



Wednesday, November 11

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| 11:30 a.m.—12:30 p.m. | Financial Management Committee Meeting (for MBA members only) |
| 12:00 p.m.—5:00 p.m. | Conference Registration |
| 12:00 p.m.—7:00 p.m. | Exhibit Hall Open |
| 1:30 p.m.—2:45 p.m. | <p>Welcome and Opening General Session</p> <p>Economic and Mortgage Market Outlook</p> <ul style="list-style-type: none"> • Current economic indicators and outlook • Mortgage originations forecast and industry outlook • What's new with mortgage rates and spreads • Future of GSEs and the secondary market • Potential effects of regulatory reform and court actions <p>Speaker
 Jay Brinkmann
 Chief Economist and Senior Vice President, Research and Economics
 Mortgage Bankers Association</p> |
| 2:45 p.m.—3:00 p.m. | Refreshment Break in the Exhibit Hall |
| 3:00 p.m.—4:15 p.m. | <p>General Session</p> <p>FASB/SEC Update</p> <ul style="list-style-type: none"> • Recent accounting pronouncements • Current Financial Accounting Standards Board (FASB) projects and exposure drafts • Status of fair value measures in an inactive market • FASB's credit risk and allowance for credit losses disclosure project • Securities and Exchange Commission (SEC) hot buttons and reporting developments • International Accounting Standards Board (IASB) convergence, including the fast track IASB/FASB project to converge accounting standards for financial instruments |

Moderator

Brandon Coleman, CPA

Senior Vice President, Accounting Policy
Citibank, N.A.

Speakers

Paul Beswick

Deputy Chief Accountant, Professional Practice
U.S. Securities and Exchange Commission

Andrew Mokhov

Partner
Ernst & Young LLP

4:15 p.m.—4:30 p.m.

Refreshment Break in the Exhibit Hall

4:30 p.m.—5:30 p.m.

Concurrent Sessions

Single-Family Mortgage Company Financial Performance and Strategies

- Latest data on 2008 and first half of 2009 mortgage company financial performance
- Efficiency measurement and operations trends
- Lender perspectives on recent financial results
- Sales and fulfillment origination costs
- Strategies for staying in the business in a market that may be dominated by purchase originations

Speakers

James M. Cameron

Managing Director
STRATMOR Group

Marina Walsh

Associate Vice President
Mortgage Bankers Association

Commercial/Multifamily Roundtable Discussion of the State of the Industry

- How market trends are impacting production
- Evolution of deal terms, including trends related to leverage, cap rates and value
- Allocation trends for portfolio lenders
- Regulatory pressure for banks and insurance companies
- Vision of the future of the capital markets

Moderator

John Brownlee

Senior Managing Director
Holliday Fenoglio Fowler, L.P.

5:30 p.m.—7:00 p.m. Welcome Reception

Thursday, November 12

7:30 a.m.—5:00 p.m. Conference Registration

7:30 a.m.—8:00 a.m. Continental Breakfast in the Exhibit Hall

7:30 a.m.—4:00 p.m. Exhibit Hall Open

8:00 a.m.—9:00 a.m. General Session
Accounting for Securitizations and Special Purpose Entities (FAS 166/167) – Overview

- Key provisions of FAS 166, Accounting for Transfers of Financial Assets
- Summary of FAS 167, Amendments to FASB Interpretation No. 46(R), Consolidation of Variable Interest Entities

Moderator

Brandon Coleman, CPA

Senior Vice President, Accounting Policy
Citibank, N.A.

Speakers

Jamie Mayer

Senior Manager
Grant Thornton

Andrew Mokhov

Partner
Ernst & Young LLP

9:00 a.m.—9:15 a.m. Coffee Break in the Exhibit Hall

9:15 a.m.—10:30 a.m. General Session
Accounting for Securitizations and Special Purpose Entities (FAS 166/167) – Implementation and Impacts

- Transition guidance and implementation issues
- Impact on regulatory capital
- Impact on future RMBS and CMBS markets
- Comparison of FAS 166 and 167 with IASB proposed standards on de-recognition and consolidation

Moderator

Brandon Coleman, CPA

Senior Vice President, Accounting Policy
Citibank, N.A.

Speakers

Christopher F. Rogers

Manager
Deloitte & Touche LLP

Jennifer Simons

Vice President Accounting Policy
U.S. Bank Home Mortgage

10:30 a.m.—10:45 a.m.

Refreshment Break in the Exhibit Hall

10:45 a.m.—11:45 a.m.

Concurrent Sessions

Residential Loan Modifications, Restructurings and Other Default-Related Issues

- Home Affordable Modification Program: operational, tax, regulatory and financial reporting implications
- Servicer incentive revenue recognition practices
- Receivables for servicing advances and claims receivables
- Troubled Debt Restructurings (TDR) update

Speakers

Brandon Coleman, CPA

Senior Vice President, Accounting Policy
Citibank, N.A.

Jason L. Jacobs, CPA

Partner
KPMG LLP

CMBS Special Servicing and REMIC Issues*

- Special Servicer activity
- Disposition strategies
- Maximization of asset value
- REMIC challenges
- Maturities

Moderator

Robin R. Green

Partner
Bryan Cave LLP

Speakers

Joe E. Greenhaw

Vice President, Asset Management
Prudential Mortgage Capital Company

Michael O'Hanlon
Senior Vice President
Capmark Financial Group Inc.

Jenna Unell
Director/Associate General Counsel
Centerline Capital Group

11:45 a.m.—1:30 p.m.

Luncheon - MBA Regulatory and Legislative Update

Speaker
Josh Denney, AMP
Associate Vice President, Public Policy and Government Affairs
Mortgage Bankers Association

1:30 p.m.—2:30 p.m.

Concurrent Sessions
Mortgage Pipeline Risk Management

- Best efforts versus mandatory spreads
- Best execution techniques
- Hedging considerations
- Strategies for improving timelines

Moderator
Marina Walsh
Associate Vice President
Mortgage Bankers Association

Speakers
Don Brown
Co-President
Secondary Interactive, LLC

Daniel E. Cooper, CMB
Senior Vice President-Capital Markets
Cornerstone Mortgage Company

Mortgage Servicing Rights (MSR) Valuation

- Current issues in MSR valuation, risk management and accounting
- Considerations for servicing retained versus servicing released, particularly for smaller lenders
- Specific case studies

Moderator
James P. Gross
Associate Vice President,
Accounting, Tax and Bank Regulation
Mortgage Bankers Association

Speakers

Dean DeMeritte

Executive Vice President
Phoenix Capital, Inc

Mark Garland

President of Analytics
Mountainview Capital Group

2:30 p.m.—2:45 p.m.

Refreshment Break in the Exhibit Hall

2:45 p.m.—3:45 p.m.

Concurrent Sessions

Warehouse Lending — Panel Discussion

- Analysis and assessment of mortgage bankers
- Potential solutions to increase available warehousing credit:
 - + Proposed solutions GSE-eligible, Ginnie Mae-eligible and multifamily loans
 - + Proposed changes to risk-based capital rules
- Challenges for warehousing commercial and non-conforming residential loans

Moderator

James P. Gross

Associate Vice President-Accounting, Tax & Bank Regulation
Mortgage Bankers Association

Speakers

Ken D. Logan, CMB

Director, Residential Mortgage & Consumer Group
Wachovia Securities

James E. Reynolds

Managing Partner
Reynolds Financial Services Group, LLC
D/b/a The Reynolds Group

Financial Modeling and Validation

- Model validation policies and procedures
- Governance
- Stress testing
- Consistency with regulatory expectations/industry practice

Moderator

Marina Walsh

Associate Vice President
Mortgage Bankers Association

Speaker
Patrick Greene
Managing Director
RiskSpan

Timothy Willis
Director, Consulting Services
RiskSpan

3:45 p.m.—4:00 p.m.

Refreshment Break in the Exhibit Hall

4:00 p.m.—5:00 p.m.

Concurrent Sessions

Tax Update

- Updates of IRS rules on REMIC regarding loan modifications
- Recent information reporting issues including loan modification changes to the HUD-1 form on reporting points
- Recent IRS audit issues impacting mortgage bankers
- Changes in tax regulations
- Status of first-time homebuyer tax credit

Moderator

James P. Gross
Associate Vice President-Accounting, Tax and Bank Regulation
Mortgage Bankers Association

Speaker

James F. Carlisle, Jr.
Senior Vice President
Bank of America

Phillip Cusack

Corporate Tax Executive
Bank of America Home Loans

Repurchases, Buybacks and Indemnifications

- Analytical approaches for determining EPD risk of particular loans
- Practical techniques for compiling strong arguments against investor claims
- Reserve issues associated with FIN 45, Guarantor's Accounting and Disclosure Requirements for Guarantees

Moderator

Marina Walsh
Associate Vice President
Mortgage Bankers Association

Speakers

John Kowalak

Senior Manager
PricewaterhouseCoopers

Rick A. Payer

Repurchase/Loss Mitigation Consultant
Home Servicing, LLC

Justin Vedder

Head of Sales and Marketing
The Prieston Group

Friday, November 13

7:30 a.m.—11:30 a.m.

Conference Registration

7:30 a.m.—8:00 a.m.

Continental Breakfast in the Exhibit Hall

7:30 a.m.—10:30 a.m.

Exhibit Hall Open

8:00 a.m.—9:00 a.m.

General Session

Top Issues Affecting CFOs—Panel Discussion with Mortgage Industry Finance Veterans

Top Financial issues affecting the mortgage business, including:

- Regulatory environment
- Industry structure, including secondary markets for RMBS and CMBS
- Implications of pending accounting rule changes
- Future of both residential and commercial lending
- Advantages and disadvantages for smaller lenders versus larger lenders

Moderator

Terry Couto

Partner
Newbold Advisors

Speakers

Patricia A. Bailey

Chief Financial Officer and Director of Finance
Principal Commercial Funding, LLC

James A. Edwards, III

Chief Financial Officer and Senior Vice President
BB&T

Tracy Jackson

Chief Financial Officer
Prospect Mortgage, LLC

9:00 a.m.—9:15 a.m.

Coffee Break in the Exhibit Hall

9:15 a.m.—10:15 a.m.

Concurrent Sessions

XBRL (eXtensible Business Reporting Language) Implementation, Considerations and Benefits*

- Integration of XBRL into financial reporting process
- Implementation process, including considerations, risks and timeline
- Benefits of XBRL, outside of SEC reporting requirements

Moderator

Marina Walsh

Associate Vice President
Mortgage Bankers Association

Speakers

Jonathan Liu

Manager
PricewaterhouseCoopers

Mike Willis

Partner
PricewaterhouseCoopers

Fair Value Accounting

- Recent changes to fair value rules
- IASB's proposed fair value standard
- Best practices for valuing loans, securities and other thinly-traded assets
- Measuring other-than-temporary impairment of certain debt instruments

Moderator

James P. Gross

Associate Vice President, Accounting, Tax and Bank Regulation
Mortgage Bankers Association

Speakers

Dorsey Baskin

Regional Partner
Grant Thornton

Tom Knox

Managing Director
PricewaterhouseCoopers

10:15 a.m.—10:30 a.m.

Refreshment Break in the Exhibit Hall

10:30 a.m.—11:30 a.m.

Roundtable Discussions

****Updated description***

Accounting Issues – Q&A Session

- FAS 166 and 167 implementation issues
- Fair value and impairment issues
- Other trends in accounting and accounting systems including IASB convergence, XBRL reporting, etc.

Moderator

James P. Gross

Associate Vice President-Accounting, Tax & Bank Regulation
Mortgage Bankers Association

Regulatory Reform – Q&A Session

- Bring your specific questions for this informal Q&A facilitated by a regulatory expert.

Moderator

Josh Denney, AMP

Associate Vice President-Accounting, Public Policy and Government Affairs
Mortgage Bankers Association

Commercial/Multifamily Nonperforming Loan Servicing – Q&A Session

- Reserve shortfalls
- Covenant defaults
- Loan modification and advancing
- Other commercial/multifamily servicing issues

Moderator

Michael F. Carp

Managing Director
Capmark Financial Group Inc.

11:30 a.m.

Conference Concludes