

# COMM 2016-CCRE28 MORTGAGE TRUST

## **FORM 10-D** (Periodic Reports by Asset-Backed Issuers)

Filed 04/25/24 for the Period Ending 04/12/24

Address	60 WALL STREET NEW YORK, NY, 10005
Telephone	212-250-2500
CIK	0001663239
SIC Code	6189 - Asset-Backed Securities
Fiscal Year	12/31

UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION  
Washington D.C. 20549

FORM 10-D

ASSET BACKED ISSUER  
DISTRIBUTION REPORT PURSUANT TO SECTION 13 OR 15(d) OF  
THE SECURITIES EXCHANGE ACT OF 1934

For the monthly distribution period from: March 13, 2024 to April 12, 2024

Commission File Number of issuing entity: 333-206705-01

Central Index Key Number of issuing entity: 0001663239

COMM 2016-CCRE28 Mortgage Trust  
(Exact name of issuing entity as specified in its charter)

Commission File Number of depositor: 333-206705

Central Index Key Number of depositor: 0001013454

Deutsche Mortgage & Asset Receiving Corporation  
(Exact name of depositor as specified in its charter)

Central Index Key Number of sponsor (if applicable): 0001541294

German American Capital Corporation  
(Exact name of sponsor as specified in its charter)

Central Index Key Number of sponsor (if applicable): 0001558761

Cantor Commercial Real Estate Lending, L.P.  
(Exact name of sponsor as specified in its charter)

Central Index Key Number of sponsor (if applicable): 0001555524

LoanCore Capital Markets LLC (formerly known as Jefferies LoanCore LLC)  
(Exact name of sponsor as specified in its charter)

Central Index Key Number of sponsor (if applicable): 0001541468

Ladder Capital Finance LLC  
(Exact name of sponsor as specified in its charter)

Lainie Kaye (212) 250-2500  
(Name and telephone number, including area code, of the person to contact in connection with this filing)

New York  
(State or other jurisdiction of incorporation or organization of the issuing entity)

38-3984705  
38-3984706  
38-7145079  
(I.R.S. Employer Identification No.)

c/o Computershare Trust Company, N.A., as agent for  
Wells Fargo Bank, National Association  
9062 Old Annapolis Road  
Columbia, MD 21045  
(Address of principal executive offices of the issuing entity) (Zip Code)

(667) 786-1992  
(Telephone number, including area code)

Not Applicable  
(Former name, former address, if changed since last report)

Registered/reporting pursuant to (check one)

Title of Class	Section 12(b)	Section 12(g)	Section 15(d)	Name of Exchange (If Section 12(b))
A-1	—	—	<u>X</u>	—
A-2	—	—	<u>X</u>	—
A-SB	—	—	<u>X</u>	—
A-3	—	—	<u>X</u>	—
A-4	—	—	<u>X</u>	—
A-HR	—	—	<u>X</u>	—
XP-A	—	—	<u>X</u>	—
X-A	—	—	<u>X</u>	—
X-HR	—	—	<u>X</u>	—
B	—	—	<u>X</u>	—
C	—	—	<u>X</u>	—
D	—	—	<u>X</u>	—

Indicate by check mark whether the registrant (1) has filed all reports required to be filed by Section 13 or 15(d) of the Securities Exchange Act of 1934 during the preceding 12 months (or for such shorter period that the registrant was required to file such reports), and (2) has been subject to such filing requirements for the past 90 days. Yes X No   

Part I - DISTRIBUTION INFORMATION

Item 1. Distribution and Pool Performance Information.

On April 12, 2024 a distribution was made to holders of the certificates issued by COMM 2016-CCRE28 Mortgage Trust.

The distribution report is attached as an Exhibit to this Form 10-D, please see Item 10(b), Exhibit 99.1 for the related information.

The following table presents the loss information for the trust assets for the COMM 2016-CCRE28 Mortgage Trust in accordance with Item 1100(b) as required by Item 1121(a)(9) of Regulation AB:

Loss Information as reported on April 12, 2024

Number of Delinquencies 30+ days	% of Delinquencies 30+ days by Pool Balance	Number of Loans/REOs with Losses	Average Net Loss
0	N/A	4	\$2,344,389.27

No assets securitized by Deutsche Mortgage & Asset Receiving Corporation (the "Depositor") and held by COMM 2016-CCRE28 Mortgage Trust were the subject of a demand to repurchase for breach of the representations and warranties contained in the underlying transaction documents during the distribution period from March 13, 2024 to April 12, 2024.

The Depositor filed its most recent Form ABS-15G in accordance with Rule 15Ga-1 under the Securities Exchange Act of 1934 (a "Rule 15Ga-1 Form ABS-15G") on February 12, 2024. The CIK number for the Depositor is 0001013454.

German American Capital Corporation ("GACC"), one of the sponsors, has filed a Form ABS-15G pursuant to Rule 15Ga-1 under the Securities Exchange Act of 1934 on February 12, 2024. The CIK number of GACC is 0001541294.

Cantor Commercial Real Estate Lending, L.P. ("CCREL"), one of the sponsors, has filed a Form ABS-15G pursuant to Rule 15Ga-1 under the Securities Exchange Act of 1934 on February 1, 2024. The CIK number of CCREL is 0001558761.

LoanCore Capital Markets LLC (formerly known as Jefferies LoanCore LLC) ("LCM"), one of the sponsors, has filed a Form ABS-15G pursuant to Rule 15Ga-1 under the Securities Exchange Act of 1934 on February 6, 2024. The CIK number of LCM is 0001555524.

Ladder Capital Finance LLC ("LCF"), one of the sponsors, has filed a Form ABS-15G pursuant to Rule 15Ga-1 under the Securities Exchange Act of 1934 on February 14, 2024. The CIK number of LCF is 0001541468.

Part II - OTHER INFORMATION

Item 10. Exhibits.

(a) The following is a list of documents filed as part of this Report on Form 10-D:

(99.1) [Monthly report distributed to holders of the certificates issued by COMM 2016-CCRE28 Mortgage Trust, relating to the April 12, 2024 distribution.](#)

(b) The exhibits required to be filed by the Registrant pursuant to this Form are listed above.

SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned thereunto duly authorized.

Deutsche Mortgage & Asset Receiving Corporation  
(Depositor)

/s/ Matt Smith  
Matt Smith, Director  
Date: April 25, 2024

/s/ R. Chris Jones  
R. Chris Jones, Managing Director  
Date: April 25, 2024

Distribution Date: 04/12/24  
Determination Date: 04/08/24  
Next Distribution Date: 05/10/24  
Record Date: 03/29/24

COMM 2016-CCRE28 Mortgage Trust

Commercial Mortgage Pass-Through Certificates  
Series 2016-CCRE28

Table of Contents		Contacts	
Section	Pages	Role	Party and Contact Information
Certificate Distribution Detail	2-3	Depositor	Deutsche Mortgage & Asset Receiving Corporation
Certificate Factor Detail	4		Lainie Kaye <a href="mailto:cmbs.requests@db.com">cmbs.requests@db.com</a>
Certificate Interest Reconciliation Detail	5		1 Columbus Circle   New York, NY 10019   United States
Additional Information	6	Master Servicer	Wells Fargo Bank, National Association
			Investor Relations <a href="mailto:REAM_InvestorRelations@wellsfargo.com">REAM_InvestorRelations@wellsfargo.com</a>
			Three Wells Fargo, MAC D1050-084, 401 S. Tryon Street, 8th Floor   Charlotte, NC 28202   United States
Bond / Collateral Reconciliation - Cash Flows	7		
Bond / Collateral Reconciliation - Balances	8	Special Servicer	CWCapital Asset Management LLC
Current Mortgage Loan and Property Stratification	9-13		CWCAMnoticesCOMM2016-CCRE28 <a href="mailto:CWCAMnoticesCOMM2016-CCRE28@cwcapital.com">CWCAMnoticesCOMM2016-CCRE28@cwcapital.com</a>
Mortgage Loan Detail (Part 1)	14-15		7501 Wisconsin Avenue, Suite 500 West   Bethesda, MD 20814   United States
Mortgage Loan Detail (Part 2)	16-17	Operating Advisor & Asset Representations Reviewer	Park Bridge Lender Services LLC
Principal Prepayment Detail	18		David Rodgers (212) 230-9025
Historical Detail	19		600 Third Avenue, 40th Floor   New York, NY 10016   United States
Delinquency Loan Detail	20	Certificate Administrator	Computershare Trust Company, N.A. as agent for Wells Fargo Bank, N.A.
Collateral Stratification and Historical Detail	21		Corporate Trust Services (CMBS) <a href="mailto:cccmbsbondadmin@computershare.com">cccmbsbondadmin@computershare.com</a> ; <a href="mailto:trustadministrationgroup@computershare.com">trustadministrationgroup@computershare.com</a>
Specially Serviced Loan Detail - Part 1	22		
Specially Serviced Loan Detail - Part 2	23		9062 Old Annapolis Road   Columbia, MD 21045   United States
Modified Loan Detail	24	Trustee	Wilmington Trust, National Association
Historical Liquidated Loan Detail	25		Attention: CMBS Trustee (302) 636-4140 <a href="mailto:CMBSTrustee@wilmingtontrust.com">CMBSTrustee@wilmingtontrust.com</a>
Historical Bond / Collateral Loss Reconciliation Detail	26		1100 North Market Street   Wilmington, DE 19890   United States
Interest Shortfall Detail - Collateral Level	27	Controlling Class Representative	Cannae Portfolio Advisors, LLC
Supplemental Notes	28		-

This report is compiled by Computershare Trust Company, N.A. from information provided by third parties. Computershare Trust Company, N.A. has not independently confirmed the accuracy of the information.

Please visit [www.etslink.com](http://www.etslink.com) for additional information and if applicable, any special notices and any credit risk retention notices. In addition, certificate holders may register online for email notification when special notices are posted. For information or assistance please call 866-846-4526.

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Certificate Distribution Detail

Class	CUSIP	Pass-Through Rate (2)	Original Balance	Beginning Balance	Principal Distribution	Interest Distribution	Prepayment Penalties	Realized Losses	Total Distribution	Ending Balance	Current Credit Support <sup>1</sup>	Original Credit Support <sup>1</sup>
A-1	12593YBA0	1.770000%	21,720,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%	30.00%
A-2	12593YBB8	2.886000%	82,786,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%	30.00%
A-SB	12593YBC6	3.525000%	47,975,000.00	16,715,008.64	767,933.23	49,100.34	0.00	0.00	817,033.57	15,947,075.41	34.79%	30.00%
A-3	12593YBD4	3.495000%	230,000,000.00	214,921,807.46	0.00	625,959.76	0.00	0.00	625,959.76	214,921,807.46	34.79%	30.00%
A-4	12593YBE2	3.762000%	281,279,000.00	281,279,000.00	0.00	881,809.66	0.00	0.00	881,809.66	281,279,000.00	34.79%	30.00%
A-HR	12593YBF9	3.651000%	55,000,000.00	47,799,850.86	93,072.77	145,431.05	0.00	0.00	238,503.82	47,706,778.09	34.79%	30.00%
A-M	12593YBK8	4.066000%	39,789,000.00	39,789,000.00	0.00	134,818.39	0.00	0.00	134,818.39	39,789,000.00	30.15%	26.13%
B	12593YBL6	4.758852%	73,160,000.00	73,160,000.00	0.00	290,131.33	0.00	0.00	290,131.33	73,160,000.00	21.63%	19.00%
C	12593YBM4	4.758852%	50,056,000.00	50,056,000.00	0.00	198,507.57	0.00	0.00	198,507.57	50,056,000.00	15.80%	14.13%
D	12593YBN2	4.008852%	33,371,000.00	33,371,000.00	0.00	111,482.83	0.00	0.00	111,482.83	33,371,000.00	11.91%	10.88%
E	12593YAL7	4.258852%	25,670,000.00	25,670,000.00	0.00	91,103.94	0.00	0.00	91,103.94	25,670,000.00	8.92%	8.38%
F	12593YAN3	3.250000%	26,954,000.00	26,954,000.00	0.00	73,000.42	0.00	0.00	73,000.42	26,954,000.00	5.78%	5.75%
G	12593YAQ6	3.250000%	11,551,000.00	11,551,000.00	0.00	31,283.96	0.00	0.00	31,283.96	11,551,000.00	4.44%	4.63%
H	12593YAS2	3.250000%	17,969,000.00	17,969,000.00	0.00	48,666.04	0.00	0.00	48,666.04	17,969,000.00	2.35%	2.88%
J*	12593YAU7	3.250000%	29,521,412.00	20,143,855.42	0.00	42,588.48	0.00	0.00	42,588.48	20,143,855.42	0.00%	0.00%
V	12593YAW3	0.000000%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%	0.00%
R	12593YAY9	0.000000%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00%	0.00%
Regular SubTotal			1,026,801,412.00	859,379,522.38	861,006.00	2,723,883.77	0.00	0.00	3,584,889.77	858,518,516.38		
XP-A	12593YBG7	0.873624%	703,549,000.00	196,840,000.00	0.00	143,303.45	0.00	0.00	143,303.45	194,748,000.00		
X-A	12593YBH5	0.774827%	703,549,000.00	552,704,816.10	0.00	356,875.32	0.00	0.00	356,875.32	551,936,882.87		
X-HR	12593YBJ1	1.107852%	55,000,000.00	47,799,850.86	0.00	44,129.29	0.00	0.00	44,129.29	47,706,778.09		
X-B	12593YAA1	0.000000%	123,216,000.00	123,216,000.00	0.00	0.00	0.00	0.00	0.00	123,216,000.00		

Certificate Distribution Detail continued to next page

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Certificate Distribution Detail

Class	CUSIP	Pass-Through Rate (2)	Original Balance	Beginning Balance	Principal Distribution	Interest Distribution	Prepayment Penalties	Realized Losses	Total Distribution	Ending Balance	Current Credit Support <sup>1</sup>	Original Credit Support <sup>1</sup>
X-C	12593YAC7	0.641304%	59,041,000.00	59,041,000.00	0.00	31,552.71	0.00	0.00	31,552.71	59,041,000.00		
X-D	12593YAE3	1.508852%	26,954,000.00	26,954,000.00	0.00	33,891.33	0.00	0.00	33,891.33	26,954,000.00		
X-E	12593YAG8	1.508852%	29,520,000.00	29,520,000.00	0.00	37,117.75	0.00	0.00	37,117.75	29,520,000.00		
X-F	12593YAJ2	1.508852%	29,521,412.00	20,143,855.42	0.00	25,328.41	0.00	0.00	25,328.41	20,143,855.42		
Notional SubTotal			1,730,350,412.00	1,056,219,522.38	0.00	672,198.26	0.00	0.00	672,198.26	1,053,266,516.38		
Deal Distribution Total					861,006.00	3,396,082.03	0.00	0.00	4,257,088.03			

\* Denotes the Controlling Class (if required)

- Calculated by taking (A) the sum of the ending certificate balance of all classes in a series less (B) the sum of (i) the ending certificate balance of the designated class and (ii) the ending certificate balance of all classes which are not subordinate to the designated class and dividing the result by (A).
- Pass-Through Rates with respect to any Class of Certificates on next month's Payment Date is expected to be the same as the current respective Pass-Through Rate, subject to any modifications on the underlying loans, any change in certificate or pool balance, any change in the underlying index (if and as applicable), and any other matters provided in the governing documents.

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## Certificate Factor Detail

Class	CUSIP	Beginning Balance	Principal Distribution	Interest Distribution	Interest Shortfalls / (Paybacks)	Cumulative Interest Shortfalls	Prepayment Penalties	Losses	Total Distribution	Ending Balance
Regular Certificates										
A-1	12593YBA0	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A-2	12593YBB8	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A-SB	12593YBC6	348.41081063	16.00694591	1.02345680	0.00000000	0.00000000	0.00000000	0.00000000	17.03040271	332.40386472
A-3	12593YBD4	934.44264113	0.00000000	2.72156417	0.00000000	0.00000000	0.00000000	0.00000000	2.72156417	934.44264113
A-4	12593YBE2	1,000.00000000	0.00000000	3.13499998	0.00000000	0.00000000	0.00000000	0.00000000	3.13499998	1,000.00000000
A-HR	12593YBF9	869.08819745	1.69223218	2.64420091	0.00000000	0.00000000	0.00000000	0.00000000	4.33643309	867.39596527
A-M	12593YBK8	1,000.00000000	0.00000000	3.38833321	0.00000000	0.00000000	0.00000000	0.00000000	3.38833321	1,000.00000000
B	12593YBL6	1,000.00000000	0.00000000	3.96570981	0.00000000	0.00000000	0.00000000	0.00000000	3.96570981	1,000.00000000
C	12593YBM4	1,000.00000000	0.00000000	3.96570981	0.00000000	0.00000000	0.00000000	0.00000000	3.96570981	1,000.00000000
D	12593YBN2	1,000.00000000	0.00000000	3.34070990	0.00000000	0.00000000	0.00000000	0.00000000	3.34070990	1,000.00000000
E	12593YAL7	1,000.00000000	0.00000000	3.54904324	0.00000000	0.00000000	0.00000000	0.00000000	3.54904324	1,000.00000000
F	12593YAN3	1,000.00000000	0.00000000	2.70833346	0.00000000	0.00000000	0.00000000	0.00000000	2.70833346	1,000.00000000
G	12593YAO6	1,000.00000000	0.00000000	2.70833348	0.00000000	0.00000000	0.00000000	0.00000000	2.70833348	1,000.00000000
H	12593YAS2	1,000.00000000	0.00000000	2.70833324	0.00000000	0.00000000	0.00000000	0.00000000	2.70833324	1,000.00000000
J	12593YAU7	682.34728813	0.00000000	1.44263018	0.40539389	39.99773486	0.00000000	0.00000000	1.44263018	682.34728813
V	12593YAW3	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
R	12593YAY9	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
Notional Certificates										
XP-A	12593YBG7	279.78150776	0.00000000	0.20368652	0.00000000	0.00000000	0.00000000	0.00000000	0.20368652	276.80801195
X-A	12593YBH5	785.59534034	0.00000000	0.50725013	0.00000000	0.00000000	0.00000000	0.00000000	0.50725013	784.50382684
X-HR	12593YBJ1	869.08819745	0.00000000	0.80235073	0.00000000	0.00000000	0.00000000	0.00000000	0.80235073	867.39596527
X-B	12593YAA1	1,000.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	1,000.00000000
X-C	12593YAC7	1,000.00000000	0.00000000	0.53442032	0.00000000	0.00000000	0.00000000	0.00000000	0.53442032	1,000.00000000
X-D	12593YAE3	1,000.00000000	0.00000000	1.25737664	0.00000000	0.00000000	0.00000000	0.00000000	1.25737664	1,000.00000000
X-E	12593YAG8	1,000.00000000	0.00000000	1.25737636	0.00000000	0.00000000	0.00000000	0.00000000	1.25737636	1,000.00000000
X-F	12593YAJ2	682.34728813	0.00000000	0.85796743	0.00000000	0.00000000	0.00000000	0.00000000	0.85796743	682.34728813

## Certificate Interest Reconciliation Detail

Class	Accrual Period	Accrual Days	Prior Interest Shortfalls	Accrued Certificate Interest	Net Aggregate Prepayment Interest Shortfall	Distributable Certificate Interest	Interest Shortfalls / (Paybacks)	Payback of Prior Realized Losses	Additional Interest Distribution Amount	Interest Distribution	Cumulative Interest Shortfalls
A-1	N/A	N/A	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
A-2	N/A	N/A	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
A-SB	03/01/24 - 03/30/24	30	0.00	49,100.34	0.00	49,100.34	0.00	0.00	0.00	49,100.34	0.00
A-3	03/01/24 - 03/30/24	30	0.00	625,959.76	0.00	625,959.76	0.00	0.00	0.00	625,959.76	0.00
A-4	03/01/24 - 03/30/24	30	0.00	881,809.67	0.00	881,809.67	0.00	0.00	0.00	881,809.66	0.00
A-HR	03/01/24 - 03/30/24	30	0.00	145,431.05	0.00	145,431.05	0.00	0.00	0.00	145,431.05	0.00
XP-A	03/01/24 - 03/30/24	30	0.00	143,303.45	0.00	143,303.45	0.00	0.00	0.00	143,303.45	0.00
X-A	03/01/24 - 03/30/24	30	0.00	356,875.32	0.00	356,875.32	0.00	0.00	0.00	356,875.32	0.00
X-HR	03/01/24 - 03/30/24	30	0.00	44,129.29	0.00	44,129.29	0.00	0.00	0.00	44,129.29	0.00
X-B	N/A	N/A	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
X-C	03/01/24 - 03/30/24	30	0.00	31,552.71	0.00	31,552.71	0.00	0.00	0.00	31,552.71	0.00
X-D	03/01/24 - 03/30/24	30	0.00	33,891.33	0.00	33,891.33	0.00	0.00	0.00	33,891.33	0.00
X-E	03/01/24 - 03/30/24	30	0.00	37,117.75	0.00	37,117.75	0.00	0.00	0.00	37,117.75	0.00
X-F	03/01/24 - 03/30/24	30	0.00	25,328.41	0.00	25,328.41	0.00	0.00	0.00	25,328.41	0.00
A-M	03/01/24 - 03/30/24	30	0.00	134,818.39	0.00	134,818.39	0.00	0.00	0.00	134,818.39	0.00
B	03/01/24 - 03/30/24	30	0.00	290,131.33	0.00	290,131.33	0.00	0.00	0.00	290,131.33	0.00
C	03/01/24 - 03/30/24	30	0.00	198,507.57	0.00	198,507.57	0.00	0.00	0.00	198,507.57	0.00
D	03/01/24 - 03/30/24	30	0.00	111,482.83	0.00	111,482.83	0.00	0.00	0.00	111,482.83	0.00
E	03/01/24 - 03/30/24	30	0.00	91,103.94	0.00	91,103.94	0.00	0.00	0.00	91,103.94	0.00
F	03/01/24 - 03/30/24	30	0.00	73,000.42	0.00	73,000.42	0.00	0.00	0.00	73,000.42	0.00
G	03/01/24 - 03/30/24	30	0.00	31,283.96	0.00	31,283.96	0.00	0.00	0.00	31,283.96	0.00
H	03/01/24 - 03/30/24	30	0.00	48,666.04	0.00	48,666.04	0.00	0.00	0.00	48,666.04	0.00
J	03/01/24 - 03/30/24	30	1,168,821.81	54,556.28	0.00	54,556.28	11,967.80	0.00	0.00	42,588.48	1,180,789.61
Totals			1,168,821.81	3,408,049.84	0.00	3,408,049.84	11,967.80	0.00	0.00	3,396,082.03	1,180,789.61

## Additional Information

Total Available Distribution Amount (1)	4,257,088.03
(1) The Available Distribution Amount includes any Prepayment Premiums.	

## Bond / Collateral Reconciliation - Cash Flows

Total Funds Collected		Total Funds Distributed	
Interest		Fees	
Interest Paid or Advanced		Master Servicing Fee	
Interest Reductions due to Nonrecoverability Determination		Certificate Administrator Fee	
Interest Adjustments		Trustee Fee	
Deferred Interest		CREFC® Intellectual Property Royalty License Fee	
ARD Interest		Operating Advisor Fee	
Net Prepayment Interest Excess / (Shortfall)		Asset Representations Reviewer Fee	
Extension Interest			
Interest Reserve Withdrawal			
Total Interest Collected		Total Fees	
Principal		Expenses/Reimbursements	
Scheduled Principal		Reimbursement for Interest on Advances	
Unscheduled Principal Collections		ASER Amount	
Principal Prepayments		Special Servicing Fees (Monthly)	
Collection of Principal after Maturity Date		Special Servicing Fees (Liquidation)	

Recoveries From Liquidations and Insurance Proceeds	0.00	Special Servicing Fees (Work Out)	(33.44)
Excess of Prior Principal Amounts Paid	0.00	Legal Fees	0.00
Curtailments	0.00	Rating Agency Expenses	0.00
Principal Adjustments	0.00	Taxes Imposed on Trust Fund	0.00
		Non-Recoverable Advances	0.00
		Workout Delayed Reimbursement Amounts	0.00
		Other Expenses	1,667.91
Total Principal Collected	861,006.00	Total Expenses/Reimbursements	11,967.80
Interest Reserve Deposit			0.00
Other			
Payments to Certificateholders and Others			
Prepayment Penalties / Yield Maintenance	0.00	Interest Distribution	3,396,082.03
Gain on Sale / Excess Liquidation Proceeds	0.00	Principal Distribution	861,006.00
Borrower Option Extension Fees	0.00	Prepayment Penalties / Yield Maintenance	0.00
Net SWAP Counterparty Payments Received	0.00	Borrower Option Extension Fees	0.00
		Net SWAP Counterparty Payments Paid	0.00
Total Other Collected	0.00	Total Payments to Certificateholders and Others	4,257,088.03
Total Funds Collected	4,285,169.10	Total Funds Distributed	4,285,169.08

Bond / Collateral Reconciliation - Balances

Collateral Reconciliation			Certificate Reconciliation		
		Total			Total
Beginning Scheduled Collateral Balance	859,379,522.38	859,379,522.38	Beginning Certificate Balance		859,379,522.38
(-) Scheduled Principal Collections	861,006.00	861,006.00	(-) Principal Distributions		861,006.00
(-) Unscheduled Principal Collections	0.00	0.00	(-) Realized Losses		0.00
(-) Principal Adjustments (Cash)	0.00	0.00	Realized Loss and Realized Loss Adjustments on Collateral		0.00
(-) Principal Adjustments (Non-Cash)	0.00	0.00	Current Period NRA <sup>1</sup>		0.00
(-) Realized Losses from Collateral	0.00	0.00	Current Period WODRA <sup>1</sup>		0.00
(-) Other Adjustments <sup>2</sup>	0.00	0.00	Principal Used to Pay Interest		0.00
			Non-Cash Principal Adjustments		0.00
Ending Scheduled Collateral Balance	858,518,516.38	858,518,516.38	Certificate Other Adjustments**		0.00
Beginning Actual Collateral Balance	859,388,257.74	859,388,257.74	Ending Certificate Balance		858,518,516.38
Ending Actual Collateral Balance	858,518,516.43	858,518,516.43			

NRA/WODRA Reconciliation			Under / Over Collateralization Reconciliation		
Non-Recoverable Advances (NRA) from		Workout Delayed Reimbursement of Advances			
	Principal	(WODRA) from Principal			
Beginning Cumulative Advances	0.00	0.00	Beginning UC / (OC)		0.00
Current Period Advances	0.00	0.00	UC / (OC) Change		0.00
Ending Cumulative Advances	0.00	0.00	Ending UC / (OC)		0.00
			Net WAC Rate		4.76%
			UC / (OC) Interest		0.00

- (1) Current Period NRA and WODRA displayed will represent the portion applied as Realized Losses to the bonds.  
(2) Other Adjustments value will represent miscellaneous items that may impact the Scheduled Balance of the collateral.  
\*\* A negative value for Certificate Other Adjustments represents the payback of prior Principal Shortfalls, if any.

Current Mortgage Loan and Property Stratification

Scheduled Balance						Debt Service Coverage Ratio <sup>1</sup>							
Scheduled	# Of	Scheduled	% Of	WAM <sup>2</sup>	WAC	Weighted Avg	Debt Service Coverage	# Of	Scheduled	% Of	WAM <sup>2</sup>	WAC	Weighted Avg
Balance	Loans	Balance	Agg. Bal.			DSCR <sup>1</sup>	Ratio	Loans	Balance	Agg. Bal.			DSCR <sup>1</sup>
Defeased	9	155,252,299.57	18.08%	19	4.7686	NAP	Defeased	9	155,252,299.57	18.08%	19	4.7686	NAP
7,499,999 or less	11	41,644,188.17	4.85%	18	4.6313	1.780433	1.39 or less	7	175,224,544.33	20.41%	19	4.6439	1.108790
7,500,000 to 14,999,999	8	82,975,756.36	9.66%	19	4.6970	2.275979	1.40 to 1.44	1	5,382,952.19	0.63%	19	4.5400	1.431600
15,000,000 to 24,999,999	4	76,865,656.92	8.95%	20	4.5210	1.645412	1.45 to 1.54	2	9,820,360.51	1.14%	18	4.6614	1.532123
25,000,000 to 49,999,999	6	220,288,179.64	25.66%	17	4.5614	2.093747	1.55 to 1.99	14	259,841,507.07	30.27%	17	4.4686	1.768946
50,000,000 or greater	5	281,492,435.72	32.79%	19	4.6083	1.741971	2.00 to 2.49	6	198,771,307.39	23.15%	20	4.7236	2.178244
Totals	43	858,518,516.38	100.00%	19	4.6271	1.803492	2.50 or greater	4	54,225,545.32	6.32%	19	4.5764	4.267241
							Totals	43	858,518,516.38	100.00%	19	4.6271	1.803492

- (1) Debt Service Coverage Ratios are updated periodically as new NOI figures become available from borrowers on an asset level. In all cases the most current DSCR provided by the Servicer is used. To the extent that no DSCR is provided by the Servicer, information from the offering document is used. The debt service coverage ratio information was provided to the Certificate Administrator by the Master Servicer and the Certificate Administrator has not independently confirmed the accuracy of such information.  
(2) Anticipated Remaining Term and WAM are each calculated based upon the term from the current month to the earlier of the Anticipated Repayment Date, if applicable, and the Maturity Date.  
(3) Data in this table was calculated by allocating pro-rata the current loan information to the properties based upon the Cut Off Date Balance of each property as disclosed in the offering document. The Scheduled Balance Totals reflect the aggregate balances of all pooled loans as reported in the CREFC Loan Periodic Update File. To the extent that the Scheduled Balance Total figure for the "State" and "Property" stratification tables is not equal to the sum of the scheduled balance figures for each state or property, the difference is explained by loans that have been modified into a split loan structure. The "State" and "Property" stratification tables do not include the balance of the subordinate note (sometimes called the B-piece or a "hope note") of a loan that has been modified into a split-loan structure. Rather, the scheduled balance for each state or property only reflects the balance of the senior note (sometimes called the A-piece) of a loan that has been modified into a split-loan structure.

Current Mortgage Loan and Property Stratification

State <sup>3</sup>							Property Type <sup>3</sup>						
State	# Of	Scheduled	% Of	WAM <sup>2</sup>	WAC	Weighted Avg	Property Type	# Of	Scheduled	% Of	WAM <sup>2</sup>	WAC	Weighted Avg
	Properties	Balance	Agg. Bal.			DSCR <sup>1</sup>		Properties	Balance	Agg. Bal.			DSCR <sup>1</sup>
Defeased	19	155,252,299.57	18.08%	19	4.7686	NAP	Defeased	19	155,252,299.57	18.08%	19	4.7686	NAP
Alabama	2	15,004,610.02	1.75%	20	4.9606	2.530135	Industrial	3	69,361,019.89	8.08%	19	4.3894	1.832818
Arizona	1	4,810,246.96	0.56%	17	4.6500	1.345800	Lodging	4	82,491,319.18	9.61%	12	4.6970	1.848128
California	9	300,125,596.65	34.96%	20	4.4897	2.107736	Mixed Use	1	60,000,000.00	6.99%	20	4.5320	2.093200
Colorado	1	2,664,062.76	0.31%	18	4.4500	1.340900	Multi-Family	3	14,948,013.10	1.74%	18	4.6197	1.940130
Florida	4	22,411,871.09	2.61%	19	4.7735	1.742374							

Georgia	2	25,161,867.30	2.93%	19	4.5891	2.057431	Office	9	274,510,130.67	31.97%	19	4.5441	2.092675
Illinois	2	10,062,810.91	1.17%	20	4.7830	2.268179	Retail	25	201,955,733.96	23.52%	20	4.7133	1.645988
							Totals	64	858,518,516.38	100.00%	19	4.6271	1.803492
Indiana	1	5,991,895.39	0.70%	18	4.5600	1.540700							
Massachusetts	1	8,689,239.02	1.01%	20	4.9040	2.406400							
Michigan	2	5,693,787.30	0.66%	20	4.5697	1.740561							
Minnesota	2	6,640,281.93	0.77%	20	4.9324	2.356328							
Missouri	4	90,681,316.61	10.56%	13	4.6002	1.761592							
New Jersey	1	8,890,378.81	1.04%	20	4.9040	2.406400							
New York	3	108,667,032.56	12.66%	19	4.5976	1.329108							
Ohio	2	9,534,026.15	1.11%	20	4.9040	2.406400							
Oklahoma	1	4,100,000.00	0.48%	19	4.7300	3.371100							
Pennsylvania	1	3,828,465.12	0.45%	18	4.8200	1.518700							
South Carolina	1	8,867,144.47	1.03%	17	4.8500	2.036100							
Texas	3	43,883,998.22	5.11%	20	4.5917	1.460978							
Virgin Islands	1	12,146,925.12	1.41%	20	5.0000	2.287000							
Virginia	1	5,410,660.41	0.63%	20	4.9040	2.406400							
Totals	64	858,518,516.38	100.00%	19	4.6271	1.803492							

Note: Please refer to footnotes on the next page of the report.

Current Mortgage Loan and Property Stratification

Note Rate	# Of	Note Rate		% Of	WAM <sup>2</sup>	WAC	Weighted Avg	Seasoning	# Of	Seasoning		% Of	WAM <sup>2</sup>	WAC	Weighted Avg
		Scheduled								Scheduled					
		Loans	Balance							Agg. Bal.	DSCR <sup>1</sup>				
Defeased	9	155,252,299.57	18.08%	19	4.7686	NAP	Defeased	9	155,252,299.57	18.08%	19	4.7686	NAP		
4.4999% or less	11	242,658,539.56	28.26%	19	4.3651	1.733162	12 months or less	0	0.00	0.00%	0	0.0000	0.000000		
4.5000% to 4.7499%	12	243,363,872.09	28.35%	17	4.5896	2.254220	13 months to 24 months	0	0.00	0.00%	0	0.0000	0.000000		
4.7500% or greater	11	217,243,805.16	25.30%	20	4.8608	1.711849	25 months to 36 months	0	0.00	0.00%	0	0.0000	0.000000		
Totals	43	858,518,516.38	100.00%	19	4.6271	1.803492	37 months to 48 months	0	0.00	0.00%	0	0.0000	0.000000		
							49 months or greater	34	703,266,216.81	81.92%	19	4.5959	1.906889		
							Totals	43	858,518,516.38	100.00%	19	4.6271	1.803492		

- (1) Debt Service Coverage Ratios are updated periodically as new NOI figures become available from borrowers on an asset level. In all cases the most current DSCR provided by the Servicer is used. To the extent that no DSCR is provided by the Servicer, information from the offering document is used. The debt service coverage ratio information was provided to the Certificate Administrator by the Master Servicer and the Certificate Administrator has not independently confirmed the accuracy of such information.
- (2) Anticipated Remaining Term and WAM are each calculated based upon the term from the current month to the earlier of the Anticipated Repayment Date, if applicable, and the Maturity Date.
- (3) Data in this table was calculated by allocating pro-rata the current loan information to the properties based upon the Cut Off Date Balance of each property as disclosed in the offering document. The Scheduled Balance Totals reflect the aggregate balances of all pooled loans as reported in the CREFC Loan Periodic Update File. To the extent that the Scheduled Balance Total figure for the "State" and "Property" stratification tables is not equal to the sum of the scheduled balance figures for each state or property, the difference is explained by loans that have been modified into a split loan structure. The "State" and "Property" stratification tables do not include the balance of the subordinate note (sometimes called the B-piece or a "hope note") of a loan that has been modified into a split-loan structure. Rather, the scheduled balance for each state or property only reflects the balance of the senior note (sometimes called the A-piece) of a loan that has been modified into a split-loan structure.

Current Mortgage Loan and Property Stratification

Anticipated		Anticipated Remaining Term (ARD and Balloon Loans)					Remaining Amortization Term (ARD and Balloon Loans)							
	# Of	Scheduled	% Of		WAM <sup>2</sup>	WAC	Weighted Avg	Remaining	# Of	Scheduled	% Of	WAM <sup>2</sup>	WAC	Weighted Avg
Remaining Term	Loans	Balance	Agg. Bal.				DSCR <sup>1</sup>	Amortization Term	Loans	Balance	Agg. Bal.			DSCR <sup>1</sup>
Defeased	9	155,252,299.57	18.08%	19	4.7686		NAP	Defeased	9	155,252,299.57	18.08%	19	4.7686	NAP
56 months or less	34	703,266,216.81	81.92%	19	4.5959		1.906889	Interest Only	9	313,617,000.00	36.53%	20	4.6441	2.257225
57 months to 117 months	0	0.00	0.00%	0	0.0000		0.000000	299 months or less	25	389,649,216.81	45.39%	18	4.5571	1.624915
118 months or more	0	0.00	0.00%	0	0.0000		0.000000	300 months to 359 months	0	0.00	0.00%	0	0.0000	0.000000
Totals	43	858,518,516.38	100.00%	19	4.6271		1.803492	360 months or greater	0	0.00	0.00%	0	0.0000	0.000000
Totals								Totals						

- (1) Debt Service Coverage Ratios are updated periodically as new NOI figures become available from borrowers on an asset level. In all cases the most current DSCR provided by the Servicer is used. To the extent that no DSCR is provided by the Servicer, information from the offering document is used. The debt service coverage ratio information was provided to the Certificate Administrator by the Master Servicer and the Certificate Administrator has not independently confirmed the accuracy of such information.
- (2) Anticipated Remaining Term and WAM are each calculated based upon the term from the current month to the earlier of the Anticipated Repayment Date, if applicable, and the Maturity Date.
- (3) Data in this table was calculated by allocating pro-rata the current loan information to the properties based upon the Cut Off Date Balance of each property as disclosed in the offering document. The Scheduled Balance Totals reflect the aggregate balances of all pooled loans as reported in the CREFC Loan Periodic Update File. To the extent that the Scheduled Balance Total figure for the "State" and "Property" stratification tables is not equal to the sum of the scheduled balance figures for each state or property, the difference is explained by loans that have been modified into a split loan structure. The "State" and "Property" stratification tables do not include the balance of the subordinate note (sometimes called the B-piece or a "hope note") of a loan that has been modified into a split-loan structure. Rather, the scheduled balance for each state or property only reflects the balance of the senior note (sometimes called the A-piece) of a loan that has been modified into a split-loan structure.

Current Mortgage Loan and Property Stratification

Age of Most Recent NOI	# Of Loans	Age of Most Recent NOI			WAM <sup>2</sup>	WAC	Weighted Avg DSCR <sup>1</sup>	Age of Most Recent NOI	# Of Loans	Remaining Stated Term (Fully Amortizing Loans)					Weighted Avg DSCR <sup>1</sup>
		Scheduled	% Of							Scheduled	% Of				
		Balance	Agg. Bal.							Balance	Agg. Bal.				
Defeased	9	155,252,299.57	18.08%	19	4.7686	NAP			No outstanding loans in this group						
Underwriter's Information	0	0.00	0.00%	0	0.0000	0.000000									
12 months or less	33	693,616,416.37	80.79%	19	4.5930	1.911605									
13 months to 24 months	1	9,649,800.44	1.12%	19	4.8045	1.567900									
25 months or greater	0	0.00	0.00%	0	0.0000	0.000000									
Totals	43	858,518,516.38	100.00%	19	4.6271	1.803492									

- (1) Debt Service Coverage Ratios are updated periodically as new NOI figures become available from borrowers on an asset level. In all cases the most current DSCR provided by the Servicer is used. To the extent that no DSCR is provided by the Servicer, information from the offering document is used. The debt service coverage ratio information was provided to the Certificate Administrator by the Master Servicer and the Certificate Administrator has not independently confirmed the accuracy of such information.
- (2) Anticipated Remaining Term and WAM are each calculated based upon the term from the current month to the earlier of the Anticipated Repayment Date, if applicable, and the Maturity Date.
- (3) Data in this table was calculated by allocating pro-rata the current loan information to the properties based upon the Cut Off Date Balance of each property as disclosed in the offering document. The Scheduled Balance Totals reflect the aggregate balances of all pooled loans as reported in the CREFC Loan Periodic Update File. To the extent that the Scheduled Balance Total figure for the "State" and "Property" stratification tables is not equal to the sum of the scheduled balance figures for each state or property, the difference is explained by loans that have been modified into a split loan structure. The "State" and "Property" stratification tables do not include the balance of the subordinate note (sometimes called the B-piece or a "hope note") of a loan that has been modified into a split-loan structure. Rather, the scheduled balance for each state or property only reflects the balance of the senior note (sometimes called the A-piece) of a loan that has been modified into a split-loan structure.

Mortgage Loan Detail (Part 1)

Pros ID	Loan ID	Prop Type	City	State	Interest Accrual Type	Gross Rate	Scheduled Interest	Scheduled Principal	Principal Adjustments	Anticipated Repay Date	Original Maturity Date	Adjusted Maturity Date	Beginning Scheduled Balance	Ending Scheduled Balance	Paid Through Date
1	656100502	MF	Santa Monica	CA	Actual/360	4.897%	263,342.98	0.00	0.00	N/A	12/06/25	09/06/25	62,450,000.00	62,450,000.00	04/06/24
2	407000588	RT	Various	Various	Actual/360	4.904%	253,373.33	0.00	0.00	N/A	12/06/25	--	60,000,000.00	60,000,000.00	04/06/24
3	406100347	MU	Santa Monica	CA	Actual/360	4.532%	234,153.33	0.00	0.00	N/A	12/06/25	--	60,000,000.00	60,000,000.00	04/06/24
4	304961112	OF	New York	NY	Actual/360	4.832%	239,251.11	0.00	0.00	N/A	11/01/25	--	57,500,000.00	57,500,000.00	04/01/24
5	407000343	LO	St. Louis	MO	Actual/360	4.545%	187,076.67	93,072.77	0.00	N/A	11/06/24	--	47,799,850.86	47,706,778.09	04/06/24
6	656100490	RT	Los Angeles	CA	Actual/360	4.430%	200,385.58	76,008.44	0.00	N/A	12/06/25	--	52,529,533.74	52,453,525.30	04/06/24
7	305371007	OF	Los Gatos	CA	Actual/360	4.285%	190,467.68	80,288.82	0.00	N/A	10/06/25	--	51,619,199.24	51,538,910.42	04/06/24
8	656100501	OF	San Francisco	CA	Actual/360	4.700%	194,266.67	0.00	0.00	N/A	01/06/26	--	48,000,000.00	48,000,000.00	03/06/24
9	406110339	IN	Brooklyn	NY	Actual/360	4.280%	158,478.89	0.00	0.00	11/06/25	05/06/30	--	43,000,000.00	43,000,000.00	04/06/24
12	305371012	RT	Washington	MO	Actual/360	4.852%	111,573.32	45,583.02	0.00	N/A	12/06/25	--	26,704,248.26	26,658,665.24	04/06/24
13	305310001	OF	Los Angeles	CA	Actual/360	4.593%	112,719.88	0.00	0.00	N/A	11/06/25	--	28,500,000.00	28,500,000.00	04/06/24
14	305371014	OF	Cupertino	CA	Actual/360	4.470%	101,857.62	39,515.59	0.00	N/A	11/06/25	--	26,462,251.90	26,422,736.31	04/06/24
15	656100486	OF	Frisco	TX	Actual/360	4.450%	88,174.11	39,266.74	0.00	N/A	12/01/25	--	23,010,278.25	22,971,011.51	04/01/24
16	305371016	MF	Mesquite	TX	Actual/360	4.710%	90,028.49	36,146.60	0.00	N/A	09/06/25	--	22,197,285.93	22,161,139.33	04/06/24
17	406100332	IN	Van Nuys	CA	Actual/360	4.477%	83,893.17	37,383.54	0.00	N/A	10/06/25	--	21,761,074.00	21,723,690.46	04/06/24
18	305371018	IN	Duluth	GA	Actual/360	4.520%	80,467.16	37,613.63	0.00	N/A	11/06/25	--	20,673,835.61	20,636,221.98	04/06/24
19	305371019	OF	La Jolla	CA	Actual/360	4.420%	68,896.23	31,241.40	0.00	N/A	11/06/25	--	18,101,476.03	18,070,234.63	04/06/24
20	656100505	RT	Lubbock	TX	Actual/360	4.750%	62,210.84	21,252.73	0.00	N/A	01/06/26	--	15,209,441.53	15,188,188.80	04/06/24
21	305371021	LO	Charlotte Amalie	VI	Actual/360	5.000%	52,455.99	36,401.70	0.00	N/A	12/06/25	--	12,183,326.82	12,146,925.12	04/06/24
22	305371022	LO	Lake City	FL	Actual/360	4.750%	52,306.52	25,940.58	0.00	N/A	11/06/25	--	12,788,011.23	12,762,070.65	04/06/24
23	406100343	RT	Colonial Heights	VA	Actual/360	4.893%	52,376.31	21,203.00	0.00	N/A	11/06/25	--	12,430,841.10	12,409,638.10	04/06/24
25	305371025	MF	San Antonio	TX	Actual/360	4.420%	41,182.33	18,674.37	0.00	N/A	07/06/25	--	10,820,055.49	10,801,381.12	04/06/24
26	407000552	OF	Kansas City	MO	Actual/360	4.135%	41,838.16	0.00	0.00	N/A	10/06/25	--	11,750,000.00	11,750,000.00	04/06/24
27	305371027	OF	Riverside	CA	Actual/360	4.450%	37,468.84	20,786.23	0.00	N/A	11/06/25	--	9,778,024.03	9,757,237.80	04/06/24
29	407000573	RT	Various	FL	Actual/360	4.805%	40,003.68	19,445.48	0.00	N/A	11/06/25	--	9,669,245.92	9,649,800.44	04/06/24
30	656100487	LO	Huntsville	AL	Actual/360	4.990%	42,505.47	16,477.70	0.00	N/A	12/06/25	--	9,892,023.02	9,875,545.32	04/06/24
31	406100345	MH	Mishawaka	IN	Actual/360	5.150%	40,206.92	17,125.83	0.00	N/A	12/06/25	--	9,066,390.74	9,049,264.91	04/06/24
33	305371033	RT	Rock Hill	SC	Actual/360	4.850%	37,092.61	14,357.34	0.00	N/A	09/06/25	--	8,881,501.81	8,867,144.47	04/06/24

Mortgage Loan Detail (Part 1)

Pros ID	Loan ID	Prop Type	City	State	Interest Accrual Type	Gross Rate	Scheduled Interest	Scheduled Principal	Principal Adjustments	Anticipated Repay Date	Original Maturity Date	Adjusted Maturity Date	Beginning Scheduled Balance	Ending Scheduled Balance	Paid Through Date
34	656100477	MF	Syracuse	NY	Actual/360	4.620%	32,545.68	13,699.95	0.00	N/A	10/06/25	--	8,180,732.51	8,167,032.56	04/06/24
35	28000756	IN	Odessa	TX	Actual/360	4.740%	23,440.51	18,079.13	0.00	N/A	09/06/25	--	5,742,877.04	5,724,797.91	04/06/24
36	305371036	IN	Billerica	MA	Actual/360	4.903%	27,324.01	13,202.67	0.00	N/A	05/06/25	--	6,471,773.61	6,458,570.94	04/06/24
37	305371037	RT	Carmel	IN	Actual/360	4.560%	23,568.07	10,159.89	0.00	N/A	10/06/25	--	6,002,055.28	5,991,895.39	04/06/24
38	305371038	RT	Marietta	GA	Actual/360	4.500%	19,685.10	10,716.02	0.00	N/A	11/06/25	--	5,080,025.25	5,069,309.23	04/06/24
40	656100485	RT	Selma	CA	Actual/360	4.540%	21,075.40	7,941.29	0.00	N/A	11/06/25	--	5,390,893.48	5,382,952.19	04/06/24
41	305371041	MH	Manassas	VA	Actual/360	4.550%	20,130.85	8,664.97	0.00	N/A	11/06/25	08/06/25	5,137,970.45	5,129,305.48	04/06/24
42	305371042	RT	Washington	MI	Actual/360	4.610%	17,298.32	13,616.88	0.00	N/A	12/06/25	--	4,357,563.89	4,343,947.01	04/06/24
43	656100473	RT	Phoenix	AZ	Actual/360	4.650%	19,295.78	8,677.52	0.00	N/A	09/06/25	--	4,818,924.48	4,810,246.96	04/06/24
44	305371044	RT	Philadelphia	PA	Actual/360	4.820%	15,922.39	7,741.98	0.00	N/A	10/06/25	--	3,836,207.10	3,828,465.12	04/06/24
45	305371045	MF	Westwood City	OK	Actual/360	4.730%	16,699.53	0.00	0.00	N/A	11/06/25	--	4,100,000.00	4,100,000.00	04/06/24
46	656100481	RT	Colorado Springs	CO	Actual/360	4.450%	10,241.60	8,626.70	0.00	N/A	10/06/25	--	2,672,689.46	2,664,062.76	04/06/24
47	305371047	MF	Wood Dale	IL	Actual/360	4.450%	10,292.32	4,945.17	0.00	N/A	11/06/25	--	2,685,925.71	2,680,980.54	04/06/24
48	305371048	RT	Grand Blanc	MI	Actual/360	4.440%	5,188.22	7,148.32	0.00	N/A	11/06/25	--	1,356,988.61	1,349,804.29	04/06/24
49	28000795	RT	Montrose	MN	Actual/360	5.150%	3,401.43	0.00	0.00	11/06/25	11/06/30	--	767,000.00	767,000.00	04/06/24
<b>Totals</b>							<b>3,424,163.10</b>	<b>861,006.00</b>	<b>0.00</b>				<b>859,379,522.38</b>	<b>858,518,516.38</b>	

1 Property Type Codes

HC - Health Care	MU - Mixed Use	WH - Warehouse	MF - Multi-Family
SS - Self Storage	LO - Lodging	RT - Retail	SF - Single Family Rental
98 - Other	IN - Industrial	OF - Office	MH - Mobile Home Park
SE - Securities	CH - Cooperative Housing	ZZ - Missing Information/Undefined	

Mortgage Loan Detail (Part 2)

Pros ID	Most Recent Fiscal NOI	Most Recent NOI	Most Recent NOI Start Date	Most Recent NOI End Date	Appraisal Reduction Date	Appraisal Reduction Amount	Cumulative ASER	Current P&I Advances	Cumulative P&I Advances	Cumulative Servicer Advances	Current NRA/WODRA from Principal	Defease Status
1	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
2	22,297,925.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
3	8,752,859.33	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
4	23,909,437.36	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
5	12,510,013.30	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
6	4,173,152.96	3,058,957.01	01/01/23	09/30/23	--	0.00	0.00	132,695.27	132,695.27	0.00	0.00	
7	6,705,390.84	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
8	4,655,057.00	0.00	--	--	--	0.00	0.00	192,117.34	192,117.34	0.00	0.00	
9	10,003,140.00	7,438,351.00	01/01/23	09/30/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
12	2,146,614.65	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
13	16,550,216.00	12,667,540.00	01/01/23	09/30/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
14	2,916,976.96	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
15	2,207,055.22	1,566,631.76	01/01/23	09/30/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
16	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
17	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
18	3,118,397.05	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
19	2,249,316.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
20	1,641,511.69	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
21	2,917,820.03	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
22	1,987,787.66	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
23	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
25	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
26	2,095,652.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
27	1,536,025.00	1,226,014.96	01/01/23	09/30/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
29	945,678.07	304,745.35	01/01/23	03/31/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
30	2,062,092.38	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
31	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
33	1,345,166.24	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	



Mortgage Loan Detail (Part 2)

Pros ID	Most Recent Fiscal NOI	Most Recent NOI	Most Recent NOI Start Date	Most Recent NOI End Date	Appraisal Reduction Date	Appraisal Reduction Amount	Cumulative ASE R	Current P&I Advances	Cumulative P&I Advances	Cumulative Servicer Advances	Current NRA/WODRA from Principal	Defease Status
34	773,412.28	567,687.31	01/01/23	09/30/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
35	976,040.71	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
36	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
37	640,975.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
38	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
40	0.00	411,856.26	01/01/23	09/30/23	--	0.00	0.00	0.00	0.00	0.00	0.00	
41	0.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	Full Defeasance
42	715,831.64	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
43	515,963.72	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
44	433,414.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
45	701,249.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
46	303,610.00	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
47	360,149.44	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
48	259,853.84	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
49	80,378.08	0.00	--	--	--	0.00	0.00	0.00	0.00	0.00	0.00	
Totals	142,488,162.45	27,241,783.65				0.00	0.00	324,812.61	324,812.61	0.00	0.00	

Principal Prepayment Detail

Pros ID	Loan Number	Amount	Unscheduled Principal	Prepayment / Liquidation Code	Prepayment Premium Amount	Prepayment Penalties
No principal prepayments this period						
Yield Maintenance Amount						

Note: Principal Prepayment Amount listed here may include Principal Adjustment Amounts on the loan in addition to the Unscheduled Principal Amount.

Historical Detail

Distribution		30-59 Days		60-89 Days		90 Days or More		Delinquencies <sup>1</sup>		REO		Modifications		Curtailments		Prepayments		Payoff		Rate and Maturities	
								Foreclosure												Next Weighted Avg.	
Date	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Amount	#	Amount	#	Amount	Coupon	Remit	WAM <sup>1</sup>
04/12/24	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.627146%	4.591397%	19
03/12/24	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.627115%	4.591377%	20
02/12/24	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.627078%	4.605301%	21
01/12/24	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.627046%	4.605267%	22
12/12/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.627015%	4.605233%	23
11/10/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626982%	4.605197%	24
10/13/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626951%	4.605163%	25
09/12/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626917%	4.605127%	26
08/11/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626887%	4.605094%	27
07/12/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626856%	4.605061%	28
06/12/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626824%	4.605026%	29
05/12/23	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	4.626793%	4.604993%	30

(1) Foreclosure and REO Totals are included in the delinquencies aging categories.

Delinquency Loan Detail

Pros ID	Loan ID	Paid Through Date	Months Delinquent	Mortgage Loan Status <sup>1</sup>	Current P&I Advances	Outstanding P&I Advances	Outstanding Servicer Advances	Actual Principal Balance	Servicing Transfer Date	Resolution Strategy Code <sup>2</sup>	Bankruptcy Date	Foreclosure Date	REO Date
8	656100501	03/06/24	0	B	192,117.34	192,117.34	0.00	48,000,000.00	03/04/24	13			
Totals					192,117.34	192,117.34	0.00	48,000,000.00					

1 Mortgage Loan Status

A - Payment Not Received But Still in Grace Period  
B - Late Payment But Less Than 30 days Delinquent

0 - Current  
1 - 30-59 Days Delinquent  
2 - 60-89 Days Delinquent  
3 - 90-120 Days Delinquent

4 - Performing Matured Balloon  
5 - Non Performing Matured Balloon  
6 - 121+ Days Delinquent

2 Resolution Strategy Code

1 - Modification  
2 - Foreclosure  
3 - Bankruptcy  
4 - Extension  
5 - Note Sale

6 - DPO  
7 - REO  
8 - Resolved  
9 - Pending Return to Master Servicer  
98 - Other

10 - Deed in Lieu of Foreclosures  
11 - Full Payoff  
12 - Reps and Warranties  
13 - TBD

Collateral Stratification and Historical Detail

Maturity Dates and Loan Status <sup>1</sup>				
Total	Performing	Non-Performing	REO/Foreclosure	
Past Maturity	0	0	0	0
0 - 6 Months	0	0	0	0

7 - 12 Months	47,706,778	47,706,778	0	0
13 - 24 Months	767,044,738	767,044,738	0	0
25 - 36 Months	0	0	0	0
37 - 48 Months	0	0	0	0
49 - 60 Months	0	0	0	0
> 60 Months	43,767,000	43,767,000	0	0

Historical Delinquency Information

	Total	Current	30-59 Days	60-89 Days	90+ Days	REO/Foreclosure
Apr-24	858,518,516	858,518,516	0	0	0	0
Mar-24	859,379,522	859,379,522	0	0	0	0
Feb-24	860,359,908	860,359,908	0	0	0	0
Jan-24	861,213,657	861,213,657	0	0	0	0
Dec-23	862,064,040	862,064,040	0	0	0	0
Nov-23	862,972,791	862,972,791	0	0	0	0
Oct-23	863,816,241	863,816,241	0	0	0	0
Sep-23	864,718,307	864,718,307	0	0	0	0
Aug-23	865,554,877	865,554,877	0	0	0	0
Jul-23	866,388,150	866,388,150	0	0	0	0
Jun-23	867,280,406	867,280,406	0	0	0	0
May-23	868,106,878	868,106,878	0	0	0	0

(1) Maturity dates used in this chart are based on the dates provided by the Master Servicer in the Loan Periodic File.

Specialty Serviced Loan Detail - Part 1

Pros ID	Loan ID	Ending Scheduled Balance	Actual Balance	Appraisal Value	Appraisal Date	Net Operating Income	DSCR	DSCR Date	Maturity Date	Remaining Amort Term
8	656100501	48,000,000.00	48,000,000.00	80,000,000.00	10/14/15	4,590,568.00	2.00690	09/30/23	01/06/26	1/O
Totals		48,000,000.00	48,000,000.00	80,000,000.00		4,590,568.00				

Specialty Serviced Loan Detail - Part 2

Pros ID	Loan ID	Property Type <sup>1</sup>	State	Servicing Transfer Date	Resolution Strategy Code <sup>2</sup>	Special Servicing Comments
8	656100501	OF	CA	03/04/24	13	The loan transferred to Special Servicing effective 3/4/2024 for imminent monetary default. The property is an 11-story office building located in San Francisco, built in 1983 and renovated in 1998. The top three floors of the building are not part of the collateral, and the loan is secured by the first eight floors totaling 103,487 SF, the basement level, and the parking garage. A site inspection is expected to take place in April 2024. A PNA has been signed by the Borrower, and discussions between Borrower and special servicer are expected to commence imminently.
<div><div><b>1 Property Type Codes</b> HC - Health Care MF - Multi-Family RT - Retail IN - Industrial SE - Securities</div><div>MU - Mixed Use SS - Self Storage SF - Single Family Rental OF - Office CH - Cooperative Housing</div><div>WH - Warehouse LO - Lodging 98 - Other MH - Mobile Home Park ZZ - Missing Information/Undefined</div></div> <div><b>2 Resolution Strategy Code</b> 1 - Modification 2 - Foreclosure 3 - Bankruptcy 4 - Extension 5 - Note Sale 6 - DPO 7 - REO 8 - Resolved 9 - Pending Return to Master Servicer 98 - Other 10 - Deed in Lieu of Foreclosures 11- Full Payoff 12 - Reps and Warranties 13 - TBD</div>						

Modified Loan Detail									
Pre-Modification				Post-Modification				Modification	Modification Booking
Pros ID	Loan Number	Balance	Rate	Balance	Rate	Code <sup>1</sup>	Date		
5	407000343	51,782,941.10	4.54500%	51,782,941.10	4.54500%	10	04/22/20	04/06/20	07/06/20
6	656100490	55,000,000.00	4.43000%	55,000,000.00	4.43000%	9	02/12/21	01/03/21	--
10	28200779	24,000,000.00	4.96000%	24,000,000.00	4.96000%	9	08/03/20	05/06/20	10/07/20
10A	656100483	16,000,000.00	4.96000%	16,000,000.00	4.96000%	9	08/03/20	05/06/20	10/07/20
30	656100487	10,611,846.33	4.99000%	10,611,846.33	4.99000%	10	04/20/20	05/06/20	06/08/20
Totals		157,394,787.43		157,394,787.43					
<b>1 Modification Codes</b> 1 - Maturity Date Extension 2 - Amortization Change 3 - Principal Write-Off Note: Please refer to Servicer Reports for modification comments. 5 - Temporary Rate Reduction 6 - Capitalization on Interest 7 - Capitalization on Taxes 8 - Other 9 - Combination 10 - Forbearance									

Historical Liquidated Loan Detail

Pros ID <sup>1</sup>	Loan Number	Dist.Date	Loan Beginning Scheduled Balance	Most Recent Appraised Value or BPO	Gross Sales Proceeds or Other Proceeds	Fees, Advances, and Expenses	Net Proceeds Received on Liquidation	Net Proceeds Available for Distribution	Realized Loss to Loan	Current Period Adjustment to Loan	Cumulative Adjustment to Loan	Loss to Loan with Cumulative Adjustment	Percent of Original Loan Balance
24	407000587	03/11/22	11,437,721.32	7,200,000.00	8,205,893.29	2,673,764.77	7,985,038.45	5,311,273.68	6,126,447.64	0.00	195,934.19	5,930,513.45	47.44%
28	656100479	04/12/21	10,487,310.20	16,200,000.00	11,656,819.64	1,182,974.84	11,656,819.64	10,473,844.80	13,465.40	0.00	413.74	13,051.66	0.11%
32	28000773	02/11/22	8,586,127.25	8,800,000.00	8,846,181.18	1,814,115.02	8,487,114.17	6,672,999.15	1,913,128.10	0.00	(12,743.85)	1,925,871.95	19.25%
39	407000562	05/12/22	5,327,791.28	4,400,000.00	4,632,868.37	816,075.61	4,632,868.37	3,816,792.76	1,510,998.52	0.00	2,878.50	1,508,120.02	26.00%
Current Period Totals			0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Cumulative Totals			35,838,950.05	36,600,000.00	33,341,762.48	6,486,930.24	32,761,840.63	26,274,910.39	9,564,039.66	0.00	186,482.58	9,377,557.08	

Note: Fees, Advances and Expenses also include outstanding P & I advances and unpaid fees (servicing, trustee, etc.).

Historical Bond / Collateral Loss Reconciliation Detail											
Pros ID	Loan Number	Distribution Date	Certificate Interest Paid from Collateral Principal Collections	Reimb of Prior Realized Losses from Collateral Interest Collections	Aggregate Realized Loss to Loan	Loss Covered by Credit Support/Deal Structure	Loss Applied to Certificate Interest Payment	Loss Applied to Certificate Balance	Non-Cash Principal Adjustment	Realized Losses from NRA/WODRA	Total Loss Applied to Certificate Balance
24	407000587	03/10/23	0.00	0.00	5,930,513.45	0.00	0.00	(195,934.19)	0.00	0.00	5,930,513.45
		03/11/22	0.00	0.00	6,126,447.64	0.00	0.00	6,126,447.64	0.00	0.00	
28	656100479	05/12/22	0.00	0.00	13,051.66	0.00	0.00	(413.74)	0.00	0.00	13,051.66
		04/12/21	0.00	0.00	13,465.40	0.00	0.00	13,465.40	0.00	0.00	
32	28000773	09/12/22	0.00	0.00	1,925,871.95	0.00	0.00	6,242.34	0.00	0.00	1,925,871.95
		08/12/22	0.00	0.00	1,919,629.61	0.00	0.00	2,545.00	0.00	0.00	
		07/12/22	0.00	0.00	1,917,084.61	0.00	0.00	3,956.51	0.00	0.00	
		02/11/22	0.00	0.00	1,913,128.10	0.00	0.00	1,913,128.10	0.00	0.00	
39	407000562	01/12/24	0.00	0.00	1,508,120.02	0.00	0.00	(2,878.50)	0.00	0.00	1,508,120.02
		05/12/22	0.00	0.00	1,510,998.52	0.00	0.00	1,510,998.52	0.00	0.00	
Current Period Totals			0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Cumulative Totals			0.00	0.00	9,377,557.08	0.00	0.00	9,377,557.08	0.00	0.00	9,377,557.08

Interest Shortfall Detail - Collateral Level												
Special Servicing Fees												
Pros ID	Interest Adjustments	Deferred Interest Collected	Monthly	Liquidation	Work Out	ASER	PPIS / (PPIE)	Non-Recoverable Interest	Interest on Advances	Reimbursement of Advances from Interest	Other Shortfalls / (Refunds)	Modified Interest Reduction / (Excess)
6	0.00	0.00	0.00	0.00	801.20	0.00	0.00	0.00	0.00	0.00	0.00	0.00
8	0.00	0.00	10,333.33	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
20	0.00	0.00	0.00	0.00	(834.64)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	0.00	0.00	10,333.33	0.00	(33.44)	0.00	0.00	0.00	0.00	0.00	0.00	0.00

Note: Interest Adjustments listed for each loan do not include amounts that were used to adjust the Weighted Average Net Rate of the mortgage loans.

Collateral Shortfall Total											10,299.89
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Supplemental Notes
None