

Fannie Mae SMBS-245

Contact: MBS Helpline
BESTMBS@fanniemae.com
1-800-237-8627
1-202-752-5858

Report Date : 6/16/13 9:31 PM

Distribution Summary - 06/2013

Class	CUSIP	Group	Interest Rate	Beginning/Notional Class Balance	Interest Distribution	Prepayment Penalties/Yield Maintenance	Principal Distribution	Ending/Notional Class Balance	Total Distribution	Paid Off Date
PO1	31364HD79		0.00000	666,815.69	0.00	N/AP	26,679.48	640,136.22	26,679.48	
IO2	31364HD87		8.50000	666,815.69	4,723.28	N/AP	0.00	640,136.21	4,723.28	
Totals				666,815.69	4,723.28	N/AP	26,679.48	640,136.22	31,402.76	

NOTE: N/AV - Not Available. N/AP - Not Applicable. * RCR Classes.

** Refer to either the Prospectus Supplement or to the Excel file for tranches supported by more than one group.

*** Please contact MBS Helpline for interest rate information.

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Principal Distribution Statement - 06/2013

Class	Original Class Balance	Group	Beginning/Notional Class Balance	Principal Distribution	Accretion	Ending/Notional Class Balance	Paid Off Date
PO1	276,500,000.00		666,815.69	26,679.48	N/AP	640,136.22	
IO2	276,500,000.00		666,815.69	0.00	N/AP	640,136.21	
Totals	276,500,000.00		666,815.69	26,679.48	N/AP	640,136.22	

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Principal Distribution Factors Statement - 06/2013

Class	Original Class Balance	Group	Beginning/Notional Class Balance	Principal Distribution	Accretion	Ending/Notional Class Balance	Paid Off Date
PO1	276,500,000.00		0.00241163	0.00009649	N/AP	0.00231514	
IO2	276,500,000.00		0.00241163	0.00000000	N/AP	0.00231514	

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Interest Distribution Statement - 06/2013

Class	Accrual Basis	Delay/No Delay	Group	Original Class Balance	Current Interest Rate	Beginning/Notional Class Balance	Interest Distribution	Current Interest Shortfall	Cumulative Interest Shortfall	Ending/Notional Class Balance	Paid Off Date
PO1	30/360	DELAY		276,500,000.00	0.00000	666,815.69	0.00	N/AP	N/AP	640,136.22	
IO2	30/360	DELAY		276,500,000.00	8.50000	666,815.69	4,723.28	N/AP	N/AP	640,136.21	
Totals				276,500,000.00		666,815.69	4,723.28	N/AP	N/AP	640,136.22	

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Interest Distribution Factors Statement - 06/2013

Class	Accrual Basis	Delay/No Delay	Group	Original Class Balance	Current Interest	Beginning/Notional Class Balance	Interest Distribution	Current Interest Shortfall	Cumulative Interest Shortfall	Ending/Notional Class Balance	Paid Off Date
PO1	30/360	DELAY		276,500,000.00	0.000000000	0.00241163	0.000000000	N/AP	N/AP	0.00231514	
IO2	30/360	DELAY		276,500,000.00	7.083333333	0.00241163	0.00001708	N/AP	N/AP	0.00231514	

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All Interest factors on the Interest Distribution Factors Statement are expressed in 30/360 regardless of the accrual basis.

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Collateral Statement - 06/2013

Group	Collateral Description	Weighted Average Coupon Rate	Weighted Average Pass-Through Rate	Weighted Average Remaining Term	Beginning Security Count	Ending Security Count	Beginning Scheduled Balance	Ending Scheduled Balance	Scheduled Interest	Prepayment Penalty Paid Amount
	MBS	8.97097	8.50000	100	1	1	666,815.69	640,136.21	4,723.28	N/AP

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Any Group(s) where the underlying collateral is backed by private label securities, please refer to the prospectus and the trustee's remittance report for information on the underlying security.

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