



**Capmark Financial Group Inc.  
Supplemental Financial Information  
Q1 2013**

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**May 13, 2013**

## Notice to Reader

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*Important disclosure that must be read prior to review of the information attached hereto*

The Information (unless otherwise explicitly stated) is preliminary and subject to change. In addition, the Information includes financial information that is not audited and includes financial statements and other information that were not prepared in accordance with US generally accepted accounting principles ("US GAAP").

The Information provided herein should be read in conjunction with Capmark Financial Group Inc.'s (the "Company") Quarterly Report as of and for the three months ended March 31, 2013 (the "Quarterly Report"), which includes an update on subsequent events evaluated through May 13, 2013. The Quarterly Report may be found at the Company's website ([www.capmark.com](http://www.capmark.com)) under the heading "Financial Reporting."

The Company expressly disclaims any representation and warranty as to the accuracy or completeness of the Information. Further, the Company disclaims any obligation or undertaking to provide the Recipient any updates to the Information to reflect any change in the Company's expectations with regards thereto or changes in events, conditions, or circumstances on which such information is based. None of the Company or any director, officer or representative of the Company shall have any liability to any party for any error or omission with respect to any of the information contained herein.

**Asset Disposition Summary March 2013 - Capmark Financial Group Inc.**

(\$ in millions)	<b>Total Proceeds YTD 03/31/13</b>	
NA Asset Management <sup>(1)</sup>	\$	187.8
NA Investments		21.2
Other		4.3
Total Proceeds		213.3
Cash Distributions from Capmark Bank		157.1
Total	\$	370.4

Note: Total proceeds reflects asset collections and revenue net of asset fundings

**Portfolio Snapshot and Asset Disposition Activity March 2013 - NA Investments**

(\$ in millions) Year to Date	12/31/12 NBV	Proceeds	Net Revenue / (Losses)	03/31/13 NBV
Equity Funds	\$ 113.6	\$ 16.6	\$ 0.1	\$ 97.1
Debt Funds	25.4	4.6	0.6	21.4
Equity JV's	6.2	-	0.1	6.3
<b>Totals</b>	<b>\$ 145.3</b>	<b>\$ 21.2</b>	<b>\$ 0.8</b>	<b>\$ 124.8</b>

(1) Proceeds include \$40.5m of cash held as restricted in a consolidated NMTC entity which was released in April

**Portfolio Snapshot and Asset Disposition Activity March 2013 - NA Asset Management (Former Bank and Non-Bank)**

(\$ in millions) Year to Date	SVC UPB <sup>1</sup>	NBV	Proceeds	Proc % of SVC UPB	Proc % of NBV <sup>2</sup>
Discounted Payoff	\$ 44.8	\$ 32.8	\$ 37.8	84.4%	115.1%
Note Sale	20.0	-	5.0	25.0%	N/A
REO Sale	72.3	35.4	34.1	47.2%	96.3%
Par Payoff	59.2	59.0	59.2	100.0%	100.4%
NMTC Transactions	43.2	41.3	41.0	95.0%	99.3%
<b>Total Dispositions</b>	<b>\$ 239.5</b>	<b>\$ 168.6</b>	<b>\$ 177.2</b>	<b>74.0%</b>	<b>105.1%</b>
Partial Paydowns			\$ 3.5		

3/31/2013			
Status	SVC UPB <sup>1</sup>	Book Value	# of Assets
<b><u>Performing</u></b>			
HFS	\$ 251.2	\$ 235.2	11
<b>Sub-Total</b>	<b>251.2</b>	<b>235.2</b>	<b>11</b>
<b><u>Non-performing</u></b>			
HFS	43.2	29.1	6
REO	286.9	134.6	10
EQ INV.	171.2	27.6	6
<b>Sub-Total</b>	<b>501.3</b>	<b>191.3</b>	<b>22</b>
<b>Total</b>	<b>\$ 752.5</b>	<b>\$ 426.5</b>	<b>33</b>

(1) Represents the current principal amount contractually due from the borrower for loans and the UPB of the loan just prior to conversion for REO

(2) Aggregate percentage of the carrying value of each asset in the quarter prior to the disposal of the asset