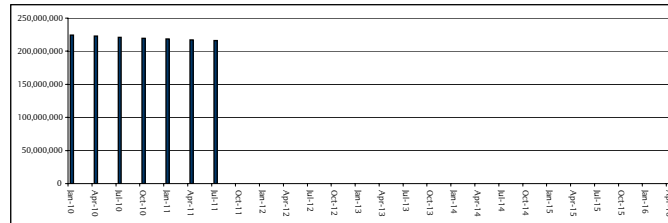
**Loan Amortisation**

Period	Scheduled amortisation
Jul-07	1,155,656
Oct-07	857,706
Feb-08	-
Apr-08	566,055
Jul-08	660,854
Oct-08	569,121
Jan-09	747,163
Apr-09	790,883
Jul-09	621,614
Oct-09	673,069
Jan-10	1,377,785
Apr-10	1,535,075
Jul-10	1,769,241
Oct-10	1,477,488
Jan-11	1,086,834
Apr-11	1,263,225
Jul-11	1,242,049
Nov-11	216,057,661
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	-

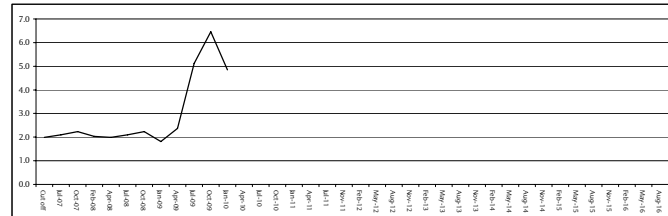
**Lease Break and Maturity Profile**



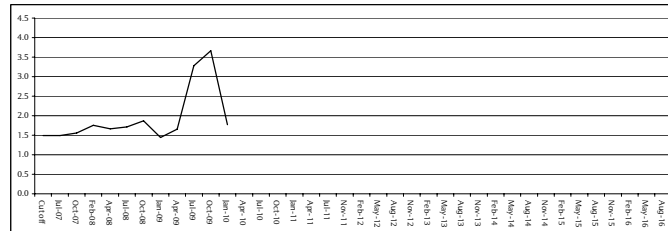
**Projected Loan Balance (Servicer report date to loan maturity)**



**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	4.75310%
Swap Rate	3.95750%
Margin	0.79560%
All-in Interest Rate	4.75310%
NOI	1,744,540
Current ICR	123.00%
Current DSCR	123.00%
Projected ICR	95.63%
Current LTV	95.56%
<b>Whole Loan</b>	
Current balance	142,312,500
Loan Factor	100.00%
Interest Rate	4.95750%
Swap Rate	3.95750%
Margin	1.00000%
All-in Interest Rate	4.95750%
Current ICR	100.00%
Current DSCR	100.00%
Default ICR	110.00%
Cash Trap ICR	115.00%
Projected ICR	78.00%
Default LTV	85.00%
Current LTV	114.77%
# of properties	1
# of units	107
Remaining Loan Term	3.50 years

Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	21.78%	25.21 years	25.21 years
Tenant 2	18.99%	8.52 years	8.52 years
Tenant 3	12.36%	3.48 years	3.48 years
Tenant 4	3.54%	4.86 years	4.86 years
Tenant 5	3.45%	6.70 years	6.70 years
Subtotal	60.12%	13.21 years	13.21 years
Rest	39.88%	9.46 years	9.46 years
Total	100.00%	11.71 years	11.71 years

Property Concentration

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

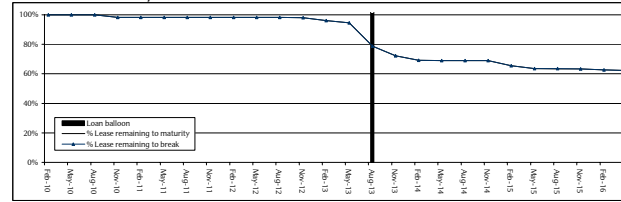
Loan Comment

This loan is in special servicing. Please see page 36.

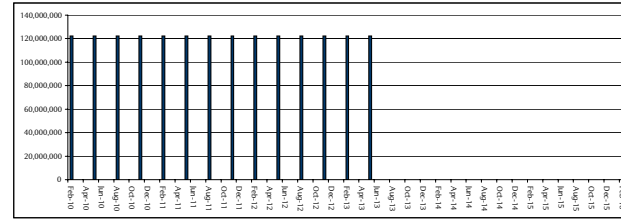
Loan Amortisation

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	122,312,500
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	-

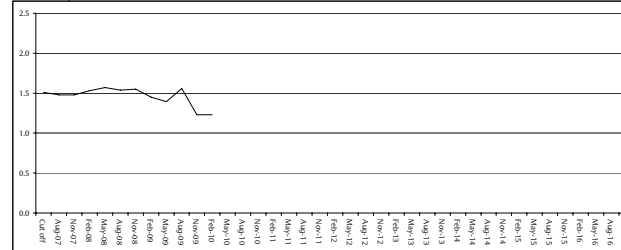
Lease Break and Maturity Profile



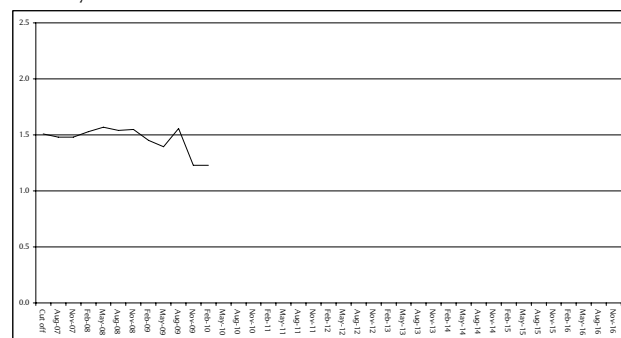
Projected Loan Balance (Servicer report date to loan maturity)



ICR History



DSCR History



# JUNO (ECLIPSE 2007-2) LTD

## Loan Details

Loan Name	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%
Swap Rate	4.07000%
Margin	0.80000%
All-in Interest Rate	4.87000%
NOI	1,383,832
Current ICR	100.00%
Current DSCR	100.00%
Default ICR	110.00%
Cash Trap ICR	125.00%
Projected ICR	100.00%
Default LTV	80.00%
Current LTV	78.24%
# of properties	1
# of units	8
Remaining loan term	1.75 years

## Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	66.54%	2.53 years	5.53 years
Tenant 2	20.62%	1.11 years	4.11 years
Tenant 3	9.86%	0.11 years	3.11 years
Tenant 4	2.98%	2.86 years	1.86 years
Tenant 5	-	-	-
Subtotal	100.00%	2.01 years	4.89 years
Rest	-	-	-
Total	100.00%	2.01 years	4.89 years

## Property Concentration

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

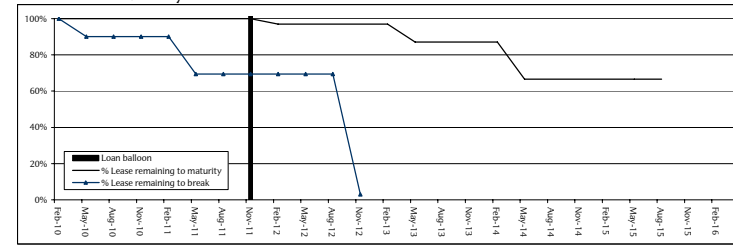
## Loan Comment

This loan is in special servicing, please see page 37 for further detail.

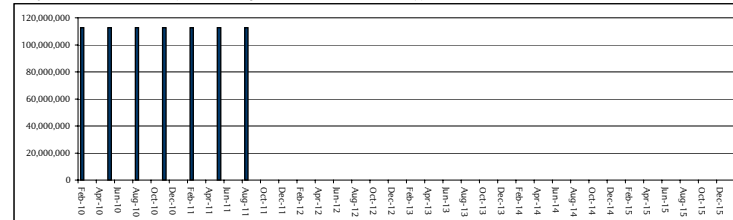
## Loan Amortisation

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	-

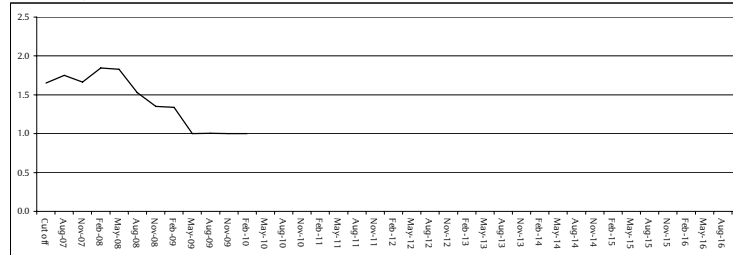
## Lease Break and Maturity Profile



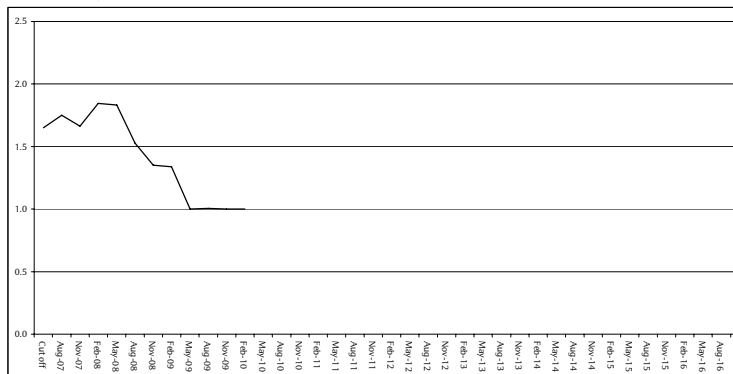
## Projected Loan Balance (Servicer report date to loan maturity)



## 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	82,072,122
Loan Factor	92.22%
Interest Rate	4.02500%
Swap Rate	3.37500%
Margin	0.65000%
All-in Interest Rate	4.02500%
NOI	934,237
Current ICR	110.67%
Current DSCR	110.67%
Default ICR	110.00%
Cash Trap ICR	125.00%
Projected ICR	116.10%
Default LTV	60.00%
Current LTV	38.00%
# of properties	10
# of units	150
Remaining loan term	5.75 years

## Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	17.80%	5.61 years	5.61 years
Tenant 2	8.51%	1.11 years	1.11 years
Tenant 3	8.47%	0.61 years	0.61 years
Tenant 4	3.79%	1.54 years	1.54 years
Tenant 5	2.65%	2.86 years	2.86 years
Subtotal	41.22%	3.31 years	3.10 years
Rest	58.78%	3.29 years	6.12 years
Total	100.00%	3.30 years	4.88 years

## Property Concentration

ID	Country	Region	% Total
Property 1	Italy	Lazio	20.14%
Property 2	Italy	Lombardy	19.91%
Property 3	Italy	Lazio	19.17%
Property 4	Italy	Lazio	12.45%
Property 5	Italy	Lazio	12.22%
Subtotal	-	-	83.89%
Rest	-	-	16.11%
Total	-	-	100.00%

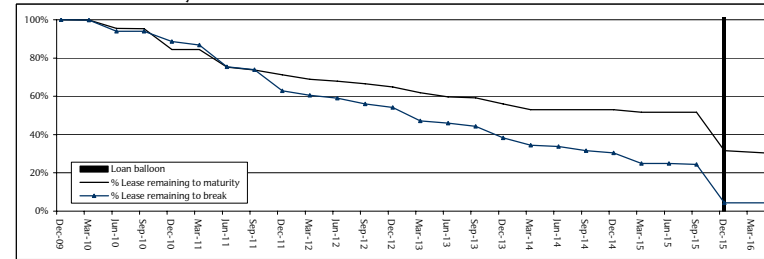
## Loan Comment

This loan has been placed on watchlist, please see page 34 for further detail.

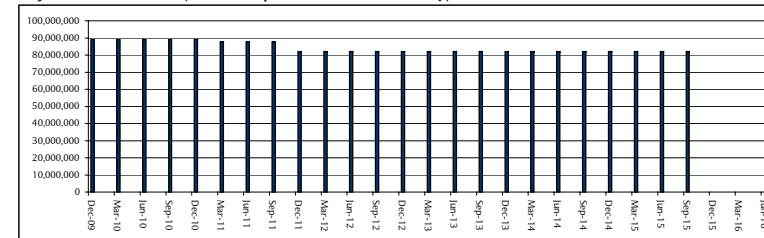
## Loan Amortisation

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	82,072,122
Mar-16	-
Jun-16	-
Sep-16	-
Dec-16	-

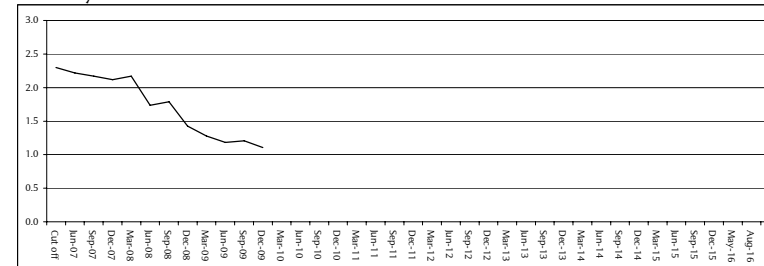
## Lease Break and Maturity Profile



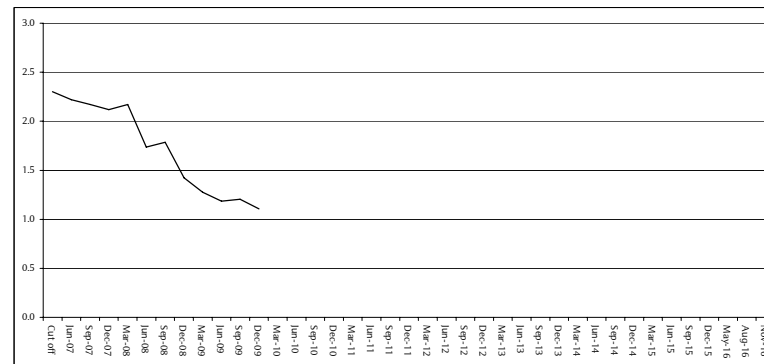
## Projected Loan Balance (Servicer report date to loan maturity)



## ICR History



## DSCR History



**Securitized Loan Details**

Loan Name	Petersbogen
Loan ID	5
Cut-Off Date Loan Balance	73,910,000
Current Loan Balance	71,267,000
Loan Factor	96.11%
Interest Rate	4.90615%
Swap Rate	4.21500%
Margin	0.68820%
All-in Interest Rate	4.90320%
NOI	1,458,357
Current ICR	141.67%
Current DSCR	121.29%
Projected DSCR	134.75%
Current LTV	75.57%

**Whole Loan**

Current balance	86,267,000
Loan Factor	96.71%
Interest Rate	5.16600%
Swap Rate	4.21500%
Margin	0.95000%
All-in Interest Rate	5.16500%
Current ICR	127.79%
Current DSCR	110.97%
Default DSCR	107.50%
Cash trap DSCR	109.00%
Projected DSCR	107.29%
Cash Trap LTV	87.50%
Default LTV	90.00%
Current LTV	91.48%

# of properties	1
# of units *	38
Remaining Loan Term	3.75 years

\* 3 Less units since last quarter, relating to storage units, as per the valuation.

**Tenant Concentration**

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	26.17%	16.87 years	16.87 years
Tenant 2	14.09%	1.19 years	1.19 years
Tenant 3	8.22%	0.86 years	0.86 years
Tenant 4	7.13%	1.02 years	1.02 years
Tenant 5	4.57%	1.19 years	1.19 years
Subtotal	60.19%	7.94 years	7.94 years
Rest	39.81%	2.59 years	2.59 years
Total	100.00%	5.81 years	5.81 years

**Property Concentration**

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

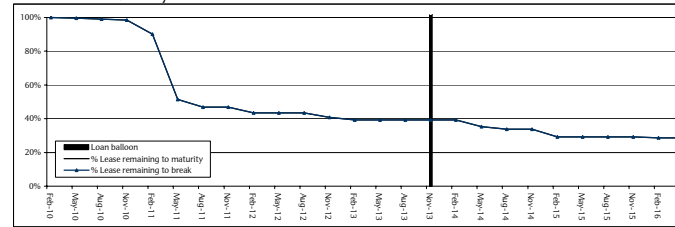
**Loan Comment**

This loan is on watchlist, please see page 34 for further detail.

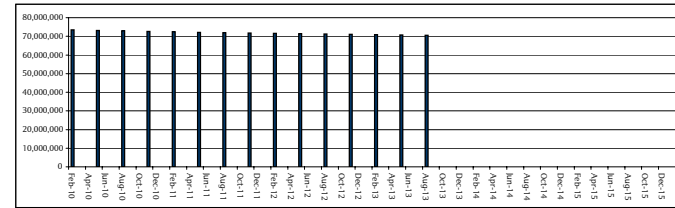
**Loan Amortisation**

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	-

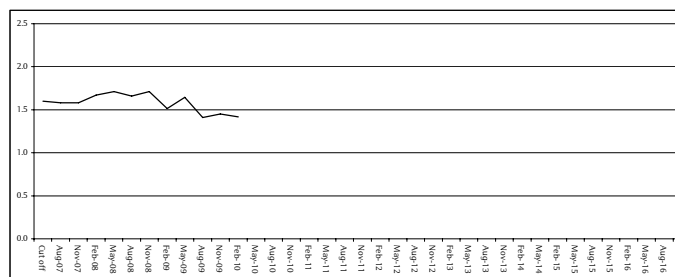
**Lease Break and Maturity Profile**



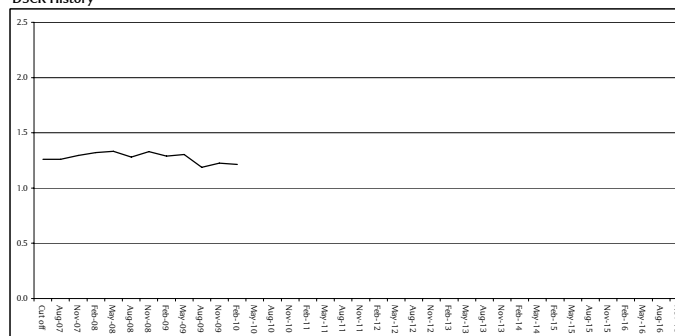
**Projected Loan Balance (Servicer report date to loan maturity)**



**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	35,542,000
Loan Factor	97.69%
Interest Rate	5.02500%
Swap Rate	4.09900%
Margin	0.92500%
All-in Interest Rate	5.02400%
NOI	668,531
Current ICR	146.20%
Current DSCR	127.51%
*Default DSCR	105.00%
Cash Trap DSCR	118.00%
Projected ICR	153.00%
Current LTV	65.83%
# of properties	6
# of units	11
Remaining loan term	4.75 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	38.59%	9.87 years	9.87 years
Tenant 2	26.72%	9.87 years	9.87 years
Tenant 3	10.47%	9.87 years	9.87 years
Tenant 4	9.42%	9.87 years	9.87 years
Tenant 5	9.29%	9.87 years	9.87 years
Subtotal	94.49%	9.87 years	9.87 years
Rest	5.51%	9.87 years	9.87 years
Total	100.00%	9.87 years	9.87 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 Palatinate)

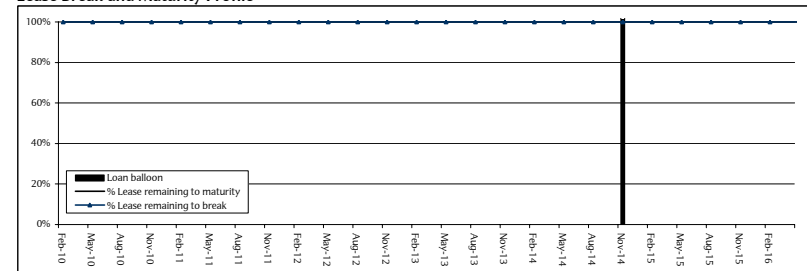
Actual DSCR/ICR decreased from previous quarter due to some refurbishment works undertaken at the property in Dusseldorf following a change in the property manager.

This quarter current arrears amount to c.11% of the total rent which is in line with last quarter. All old arrears have been recovered. Non recoverable costs in line with the budget provided. Given that the loan is above the cash trap level, we have released surplus cash from the rent account to the borrower's general account.

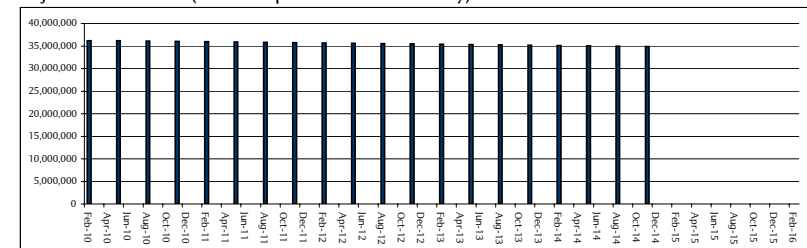
## Loan Amortisation

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	-

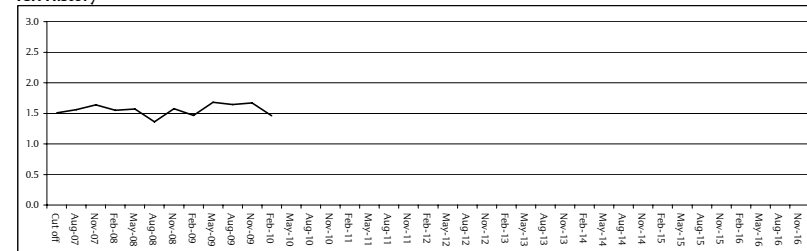
## Lease Break and Maturity Profile



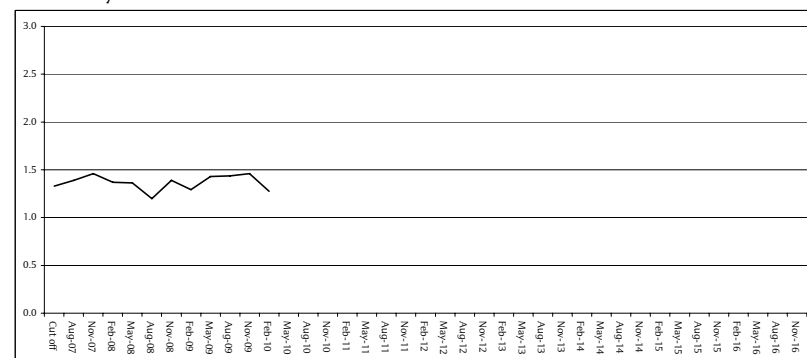
## Projected Loan Balance (Servicer report date to loan maturity)



## 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%
Swap Rate	4.18850%
Margin	0.95000%
All-in Interest Rate	5.13850%
NOI	226,751
Current ICR	100.00%
Current DSCR	100.00%
Default ICR	110.00%
Cash Trap ICR	120.00%
Projected ICR	79.50%
Default LTV	75.00%
Current LTV	135.57%
# of properties	1
# of units	32
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	15.38%	1.93 years	4.93 years
Tenant 2	15.35%	2.04 years	5.04 years
Tenant 3	10.68%	1.96 years	4.96 years
Tenant 4	9.50%	2.03 years	5.03 years
Tenant 5	9.40%	1.96 years	22.98 years
Subtotal	60.30%	1.99 years	7.79 years
Rest	39.70%	2.07 years	6.79 years
Total	100.00%	2.02 years	7.40 years

## Property Concentration

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

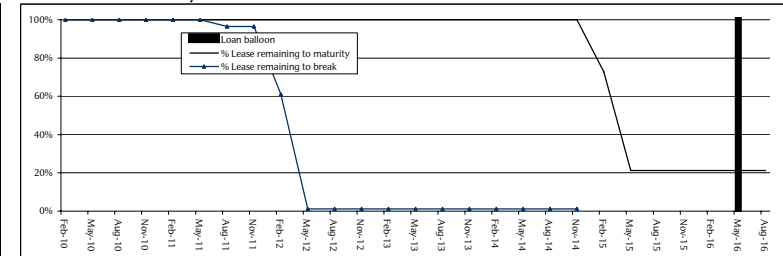
## Loan Comment

This loan remains in special servicing, please see page 38 for further comment.

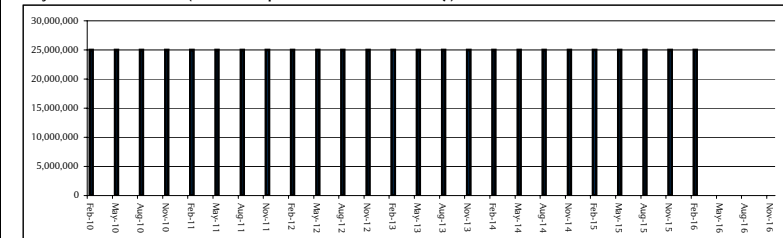
## Loan Amortisation

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	-

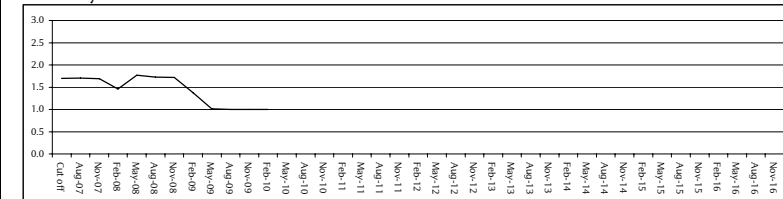
## Lease Break and Maturity Profile



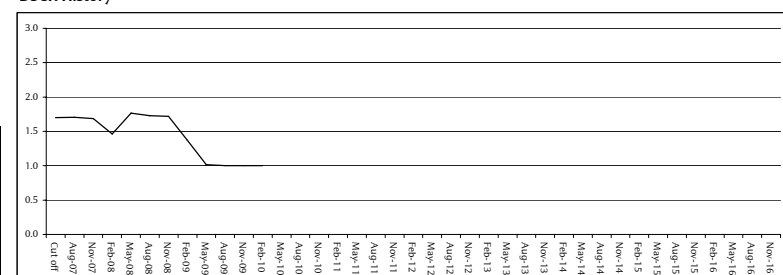
## Projected Loan Balance (Servicer report date to loan maturity)



## 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%
Swap Rate	4.18850%
Margin	2.25000%
All-in Interest Rate	6.43850%
NOI	226,751
Current ICR	78.00%
Current DSCR	78.00%
Default ICR	110.00%
Cash Trap ICR	150.00%
Projected ICR	63.00%
Default LTV	90.00%
Current LTV	165.10%
# of properties	1
# of units	32
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	-	-	-
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	-	-	-
Rest	-	-	-
Total	-	-	-

## Property Concentration

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

## Loan Comment

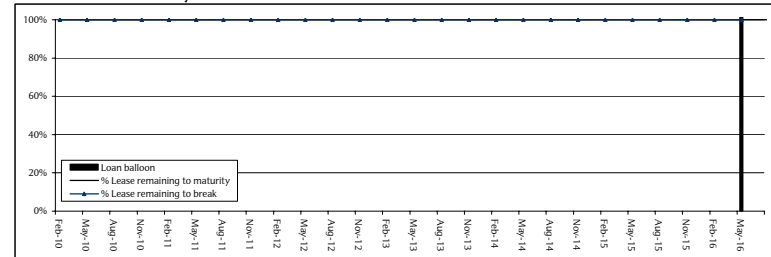
This loan remains in special servicing, please see page 38 for further comment.

## Loan Amortisation

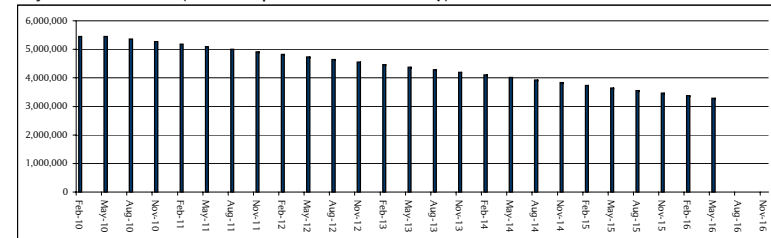
Period	Scheduled amortisation
Aug-07	-
Nov-07	90,000
Feb-08	90,000
May-08	90,000
Aug-08	90,000
Nov-08	90,000
Feb-09*	-
May-09*	-
Aug-09*	-
Nov-09*	-
Feb-10	90,000
May-10	90,000
Aug-10	90,000
Nov-10	90,000
Feb-11	90,000
May-11	90,000
Aug-11	90,000
Nov-11	90,000
Feb-12	90,000
May-12	90,000
Aug-12	90,000
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	3,200,000
Aug-16	-
Nov-16	-

\* Amortisation has been suspended.

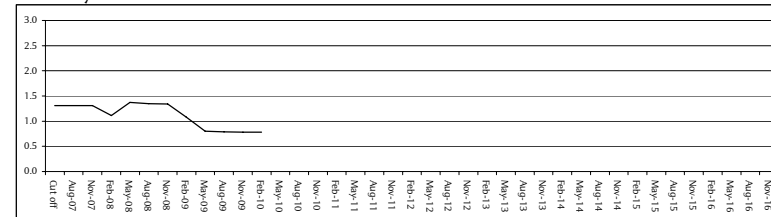
## Lease Break and Maturity Profile



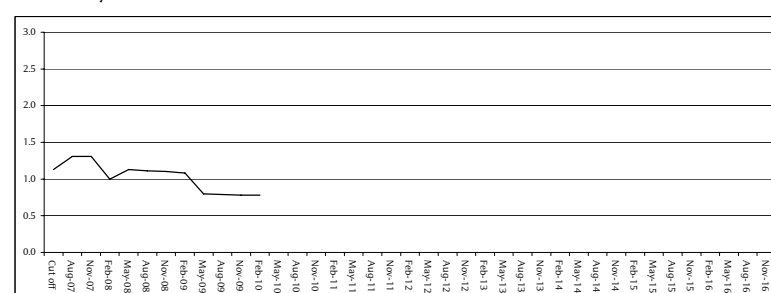
## Projected Loan Balance (Servicer report date to loan maturity)



## 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	CDS called
Loan Factor	N/A
Interest Rate	N/A
Swap Rate	N/A
Margin	N/A
All-in Interest Rate	N/A
NOI	N/A
Current ICR	N/A
Current DSCR	N/A
Default ICR	N/A
Cash Trap ICR	N/A
Projected ICR	N/A
Cash Trap LTV	N/A
Default LTV	N/A
Current LTV	N/A
# of properties	N/A
# of units	N/A
Remaining loan term	N/A

## 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
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-

## Loan Comment

Barclays Bank PLC the "Swap Counterparty" advised that it wished to exercise its rights on the 19th February 2010 under Paragraph 1 of the Ostend CDS Confirmation to terminate the Ostend CDS by exercising a Swap Call. Accordingly, the 19th February 2010 (such date having been a Fixed Rate Payer Payment Date) the Swap Call was exercised, and funds held on the Cash Deposit remitted to the Cash manager for distribution to noteholders

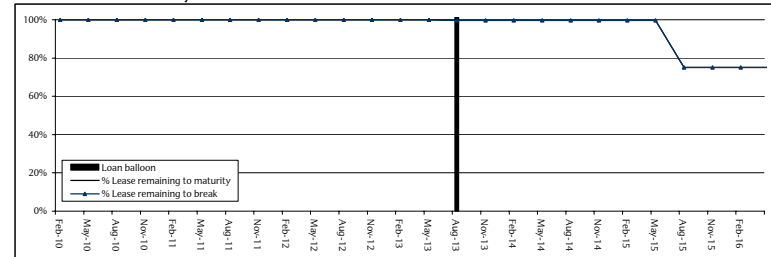
This loan no longer forms part of the Juno securitisation.

## Loan Amortisation

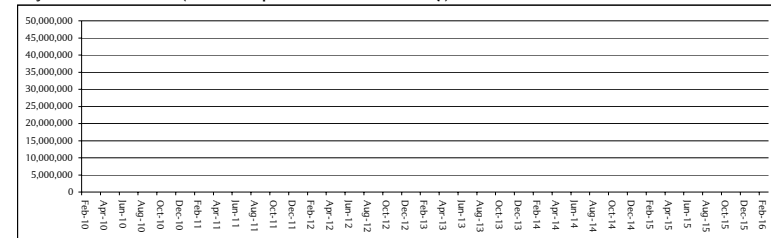
Period	Scheduled amortisation
Aug-07	151,000
Nov-07	151,000
Feb-08	151,000
May-08	151,000
Aug-08	151,000
Nov-08	151,000
Feb-09*	-
May-09*	-
Aug-09*	-
Nov-09*	-
Feb-10	-
May-10	-
Aug-10	-
Nov-10	-
Feb-11	-
May-11	-
Aug-11	-
Nov-11	-
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-13	-
Aug-13	-
Nov-13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

\* Amortisation has been suspended.

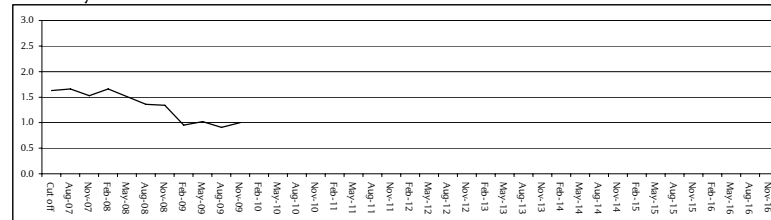
## Lease Break and Maturity Profile



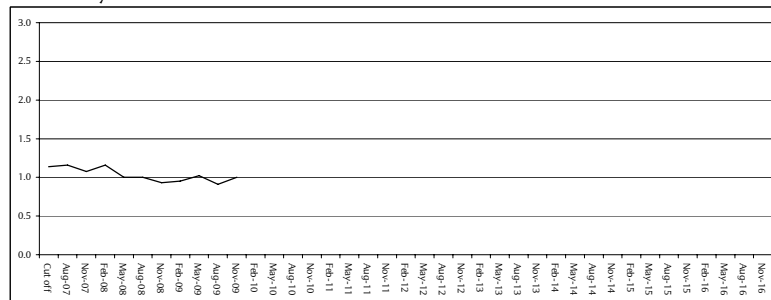
## Projected Loan Balance (Servicer report date to loan maturity)



## ICR History



## DSCR History



# JUNO (ECLIPSE 2007-2) LTD

## Loan Details

Loan Name	CEPL Levallois
Loan ID	10
Cut-Off Date Loan Balance	23,980,188
Current Loan Balance	Prepaid
Loan Factor	N/A
Interest Rate	N/A
Swap Rate	N/A
Margin	N/A
All-in Interest Rate	N/A
NOI	N/A
Current ICR	N/A
Current DSCR	N/A
Default ICR	N/A
Cash Trap ICR	N/A
Projected ICR	N/A
Default LTV	N/A
Current LTV	N/A
# of properties	N/A
# of units	N/A
Remaining loan term	N/A

## 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	-	-	-

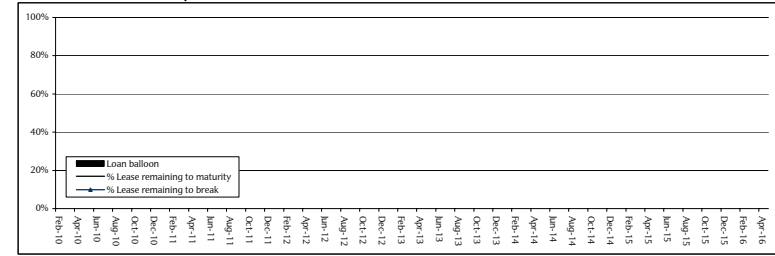
## Loan Comment

This loan prepaid in full on 25th August 2009.

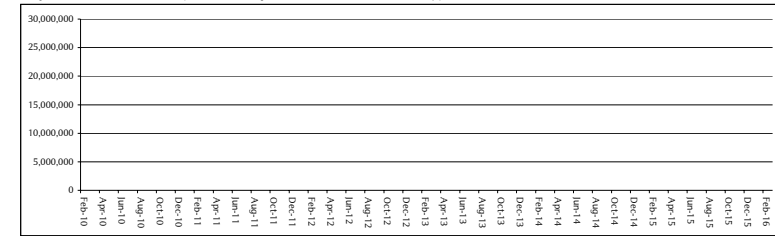
## Loan Amortisation

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	-
Nov-11	-
Feb-12	-
May-12	-
Aug-12	-
Nov-12	-
Feb-13	-
May-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	-

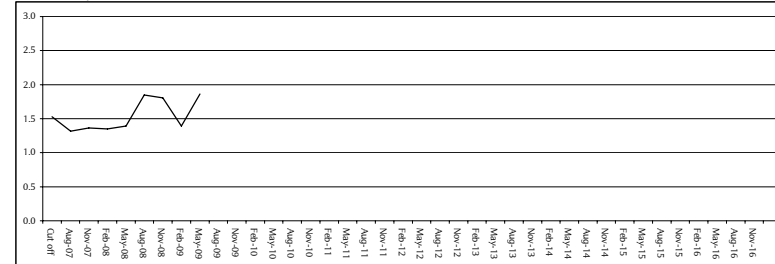
## Lease Break and Maturity Profile



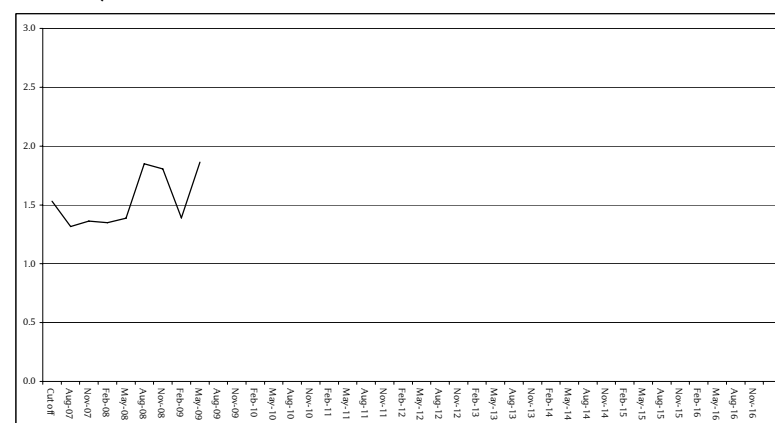
## Projected Loan Balance (Servicer report date to loan maturity)



## ICR History



## DSCR History



# JUNO (ECLIPSE 2007-2) LTD

## Loan Details

Loan Name	Nordhausen
Loan ID	11
Cut-Off Date Loan Balance	22,242,995
Current Loan Balance	20,677,081
Loan Factor	91.80%
Interest Rate	5.30100%
Swap Rate	4.25000%
Margin	1.05000%
All-in Interest Rate	5.30000%
NOI	459,576
Current ICR	163.00%
Current DSCR	110.05%
Default DSCR	100.00%
Cash Trap DSCR	105.00%
Projected ICR	173.81%
Default LTV	80.00%
Current LTV	71.30%
# of properties	1
# of units	1
Remaining loan term	6.50 years

## Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	8.28 years	8.28 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	8.28 years	8.28 years
Rest	-	-	-
Total	100.00%	8.28 years	8.28 years

## Property Concentration

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

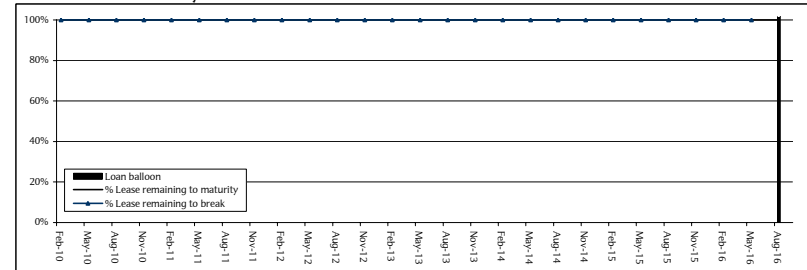
## Loan Comment

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. Amortisation of EUR 135,661 for Q4 09, and interest were paid for the last quarter. There are no rent arrears and non-recoverable costs for the quarter were c. €7k. Budget information has not been provided and an assumption for projected interest cover calculations has therefore been made. During the quarter it emerged that extreme weather conditions had caused damage to the roof of the property. This entitled the tenant to pay a reduced rent for a limited period. The roof has now been repaired and the tenant has recommenced making full rental payments. Surplus funds have been released to the Borrower.

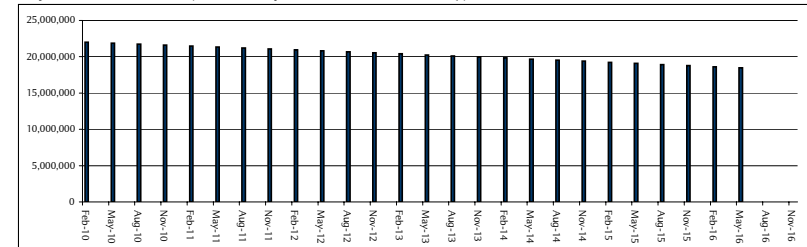
## Loan Amortisation

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	-

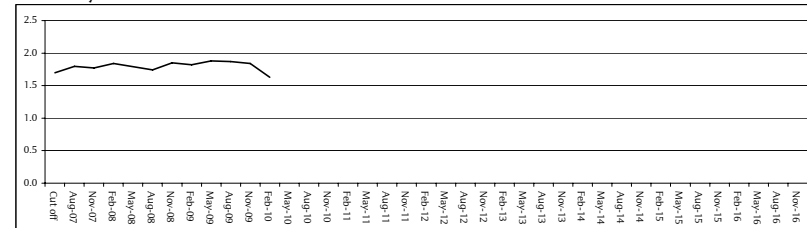
## Lease Break and Maturity Profile



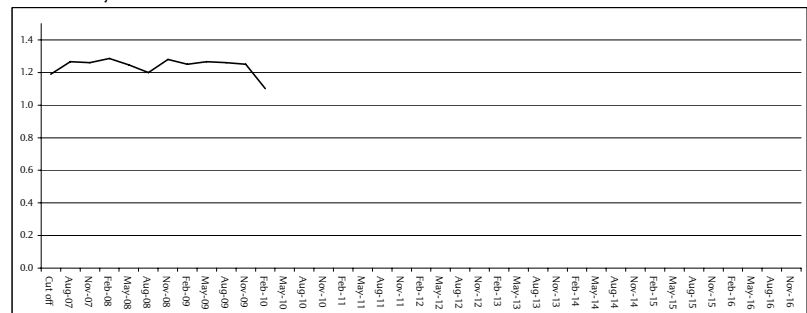
## Projected Loan Balance (Servicer report date to loan maturity)



## 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	20,265,000
Loan Factor	98.14%
Interest Rate	4.78600%
Swap Rate	4.06000%
Margin	0.72500%
All-in Interest Rate	4.78500%
NOI	383,647
Current ICR	154.14%
Current DSCR	114.90%
Default ICR	110.00%
Projected ICR	157.05%
Current LTV	92.96%
# 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%	9.87 years	9.87 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	9.87 years	9.87 years
Rest	-	-	-
Total	100.00%	9.87 years	9.87 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 fully let to the European Commission on a lease expiring 01/01/2020 and there are no arrears to report.

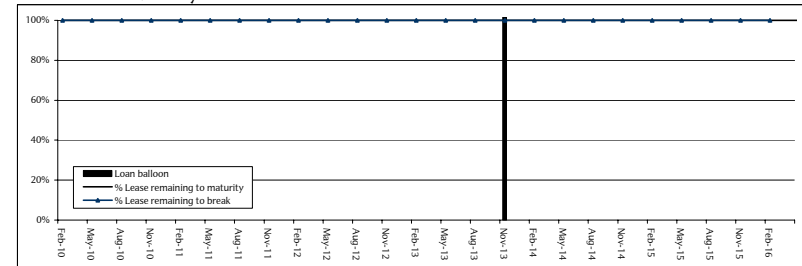
Current LTV decreases at 92,96% from the previous 93,35% following the quarterly amortisation.

Pursuant to clause 10.2 of the Credit Facility Agreement, BCMS released 5% of the quarterly rental income, to the general account for the payment of general expenses. Surplus rent has been transferred to the Cash Reserve Account.

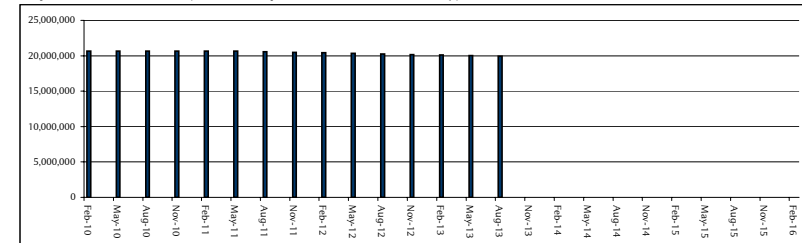
## Loan Amortisation

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	-

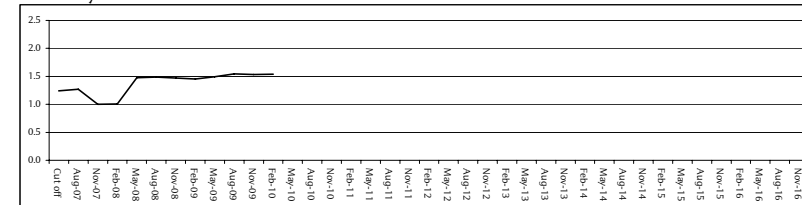
## Lease Break and Maturity Profile



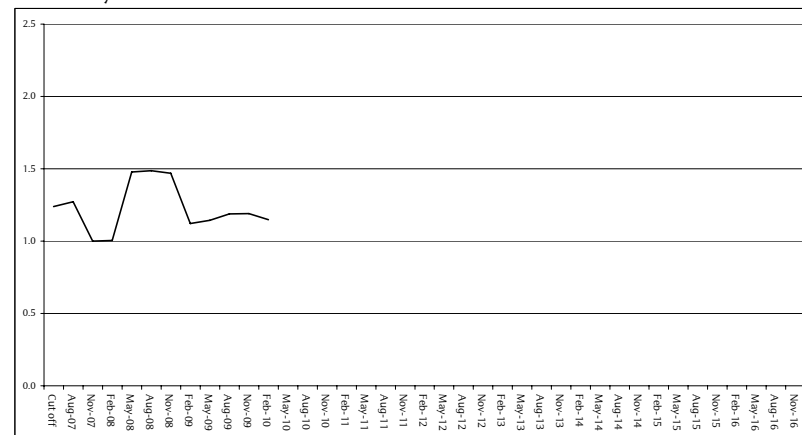
## Projected Loan Balance (Servicer report date to loan maturity)



## 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	16,808,000
Loan Factor	94.87%
Interest Rate	5.35322%
Swap Rate	4.44000%
Margin	1.05000%
All-in Interest Rate	5.49000%
NOI	399,068
Current ICR	272.27%
Current DSCR	181.75%
Default DSCR	120.00%
Cash Trap DSCR	125.00%
Projected ICR	278.67%
Current LTV	77.46%
# of properties	1
# of units	1
Remaining loan term	2.50 years

## Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	2.86 years	2.86 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	2.86 years	2.86 years
Rest	-	-	-
Total	100.00%	2.86 years	2.86 years

## Property Concentration

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

## Loan Comment

This loan is secured on a single tenant office property in Dusseldorf Germany. The loan has amortised by €73,000 as scheduled this quarter.

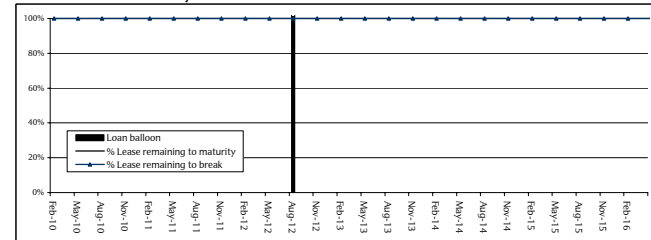
The loan is above its historic and projected debt service coverage dividend trap with all covenants showing improving trends, primarily because half of the loan balance is based on the floating rate (Cap at 4.9%) thus reducing interest cost.

Non recoverable costs of €21,004 have been accounted for as in the previous quarter and current arrears are nil. Surplus funds have not been released as the annual accounts of the Borrower that were due in June 09 have still not been received. Once the financial information has been received, BCMS will release all trapped cash.

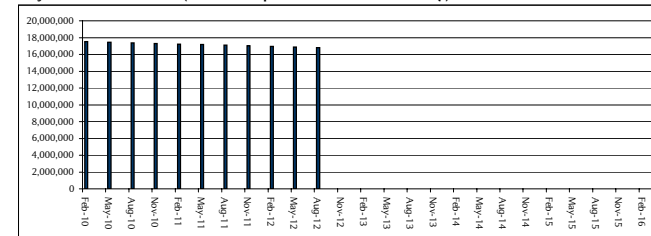
## Loan Amortisation

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	-

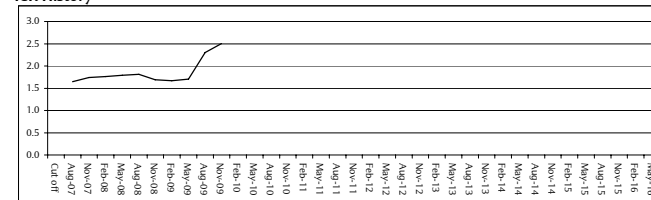
## Lease Break and Maturity Profile



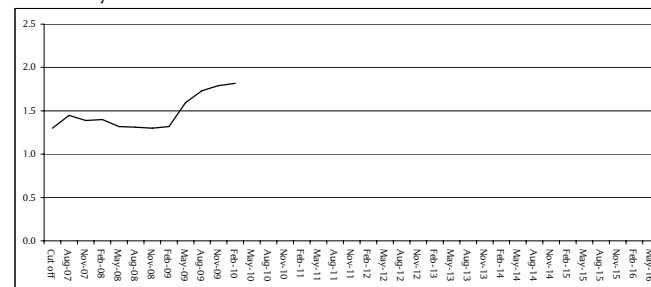
## Projected Loan Balance (Servicer report date to loan maturity)



## 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%
Swap Rate	3.92000%
Margin	0.85000%
All-in Interest Rate	4.77000%
NOI	327,386
Current ICR	102.00%
Current DSCR	102.00%
Default ICR	N/A
Cash Trap ICR	125.00%
Projected ICR	104.00%
Cash Trap LTV	80.00%
Default LTV	85.00%
Current LTV	65.73%
# of properties	1
# of units	4
Remaining loan term	1.50 years

## Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	6.53 years	6.53 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	6.53 years	6.53 years
Rest	-	-	-
Total	100.00%	6.53 years	6.53 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. There is no vacancy and no arrears. The Actual ICR is slightly lower this quarter at 102% (106% last quarter) due to an increase in non-recoverable costs (property management costs) representing 6.34% of the quarterly rent. The Projected ICR is slightly lower at 104% (vs. 110% last quarter) for the same reasons.

ICR for this facility is low as anticipated in the loan documentation. The forecast ICR position is expected to be below 110%; there is no ICR test before August 2010 (Default ICR in Q2 2010 is 100%, then 103% in Q2 2011).

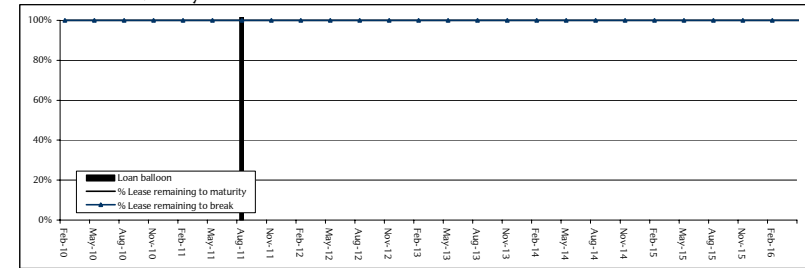
Any top up necessary to pay for any potential interest shortfall is provided through interest generated on a € 500,000 escrow account.

Please 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).

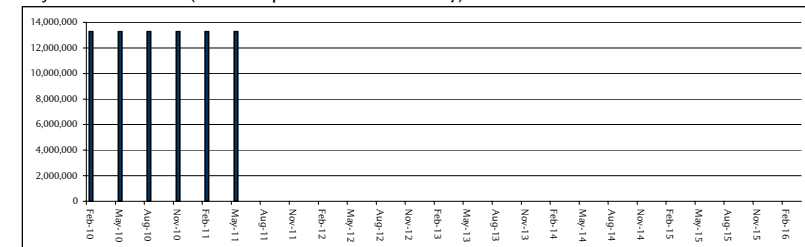
## Loan Amortisation

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	-

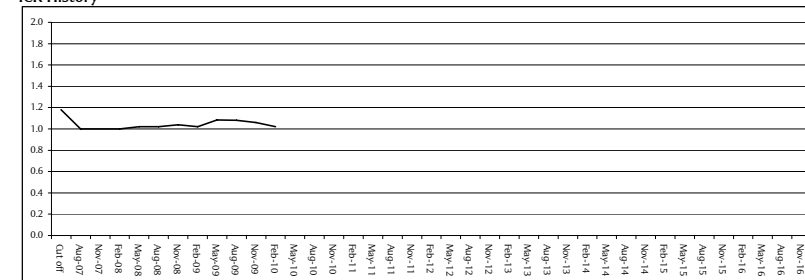
## Lease Break and Maturity Profile



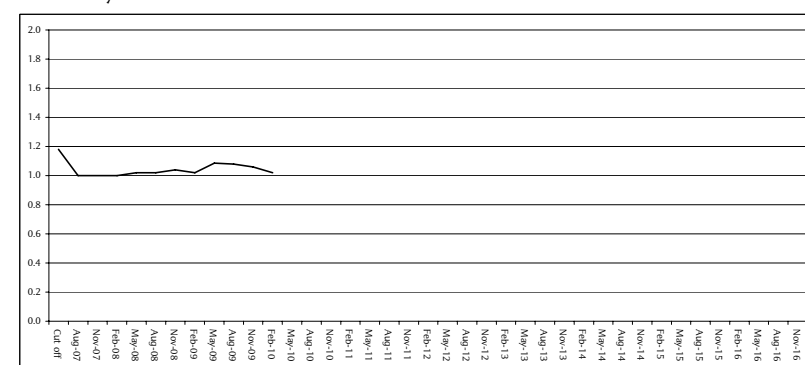
## Projected Loan Balance (Servicer report date to loan maturity)



## 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%
Swap Rate	3.92000%
Margin	1.20000%
All-in Interest Rate	5.12000%
NOI	327,386
Current ICR	102.00%
Current DSCR	102.00%
Default ICR	N/A
Cash Trap ICR	125.00%
Projected ICR	104.00%
Cash trap LTV	85.00%
Current LTV	65.73%
# of properties	1
# of units	4
Remaining loan term	1.50 years

## Tenant Concentration

ID	% Rent	WA lease expiry to first break (years)	WA lease expiry to lease maturity (years)
Tenant 1	100.00%	6.53 years	6.53 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	6.53 years	6.53 years
Rest	-	-	-
Total	100.00%	6.53 years	6.53 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. There is no vacancy and no arrears. The Actual ICR is slightly lower this quarter at 102% (106% last quarter) due to an increase in non-recoverable costs (property management costs) representing 6.34% of the quarterly rent. The Projected ICR is slightly lower at 104% (vs 110% last quarter) for the same reasons.

ICR for this facility is low as anticipated in the loan documentation. The forecast ICR position is expected to be below 110%; there is no ICR test before August 2010 (Default ICR in Q2 2010 is 100%, then 103% in Q2 2011).

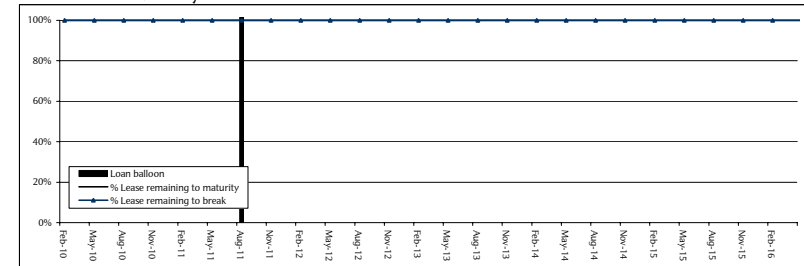
Any top up necessary to pay for any potential interest shortfall is provided through interest generated on a € 500,000 escrow account.

Please 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).

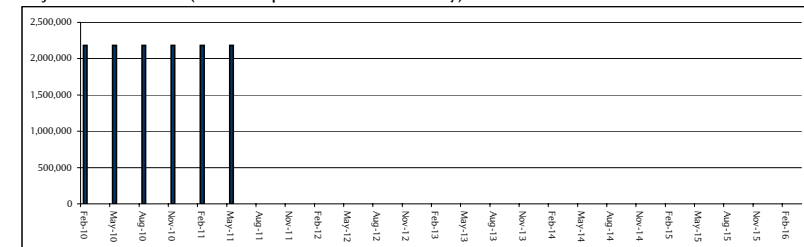
## Loan Amortisation

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	-

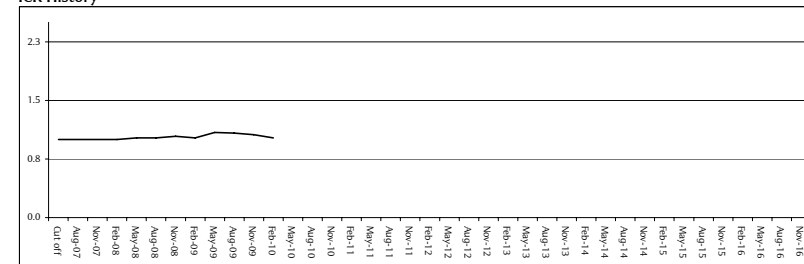
## Lease Break and Maturity Profile



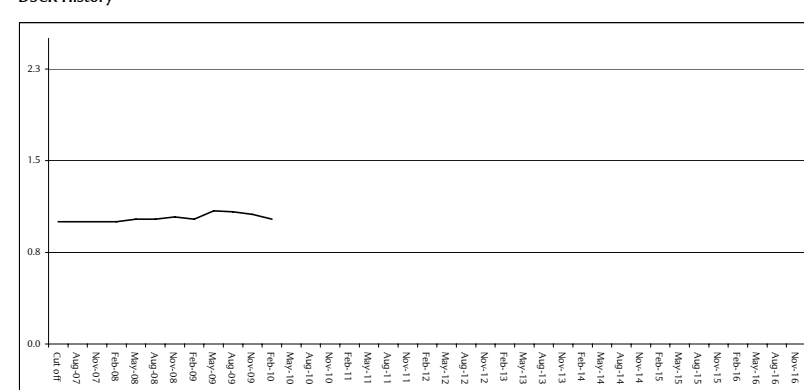
## Projected Loan Balance (Servicer report date to loan maturity)



## 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	12,451,000
Loan Factor	94.33%
Interest Rate	5.14100%
Swap Rate	4.09000%
Margin	1.05000%
All-in Interest Rate	5.14000%
NOI	275,933
Current ICR	167.92%
Current DSCR	124.81%
Default ICR	110.00%
Cash Trap ICR	140.00%
Projected ICR	169.72%
Default LTV	80.00%
Current LTV	76.78%
# of properties	1
# of units	13
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	39.55%	2.28 years	5.28 years
Tenant 2	18.92%	0.56 years	3.57 years
Tenant 3	15.38%	1.61 years	4.61 years
Tenant 4	6.83%	1.36 years	8.87 years
Tenant 5	4.66%	4.82 years	4.82 years
Subtotal	85.34%	1.84 years	5.04 years
Rest	14.66%	2.69 years	4.88 years
Total	100.00%	1.97 years	5.02 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 account for 40% of the rent roll.

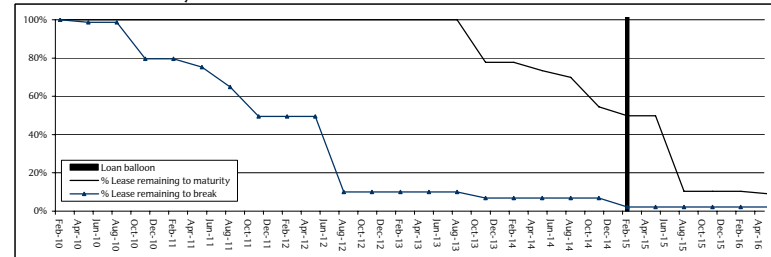
The current ICR is up to 168% from a previous 161%, as there are no tenant arrears. The Projected ICR has increased to 170% from a previous 152% due to the fact that the second main tenant, Syntra with c.a. 19% of the total rental income, has confirmed it will not exercise its break option in September 2010, as a consequence its rental income can be included in the calculation of the projected ICR.

The annual re-valuation has been received and the current OMV is € 16,215,520, compared to € 16,270,000 in the previous re-valuation. The current LTV is 76,78%. Surplus rent is held on escrow pending the KPMG lease expiry in accordance with the facility documentation.

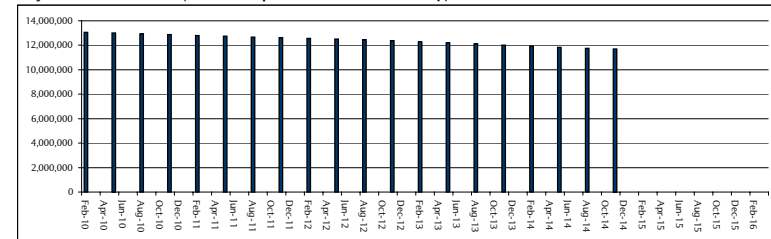
## Loan Amortisation

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	-

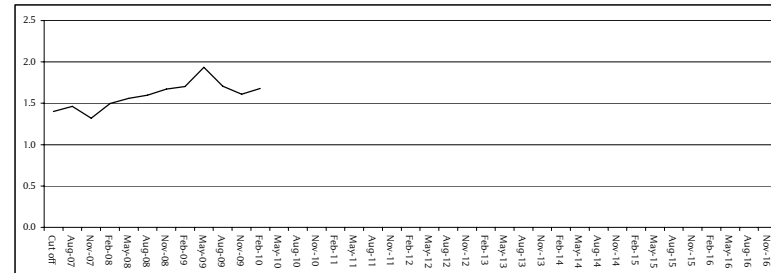
## Lease Break and Maturity Profile



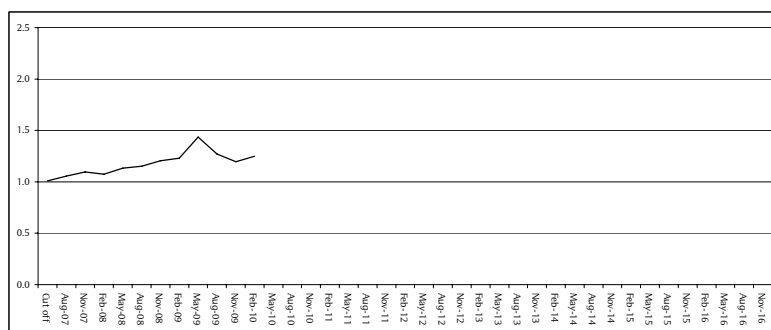
## Projected Loan Balance (Servicer report date to loan maturity)



## 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	12,139,424
Loan Factor	94.58%
Interest Rate	6.00100%
Cap Rate	4.50000%
Margin	1.50000%
All-in Interest Rate	6.00000%
NOI	302,105
Current ICR	204.13%
Current DSCR	152.83%
Cash Trap DSCR	120.00%
Default DSCR	110.00%
Projected ICR	208.00%
Cash Trap LTV	87.50%
Current LTV	63.56%
# of properties	6
# of units	6
Remaining loan term	4.50 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	100.00%	4.33 years	4.33 years
Tenant 2	-	-	-
Tenant 3	-	-	-
Tenant 4	-	-	-
Tenant 5	-	-	-
Subtotal	100.00%	4.33 years	4.33 years
Rest	-	-	-
Total	100.00%	4.33 years	4.33 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.

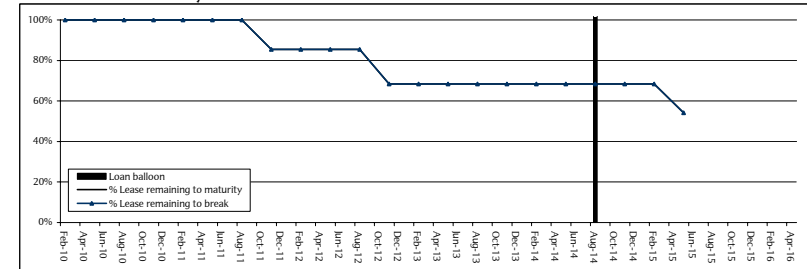
Non recoverable costs remain in line with the previous quarter and there are no rent arrears to report.

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

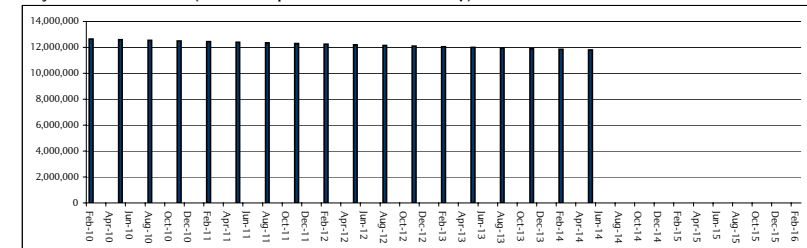
## Loan Amortisation

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	49,684
May-13	49,684
Aug-13	49,683
Nov-13	49,683
Feb-14	49,683
May-14	49,683
Aug-14	11,294,800
Nov-14	-
Feb-15	-
May-15	-
Aug-15	-
Nov-15	-
Feb-16	-
May-16	-
Aug-16	-
Nov-16	-

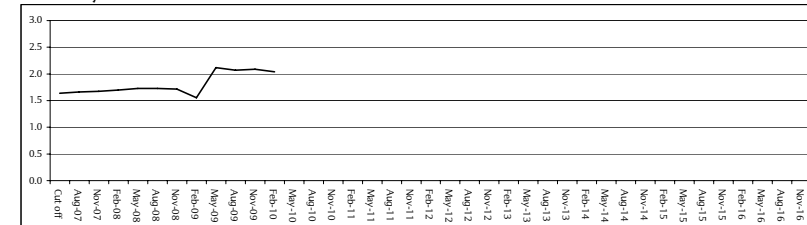
## Lease Break and Maturity Profile



## Projected Loan Balance (Servicer report date to loan maturity)



## ICR History



## DSCR History

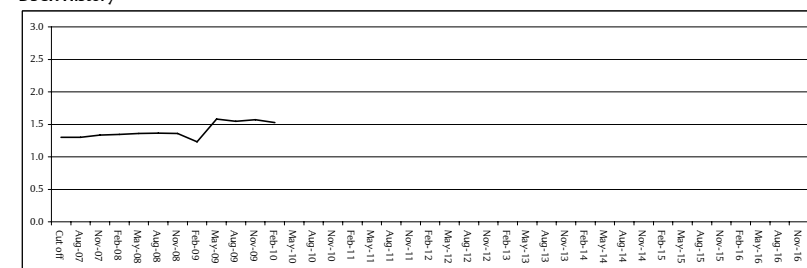


Table (1) - Watch List

<b>Loan ID</b> 4	<b>Loan Name:</b> Obelisco Portfolio	<b>Balance:</b> € 82,072,122.09	<b>LTV:</b> 38.00%
------------------	--------------------------------------	---------------------------------	--------------------

**Watchlist Reason**

The loan is backed by office/retail buildings across Italy.

The Actual ICR fell to 111% from a previous 120% and remains below the cash trap level. This is mainly due to the increase of the non recoverable costs for the semi annual payment of the insurance premium and property tax. The 4 quarters Projected ICR is down to 116% from a previous 144%, mainly due to the pending break option on the 30/09/2010 of one of the two leases of Nestlé Italia, the second main tenant and accordingly the loan remains on the watchlist.

The arrears remain around to 8% of the total rental income and the borrower continues to monitor the situation.

Euro 5,927,071 is held on escrow to assist the debt service in case of further rental income decrease.

<b>Loan ID</b> 5	<b>Loan Name:</b> Petersbogen	<b>Balance:</b> € 71,267,000.00	<b>LTV:</b> 75.57%
------------------	-------------------------------	---------------------------------	--------------------

**Watchlist Reason**

The loan is backed by a shopping mall in the city centre of Leipzig.

The current DSCR is 111%, whereas the projected DSCR is 110% just above cash trap level and in line with the previous quarter.

No rental arrears to report with vacancy at 1.32%. Tenant 3 has not yet confirmed its intention regarding the pending lease expiry

This loan has been watchlisted as the current LTV decreased to 91.44% (following quarterly amortisation), still in breach of the LTV default/cash trap level. The borrower has confirmed it does not intend to cure the breach. BCMS has sent a preservation of rights letter and continues to trap surplus cash.

JUNO (ECLIPSE 2007-2) LTD

Table (2) - Special servicing

Loan ID	1	Loan Name:	Keops Portfolio	Balance:	€ 224,431,574	LTV:	89.31%
<b>Special Servicing update</b>							
<p>This loan is secured by a granular portfolio of predominantly office and light industrial units scattered across Sweden with a concentration in the Gothenburg area. The net rent definition was updated to include operating expenses and the Sub-Special Servicer and Borrower have agreed on an updated method of calculating the covenant so that the calculation is transparent and both sides end up with the same results. The actual ICR decreased from 646% to 485%, the DSCR decreased from 366% to 177% due to a seasonal increase in operating expenses (similar increase to same period last year) and increase in scheduled amortisation. NOI decreased due to higher seasonal operating expenses (heating and electricity).</p> <p>The breach of the LTV covenants is still outstanding and the loan remains in Special Servicing. Lenders have agreed to extend the standstill agreement with the borrower until 28 April 2010 to allow additional time to put together a restructuring proposal and to finalise and disburse the Capex loan.</p> <p>The Revolving Credit Facility (RCF) was drawn during the period and stood at €10,171,865 against a limit of €14,616,485. The arrears increased slightly from €0.96m to €1.53m. Vacancy increased from 12.5% to 15.8% due to Volvo deciding not to renew a lease.</p> <p>Last quarter's C-loan interest and amortisation were released to the General Account to pay for non-recoverable expenses before drawing on the RCF to fund liquidity; the Borrower remains liable for these payments.</p> <p>The current LTV for the whole loan increased from 92.0% to 104.2% due to the Sub-Special Servicer using the latest valuation assuming that no capex funding is available.</p> <p>The Borrower exercised its put option on the Environmental Properties and sold four properties back to the Vendor.</p> <p>Surplus is trapped and drip fed bi-weekly after presentation and review of liquidity report and larger (<math>\geq</math>SEK 500,000) invoices. The timely payment of invoices is critical as non-payment can result in a creditor initiating insolvency proceedings.</p>							

## JUNO (ECLIPSE 2007-2) LTD

<b>Loan ID</b> 2	<b>Loan Name:</b> Neumarkt	<b>Balance:</b> € 122,312,500.00	<b>LTV:</b> 95.56%
<b>Special Servicing update</b>			
<p>The loan is secured by a shopping centre located in central Cologne, North Rhine Westphalia, and consisting of retail and office accommodation.</p> <p>Investors will be aware that this loan was placed into Special Servicing on 17 July 2009 based on an anticipated breach of the whole loan Projected ICR covenant - this breach was subsequently confirmed upon receipt of the May 2009 compliance information.</p> <p>The February compliance information indicates that whilst no payment default occurred the whole loan Actual ICR remained stable at 100% and interest was met at IPD. The Senior ICR remains stable at 123%. The Projected ICR is breached once again, at 77.7% in Q4 2009 compared with 78% in Q3 2009. Main reason for both ICR numbers is still the high level of non-recoverable costs, reflecting issues experienced with the 2006/7 service charge reconciliations which have resulted in a lower than anticipated ability to recover additional costs from certain tenants.</p> <p>Confirmation was received this quarter of the signing of a new lease by an existing tenant in respect of approx 60% of the office space vacated in May last year. The tenant is undertaking the fitting out of this additional space at its own expense - in return for this significant capital investment the Sub-Special Servicer has consented to the granting of a tenant easement which affords the tenant additional rights of continued occupation in the event of a forced sale of the property.</p> <p>Last quarter BCMS used the forecast non-recoverable costs included in a report produced by a firm of accountants which were engaged by the Borrower to review their cash flow position. This quarter the numbers were confirmed by the new Property Management, i.e. the non-recoverable costs remain relatively stable at € 243,925 compared with last quarters € 257,087.</p> <p>BCMS is still working to gain full explanations for apparent variances between expected / invoiced / paid rents for some tenants. The new property management could not clarify the true letting situation yet.</p> <p>As reported at the time the loan was placed into Special Servicing, the June rent for the tenant Karstadt (part of the Arcandor group that has been placed into administration) has remained unpaid though all subsequent rent payments have been made in full. The Borrower previously reached agreement with the administrators of the tenant regarding concessions the latter is seeking in return for keeping the store open - though to date this has not been formally accepted and implemented.</p> <p>Following expiry of the previous agreement, BCMS proposed terms for a new Standstill Agreement to the Borrower, subject to the Borrower meeting certain milestones including reaching agreement with the Lenders around a restructuring and equity injection - at the present time BCMS is awaiting a response from the Borrower. In the meantime BCMS has issued a Preservation of Rights letter to preserve the rights under the Facility Agreement. BCMS continues to monitor cash flow closely and control release of funds to cover operating and non-recoverable costs. The Borrower has been requested to produce a revised detailed cash flow forecast covering the period through to the next IPD - at present, given the deterioration seen this quarter in the ICR calculations, BCMS cannot be certain that debt service payments will be met in full by the Borrower at the May 2010 IPD.</p> <p>Following the placing of the loan into Special Servicing, BCMS commissioned an updated valuation. The present Open Market Value was appraised at € 124m, rising to €129m in the event that the proposed letting of 60% of the vacant office space completed, albeit reducing back to €128m if in addition to this the expected rent reduction for Karstadt comes into effect. For the purposes of the Feb IPD LTV test, the value of €128m has been used as BCMS is prudently working on the basis that the Karstadt rent reduction concession will shortly take effect. BCMS remains in active negotiations with the borrower and others over a loan restructuring to facilitate the injection of further equity funding to restore adequate liquidity. A formal proposal has been received from the borrower which is currently being reviewed by the lenders.</p>			

## JUNO (ECLIPSE 2007-2) LTD

<b>Loan ID</b> 3	<b>Loan Name:</b> SCI Clichy	<b>Balance:</b> € 112,712,020.00	<b>LTV:</b> 78.24%
<b>Special Servicing update</b>			
<p>The loan is secured by a part art deco office building located in the Western Business District of Paris, in Clichy, occupied by 4 tenants.</p>			
<p>There are no arrears this quarter. The non-recoverable costs represent 40% of the rent roll this quarter (43% previously), albeit the rent roll is 34% lower than last quarter due to rent free periods of tenants 2 (4 months) and 3 (9 months) which started on January 1st 2010. As disclosed previously, the lease surrender premium held in cash reserve is only used to service the debt and expenses and no surplus cash will be released until a new tenant is secured and the ICR is above 125% (without taking into account the lease surrender premium). The ICR is currently maintained at 100%.</p>			
<p>The mechanism to release funds to pay for operating expenses was agreed in a Standstill agreement between the Borrower, the Guarantor, the Obligors Agent, the Lender and BCMS as Facility and Security Agent. The standstill agreement expired on February 10th 2010 but has been renewed for 3 months until May 10th 2010.</p>			
<p>The asset manager is still working on the lease of Tenant 1 which has a break option in 2012.</p>			
<p>BCMS is currently actively considering several options including inviting proposals for potential joint-venture schemes in the context of the underlying documentation and proposes to revert to the note holders with further update on progress by June 2010.</p>			

<b>Loan ID</b> 7	<b>Loan Name:</b> Senior Den Tir	<b>Balance:</b> € 25,000,000.00	<b>LTV:</b> 135.57%
<b>Special Servicing update</b>			
<p>The loan is secured by Den Tir, a shopping Centre currently occupied by 16 tenants located in Antwerp, Belgium. Non recoverable costs this quarter represented 16.6% (previously 18%) of the rent invoiced. And the vacancy rate is 37%. There was no surplus cash this quarter after the payment of the Senior and Junior interest (shortfall met by the cash previously trapped and money held in cash reserve). The Senior loan is currently in default over the actual ICR (100%), the projected ICR (79.5%) and the LTV (135%).</p> <p>The asset manager is currently working on reducing non-recoverable costs and is in the process of replacing existing contracts. It is also focused on current tenant issues as a number are complaining about the high vacancy rate and wish to have their rent reduced or alternatively switch to a turnover rent. Before anything is agreed, the accounts of these tenants need to be received and examined by the asset manager, the sponsor and BCMS who have a right to accept or reject proposed modifications. Progress has been made on the letting side with potential tenant interest in renting the vacant units. Although it is likely that the rent achieved will be below ERV it will increase the footfall in the shopping centre. On the marketing side, the aim is to reposition the property as an attractive local shopping centre. Advertisements about Den Tir are displayed in local property news papers and promotional flyers are being distributed. Meetings with the Sponsors took place in January and February to discuss the situation and assess how long they are ready to support the deal. Discussions are still on-going and will mainly depend on how much the non-recoverable costs will be reduced by (as the equity will be mainly applied towards non recoverable costs and marketing).</p> <p>Post IPD, it came to BCMS' attention that the previous asset manager has remained unpaid and is pressing for payment. They applied to court and obtained a garnishment order - so at present all the debtors of Den Tir have a court order forbidding them to make any payment to the rent or the service charge accounts. BCMS's lawyers are currently drafting a third party opposition with the determination of the court likely to be known in about 2 months. In the meantime, BCMS made the payments of urgent utility bills through the cash reserve account. Even if the garnishment has not been waived by the next IPD, there will be enough funds in cash reserve to service the debt (Junior and Senior). BCMS has entered into a dialogue with one of the directors of the Borrower on this matter (the other one being silent despite numerous attempts to make contact). The amount in Senior cash reserve is currently € 471K.</p>			
<b>Loan ID</b> 8	<b>Loan Name:</b> Junior Den Tir	<b>Balance:</b> € 5,450,000.00	<b>LTV:</b> 165.10%
<b>Special Servicing update</b>			
<p>The loan is secured by Den Tir, a shopping Centre currently occupied by 16 tenants located in Antwerp, Belgium. Non recoverable costs this quarter represented 16.6% of the rent invoiced. And the vacancy rate is 35%. There was no surplus cash this quarter after the payment of the Senior and Junior interest (shortfall met by the cash previously trapped and money held in cash reserve). The Junior loan is currently in default over the actual ICR (78%), the projected ICR (63%) and the LTV (165%).</p> <p>The asset manager is currently working on reducing non-recoverable costs and is in the process of replacing existing contracts. It is also focused on current tenant issues as a number are complaining about the high vacancy rate and wish to have their rent reduced or alternatively switch to a turnover rent. Before anything is agreed, the accounts of these tenants need to be received and examined by the asset manager, the sponsor and BCMS who have a right to accept or reject proposed modifications. Progress has been made on the letting side with potential tenant interest in renting the vacant units. Although it is likely that the rent achieved will be below ERV it will increase the footfall in the shopping centre. On the marketing side, the aim is to reposition the property as an attractive local shopping centre. Advertisements about Den Tir are displayed in local property news papers and promotional flyers are being distributed. Meetings with the Sponsors took place in January and February to discuss the situation and assess how long they are ready to support the deal. Discussions are still on-going and will mainly depend on how much the non-recoverable costs will be reduced by (as the equity will be mainly applied towards non recoverable costs and marketing).. It was agreed with them that the amortisation will be suspended for another 12 months (until February 2011).</p> <p>Post IPD, it came to BCMS' attention that the previous asset manager has remained unpaid and is pressing for payment. They applied to court and obtained a garnishment order - so at present all the debtors of Den Tir have a court order forbidding them to make any payment to the rent or the service charge accounts. BCMS's lawyers are currently drafting a third party opposition with the determination of the court likely to be known in about 2 months. In the meantime, BCMS made the payments of urgent utility bills through the cash reserve account. Even if the garnishment has not been waived by the next IPD, there will be enough funds in cash reserve to service the debt (Junior and Senior). The amount in Junior cash reserve is currently € 225.3 K, the remainder of the cash trapped has been used to cover interest shortfall this quarter and pay running costs of the building as explained above.</p>			

Table (3) - Delinquencies

Loan ID	Loan Name:	Balance:	LTV:
Delinquencies			

No loans are Delinquent

Loan ID	Loan name	Balance:	LTV:
Realised Losses Description			

No loan loss has been Realised