

A RESOLUTION

AUTHORIZING CERTAIN ACTIONS BY THE PRESIDENT OR THE VICE PRESIDENT OF THE CORPORATION TO FACILITATE INCREASED ORIGINATION OF MORTGAGE LOANS RELATING TO SAN ANTONIO HOUSING TRUST FINANCE CORPORATION SINGLE FAMILY MORTGAGE REVENUE BONDS, SERIES 2002

WHEREAS, the City Council (the "City Council") of the City of San Antonio, Texas (the "City") by Ordinance 86485 passed and approved on August 21, 1997 authorized and approved the creation of the San Antonio Housing Trust Finance Corporation (the "Corporation") as a non-profit housing finance corporation, pursuant to Chapter 394, Texas Local Government Code, as amended (the Act"), for the purposes defined in the Act; and

WHEREAS, the Corporation has previously issued its \$20,981,000 San Antonio Housing Trust Finance Corporation Single Family Mortgage Revenue Bonds, Series 2002 (the "Bonds") for the purpose of financing Mortgage Loans, as defined in the Origination and Servicing Agreement dated as of June 1, 2002 (the "Origination Agreement") among the Corporation, the Bexar County Housing Finance Corporation, The Leader Mortgage Company, LLC, and the Participants named therein; and

WHEREAS, for a variety of reasons, Mortgage Loans have not been originated in the amounts anticipated; and

WHEREAS, the Board of Directors has determined that is in the best interest of the Corporation to authorize the President of the Corporation to approve actions to facilitate increased origination of Mortgage Loans under the Program, as defined in the Origination Agreement; and

WHEREAS, it is hereby officially found and determined that the meeting at which this Resolution was passed was open to the public, and public notice of the time, place and purpose of the meeting was given, all as required by Chapter 551, Texas Government Code, as amended;

NOW THEREFORE,

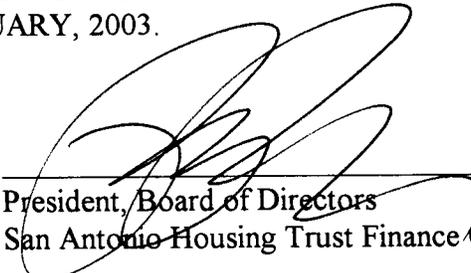
BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE SAN ANTONIO HOUSING TRUST FINANCE CORPORATION:

SECTION 1. President to Approve Modifications. The President, and in his absence the Vice President, of the Corporation is hereby authorized to approve reallocations of Allocations among Participants, the addition of Participants to the Program, the modification of a Participant's Commitment, the modification of requirements for Down Payment Assistance, the reduction of the stated interest rate on the Corporation's Bonds and the Mortgage Loan Rate, and such other actions the President, or in his absence the Vice President, may deem prudent to facilitate the increased origination of Mortgage Loans with no increased financial obligation by the Corporation. Capitalized terms used in this Section and not otherwise defined in this Resolution shall have the meanings set forth in the Origination Agreement.

SECTION 2. Incorporation of Preamble Recitals. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the Board of Directors of the Corporation.

SECTION 3. Effective Date. This Resolution is hereby passed to be effective immediately upon enactment.

PASSED AND APPROVED BY THE BOARD OF DIRECTORS OF THE SAN ANTONIO HOUSING TRUST FINANCE CORPORATION AT A SPECIAL MEETING HELD ON THIS THE 27th DAY OF FEBRUARY, 2003.



President, Board of Directors
San Antonio Housing Trust Finance Corporation