



**Clearinghouse Community Development Financial Institution**

**Quarterly Financial Package - Unaudited**

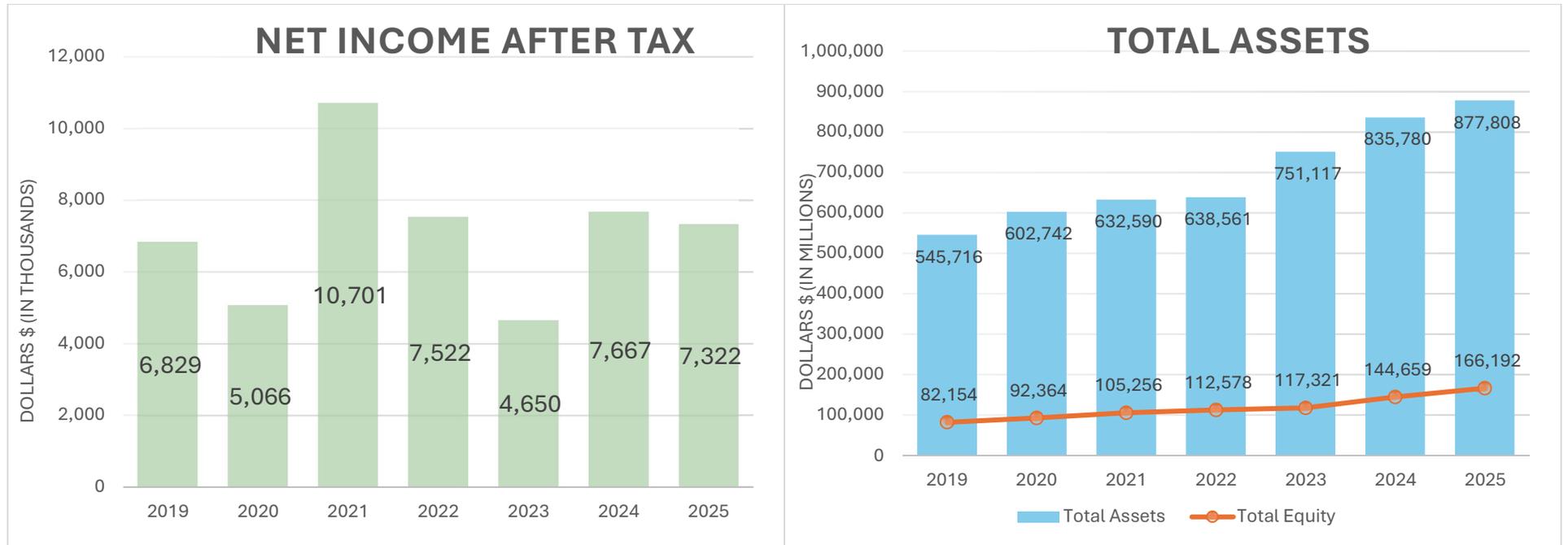
**December 31, 2025**

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## Executive Summary

### Performance Charts and Key Ratios



Key Ratios	2019	2020	2021	2022	2023	2024	2025
ROA	1.31%	0.88%	1.67%	1.19%	0.66%	0.91%	0.82%
ROE	8.85%	5.97%	10.85%	6.92%	4.06%	5.76%	4.58%

## **Executive Summary**

### **Net Income for the period from January 1, 2025, through December 31, 2025**

- Net income was \$7.322 million for 2025, which was \$447 thousand above the budgeted amount of \$6.875 million.
- Interest Income & Interest Expense
  - Interest income was \$1.36 million favorable to budget because of higher than budgeted origination rates and lower nonpaying loans.
    - The loan portfolio rate increased from 7.08% as of December 2024 to 7.26% as of December 2025.
  - Total gross originations were \$78.17 million. Budgeted 2025 originations were \$120 million.
  - Interest expense was \$1.67 million favorable to budget due to both lower actual average debt volume and better rates than budgeted.
  - Interest expense rates increased from 4.34% as of December 2024 to 4.52% as of December 2025 because of draws on higher cost debt to fund originations and also the maturities of long-term, low cost debt.
- Provision for Loan Losses
  - The provision for loan losses percentage increased from 3.03% as of December 2024 to 3.67% as of December 2025. The increase in these percentages was caused by paydowns in categories with comparatively less risk, such as multifamily, and an increase in general reserve rates due to the macroeconomic environment.
- Non-interest Income
  - NMTC income unfavorable to budget expectations due to fewer closings than budgeted in 2025.
  - CCDFI recognized \$1.77 million favorable to budget loan fee income. The increase was largely due to prepayment penalties on loans that prepaid throughout 2025 as well as favorable loan servicing fees.
- Non-interest Expense
  - Non-interest expenses were favorable to budget expectations by \$349k.

## **Executive Summary**

### **Balance Sheet for the period from January 1, 2025, through December 31, 2025**

- Assets
  - Total assets increased by about \$42 million. Unrestricted cash and cash equivalents increased by \$26.95 million and restricted cash increased by \$35.8 million.
  - Net loans receivable decreased by \$17 million. Gross originations were \$78 million and payoffs were \$107 million. Additionally, there were \$37.3 million of construction holdback disbursed YTD, along with loan amortization, principal curtailments and other changes regarding holdbacks and the allowance for loan losses.
  - Cash balances increased for several reasons, including the Recapitalization plan, from the closing of new bonds in the capital market, loan payoffs, and from the pipeline being slower than expected.
- Liabilities
  - Total liabilities increased by \$20M because of new borrowings and renewed lines of credit throughout the year. The increase was driven largely by the issuance of new capital markets bonds of \$75M. The Company also renewed and expanded liquidity lines of credit opportunistically throughout the year.
  - Most maturing liabilities were renewed at more favorable terms in the new interest rate environment.
- Equity
  - CCDFI concluded its recapitalization plan. Management raised \$35 million total through the final end date of May 15, 2025 (\$15 Million raised in 2025). This was the most successful capital raise in the Company's history and approximately doubled paid in capital.
  - Equity also increased during year-to-date 2025 from net income of \$7.322 million.

**CLEARINGHOUSE CDFI  
COMPARATIVE INCOME STATEMENTS  
AS OF DECEMBER 31, 2025**

	Actual Thru 12/31/25	Vs Budget		Vs Prior Year Actual	
		Budget Thru 12/31/25	Actual Thru 12/31/25 vs Budget Thru 12/31/25 Fav(Unfav)	Actual Thru 12/31/24	Actual Thru 12/31/25 vs Actual Thru 12/31/24 Fav(Unfav)
Net Interest Income					
Interest Income	\$ 59,600,888	\$ 58,245,000	\$ 1,355,888	\$ 48,289,201	\$ 11,311,687
Interest Expense	32,565,562	34,237,000	1,671,438	27,797,611	(4,767,951)
Total Net Interest Income	27,035,326	24,008,000	3,027,326	20,491,590	6,543,736
Loan Loss Activity					
Provision for Loan Losses	6,402,237	3,876,000	(2,526,237)	4,602,740	(1,799,497)
Total Loan Loss Activity	6,402,237	3,876,000	(2,526,237)	4,602,740	(1,799,497)
Net Interest Inc. after Prov.	20,633,089	20,132,000	501,089	15,888,850	4,744,239
Non-interest Income					
Clearinghouse NMTC, net	3,047,032	3,338,000	(290,968)	2,207,399	839,633
Management Fee Income	476,000	500,000	(24,000)	474,000	2,000
Investment Income	358,116	265,000	93,116	289,772	68,344
Operating Investment Income	(649,101)	-	(649,101)	(432,061)	(217,040)
CDFI Service Corporation, net	(1,021,419)	(1,000,000)	(21,419)	(868,125)	(153,295)
Debt Retirement & Loan Fees	2,120,154	347,000	1,773,154	2,786,697	(666,543)
Award Amortization	2,171,840	2,880,000	(708,160)	6,615,379	(4,443,539)
Total Non-interest Income	6,502,621	6,330,000	172,621	11,073,062	(4,570,441)
Non-interest Expense	16,856,606	17,206,000	349,394	16,851,549	(5,057)
Total Other Expenses	16,856,606	17,206,000	349,394	16,851,549	(5,057)
Income (Loss) Before Taxes	10,279,104	9,256,000	1,023,104	10,110,362	168,742
Provision for Income Taxes	2,957,289	2,381,000	(576,289)	2,443,328	(513,961)
Total Income Taxes	2,957,289	2,381,000	(576,289)	2,443,328	(513,961)
<b>Net Income (Loss)</b>	<b>\$ 7,321,815</b>	<b>\$ 6,875,000</b>	<b>\$ 446,815</b>	<b>\$ 7,667,035</b>	<b>\$ (345,219)</b>

**CLEARINGHOUSE CDFI  
COMPARATIVE BALANCE SHEETS  
AS OF DECEMBER 31, 2025**

	<u>Vs Beginning Balances</u>		
	12/31/2025	12/31/2024	12/31/25 vs 12/31/24 Incr(Decr)
<b>Assets</b>			
Unrestricted Cash and Equivalents	\$ 80,670,618	\$ 53,720,980	\$ 26,949,638
Restricted Cash	55,183,424	19,381,448	35,801,976
Core Loans Receivable, net	688,198,161	705,421,809	(17,223,649)
Accrued Interest Receivable	4,998,749	5,189,407	(190,658)
Operating Investments	22,189,766	23,585,090	(1,395,324)
Investment in FHLB Stock	4,177,700	3,687,400	490,300
Other Real Estate Owned	6,663,636	9,132,335	(2,468,699)
Management Fee Receivable	61,969	47,263	14,706
Fixed Assets, net	1,474,321	1,499,469	(25,148)
Other Assets	1,477,712	2,381,430	(903,718)
Deferred Taxes & Prepaid Taxes	10,066,000	9,642,000	424,000
Investment in Other Companies	2,399,161	1,845,456	553,705
Due from Other Companies	247,122	242,401	4,721
<b>Total Assets</b>	<b>\$ 877,808,339</b>	<b>\$ 835,776,489</b>	<b>\$ 42,031,849</b>
<b>Liabilities</b>			
Accounts payable and accrued expenses	7,379,953	9,056,876	(1,676,923)
Accrued interest payable	4,300,876	3,220,569	1,080,307
Unamortized Award Funds	5,217,272	4,861,500	355,772
Opportunity Zone Debt	1,937,873	1,930,943	6,930
FHLB Borrowings	105,596,000	105,596,000	-
Lines of Credit	57,329,289	86,329,289	(29,000,000)
Long-term debt	212,032,238	148,510,080	63,522,158
Long-term debt: Bond Guar. Program	317,823,104	331,611,977	(13,788,874)
<b>Total Liabilities</b>	<b>\$ 711,616,604</b>	<b>\$ 691,117,233</b>	<b>\$ 20,499,370</b>
<b>Shareholders Equity</b>			
Common Stock, Class A voting	83,463,333	68,461,766	15,001,567
Common Stock, Class C non-voting	3,580,000	3,580,000	-
Retained earnings	79,148,402	72,617,490	6,530,912
<b>Total Shareholders Equity</b>	<b>\$ 166,191,735</b>	<b>\$ 144,659,256</b>	<b>\$ 21,532,480</b>
<b>Total Liabilities and Shareholders Equity</b>	<b>\$ 877,808,339</b>	<b>\$ 835,776,489</b>	<b>\$ 42,031,850</b>

Balance Sheet Ratios

Liquidity Ratio (Unrestricted Cash / Total Assets)	<b>9.19%</b>	<b>6.43%</b>
Total Shareholders Equity / Total Assets	<b>18.93%</b>	<b>17.31%</b>
Debt / Total Shareholders Equity	<b>4.18</b>	<b>4.66</b>

**Clearinghouse Community Development Financial Institution  
Key Financial & Operating Indicators**

<b>Balance Sheet</b>						
		<b>12/31/2025</b>		<b>12/31/2024</b>		<b>12/31/2023</b>
Cash & Cash Equivalents (Excluding Restricted Cash)		80,670,351		53,720,980		51,834,946
Loans Receivable, Net		688,198,161		705,421,809		628,490,881
Other Assets (Includes Restricted Cash)		108,939,828		76,633,700		70,790,793
Total Assets		877,808,339		835,776,489		751,116,620
Loans Payable		694,718,503		673,978,289		615,880,991
Other Liabilities		16,898,101		17,138,945		17,914,830
Total Liabilities		711,616,604		691,117,233		633,795,821
Total Equity		166,191,735		144,659,256		117,320,799
<b>Loans Receivable</b>						
	Count	Amount	Count	Amount	Count	Amount
Current Maturities, Gross	38	153,939,868	35	138,362,341	30	127,561,406
Non-Current Maturities, Gross	367	565,560,021	373	595,563,680	369	527,185,557
Allowance for Loan Losses		(26,377,301)		(22,234,064)		(21,122,339)
Deferred Fees, Etc.		(4,924,427)		(6,270,148)		(5,133,744)
Loans Receivable, Net	405	688,198,161	408	705,421,809	399	628,490,881
<b>Weighted Average Interest Rates</b>						
WAIR on Loans Receivable		7.26%		7.08%		6.38%
WAIR on Loans Payable		4.47%		4.34%		4.13%
Net Interest Margin (Spot Rates)		2.79%		2.74%		2.26%
WAIR Cash & Cash Equivalents		2.63%		2.98%		2.46%
<b>Current Balance Sheet, Gap Position</b>						
Current Assets		274,122,816		191,443,150		189,016,162
Current Liabilities		82,972,510		105,091,400		140,302,997
Gap Position, <1 Year		191,150,307		86,351,750		48,713,165
<b>Unencumbered Assets to Unsecured Debts</b>						
Unencumbered Assets		301,179,422		207,098,283		166,411,549
Unsecured Debts		213,487,873		151,630,943		144,324,013
<b>Assets under Management</b>						
Clearinghouse Core Lending		877,808,339		835,776,489		751,116,620
NMTC Subsidiaries		212,365,183		188,497,732		192,132,202
Total Assets Under Management		1,090,173,522		1,024,274,221		943,248,822
<b>Financial Ratios:</b>						
Cash & Cash Equivalents (Unrestricted) / Total Assets		9.19%		6.43%		6.90%
Loans, Net / Total Assets		78.40%		84.40%		83.67%
Allowance for Loan Losses/Total Loans		3.67%		3.06%		3.25%
Unsecured Debt Ratio		141.08%		136.58%		115.30%
Equity/Assets		18.93%		17.31%		15.62%
Debt/Equity		4.18		4.66		5.25

**Clearinghouse Community Development Financial Institution  
Key Financial & Operating Indicators**

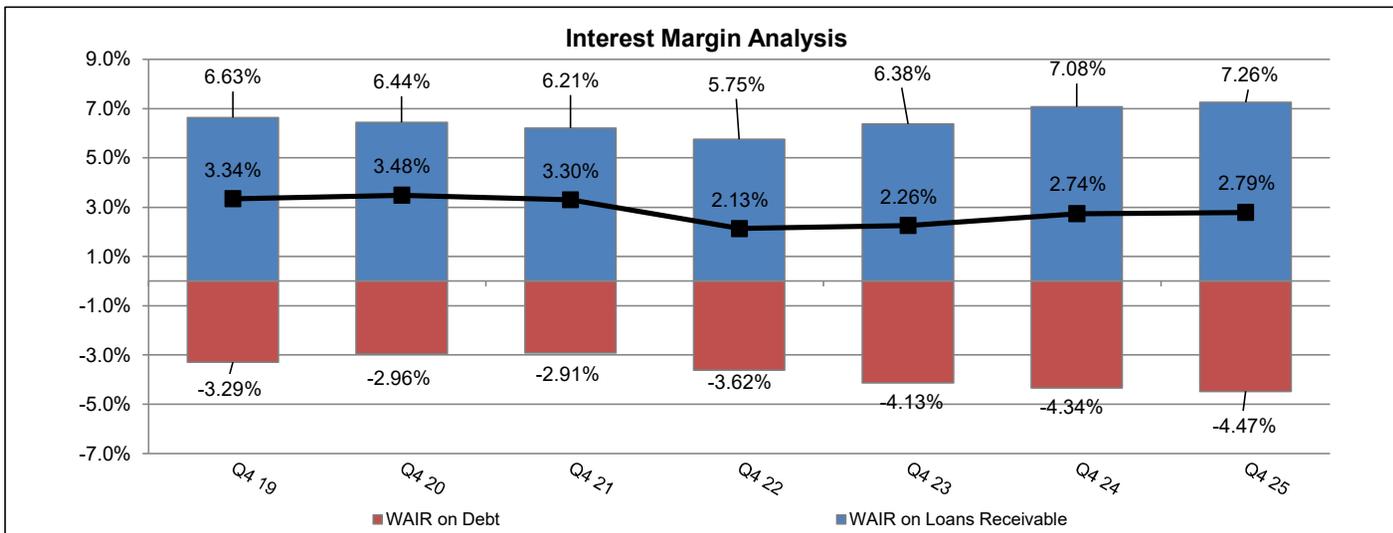
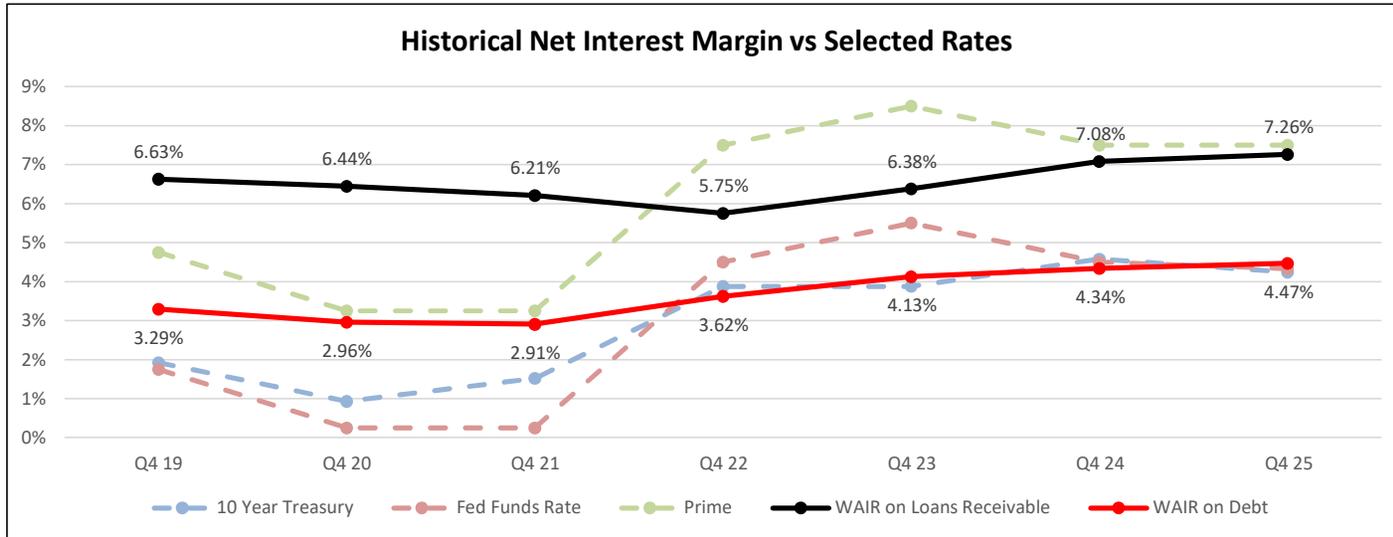
<b>Income Statement</b>	<b>12/31/2025</b>	<b>12/31/2024</b>	<b>12/31/2023</b>
<b>YTD Net Income</b>	7,321,815	7,667,035	4,649,858
<b>Total Pretax Net Income</b>			
Year to Date Actual	10,279,104	10,110,362	6,368,481
Year to Date Budget	9,256,000	7,257,000	4,879,000
\$ Variance Over (Under) Budget	1,023,104	2,853,362	1,489,481
% Variance Over (Under) Budget	11.05%	39.32%	30.53%
<b>Total Net Interest Income Before Loan Loss Reserve</b>			
Year to Date Actual	27,035,326	20,491,590	15,805,908
Year to Date Budget	24,008,000	21,480,000	14,859,000
\$ Variance Over (Under) Budget	3,027,326	(988,410)	946,908
% Variance Over (Under) Budget	12.61%	-4.60%	6.37%
<b>Total Non Interest Expense</b>			
Year to Date Actual	16,856,606	16,871,549	13,150,995
Year to Date Budget	17,206,000	16,934,000	13,200,000
\$ Variance Over (Under) Budget	(349,394)	(62,451)	(49,005)
% Variance Over (Under) Budget	-2.03%	-0.37%	-0.37%
<b>Total Non Interest Income</b>			
New Markets Tax Credits Year to Date Actual	3,047,032	2,207,399	2,917,946
New Markets Tax Credits Year to Date Budget	3,338,000	2,094,000	2,729,000
\$ Variance Over (Under) Budget	(290,968)	113,399	188,946
Other Non-Interest Income Year to Date Actual	3,455,589	8,865,663	4,617,337
Other Non-Interest Income Year to Date Budget	2,992,000	5,289,000	3,043,000
\$ Variance Over (Under) Budget	463,589	3,576,663	1,574,337
<b>Income Financial Ratios:</b>			
Return on Assets (Annualized YTD Net Inc / YTD Avg Assets)	0.82%	0.91%	0.66%
Return on Equity (Annualized YTD Net Income / YTD Avg Equity)	4.58%	5.76%	4.06%
Non-Interest Expense to Assets (Rolling 12 month Expense / Avg Assets)	1.90%	2.14%	1.87%
Efficiency Ratio (Non Int Exp / Net Income Exc. Loan Losses & Taxes)	50.26%	53.42%	56.29%

**Clearinghouse Community Development Financial Institution  
Key Financial & Operating Indicators**

<b>Asset Quality</b>	<b>12/31/2025</b>		<b>12/31/2024</b>		<b>12/31/2023</b>	
	Count	Amount	Count	Amount	Count	Amount
<b>Total Loans Receivable, Gross</b>	405	719,499,889	408	733,926,021	399	654,746,963
<b>Loan Delinquencies (Net of Impairments)</b>						
Current	402	708,791,666	403	724,816,860	390	651,138,635
30 - 59 Days	-	-	2	5,975,000	3	543,084
60 - 89 days	3	10,708,223	2	2,924,400	1	636,665
90+	-	-	1	209,762	5	2,428,579
Other Non-Earning	-	-	-	-	-	-
Total Non-Accrual Loans (90+ & Other Non-Earning)	-	-	1	209,762	5	2,428,579
Percentage of Gross Loans Receivable	0.00%	0.00%	0.25%	0.03%	1.25%	0.37%
Other Real Estate Owned	3	6,663,636	3	9,132,335	1	4,659,000
Total Non-Accrual, Matured, OREO	3	6,663,636	4	9,342,097	6	7,087,579
Percentage of Gross Loans Receivable + OREO	0.74%	0.92%	0.97%	1.26%	1.50%	1.07%
Troubled Debt Restructures	2	22,744,648	-	-	-	-
Total Non-Accrual, OREO, TDRs	5	29,408,284	4	9,342,097	6	7,087,579
Percentage of Gross Loans Receivable + OREO	1.23%	4.05%	0.97%	1.26%	1.50%	1.07%
<b>Loan Classification Balances</b>						
Pass 1- 2	317	495,193,486	330	543,472,608	275	429,967,631
Pass 3 - 4	66	123,805,442	57	115,831,554	95	163,845,495
Pass 5	6	8,333,306	8	12,790,463	7	9,837,250
Pass 5C (All Construction Loans)	6	46,084,071	9	46,299,577	10	28,672,313
Total Pass	395	673,416,305	404	718,394,202	387	632,322,689
Watch	3	27,295,646	1	12,663,648	2	11,395,098
Special Mention	1	2,106,622	-	-	3	1,822,000
Sub-standard	6	16,681,316	3	2,868,172	5	6,243,721
Doubtful	-	-	-	-	2	2,963,455
Total Classified	10	46,083,584	4	15,531,820	12	22,424,274

Clearinghouse Community Development Financial Institution						
Key Financial & Operating Indicators						
<b>Loan Production Summary:</b>		12/31/2025		12/31/2024		12/31/2023
<b>Core Loan Pipeline</b>	Count	Amount	Count	Amount	Count	Amount
Approved not Funded	5	16,005,000	5	38,532,000	1	5,000,000
Processing	3	13,908,240	2	7,937,500	4	18,390,300
Current Pipeline	8	29,913,240	7	46,469,500	5	23,390,300
<b>Loan Originations/Purchased YTD - Actual vs. Budget</b>						
Actual	30	78,169,265	44	162,708,744	65	187,214,329
Budget	35	120,000,000	50	200,000,000	49	200,000,000
Actual Weighted Average New Loan Rate		8.43%		8.89%		8.64%
<b>Loan Prepayments and Maturities</b>						
Loan Prepayments Year to Date	14	65,846,104	21	22,241,580	8	19,772,839
Loan Maturities Year to Date	16	40,730,902	8	29,834,793	9	47,356,275
Total Prepayments & Maturities	30	106,577,006	29	52,076,373	17	67,129,114
Budget - Prepayments	24	34,577,000	24	35,415,000	18	27,230,000
Actual Weighted Average Rate for Prepayments & Maturities		8.22%		6.68%		6.28%
Available Liquidity		194,354,645		32,574,711		150,074,711
<b>Liquidity:</b>						
		Total Authority	Avg Rate on Drawn Balances	Drawn Balance	Potential Avg Rate on Availability	Remaining Availability
Short Term, Unsecured Availability		39,500,000	5.94%	10,000,000	6.82%	29,500,000
Long Term, Unsecured Availability		50,000,000	5.86%	16,000,000	5.26%	34,000,000
Long Term, Secured Availability		231,000,000	3.85%	136,925,289	4.48%	94,074,711
Total		320,500,000	4.17%	162,925,289	5.09%	157,574,711
Total Cash						80,670,351
Required Cash Reserves						43,890,417
Excess Cash Available						36,779,934
Total Available Liquidity						194,354,645
<b>Other Items</b>						
Full Time Employees (Equivalent)		50.00		53.00		52.00

**CLEARINGHOUSE CDFI  
HISTORICAL NET INTEREST MARGIN  
AS OF DECEMBER 31, 2025**



**CLEARINGHOUSE CDFI  
CORE LENDING - LOAN PORTFOLIO DASHBOARD  
AS OF DECEMBER 31, 2025**

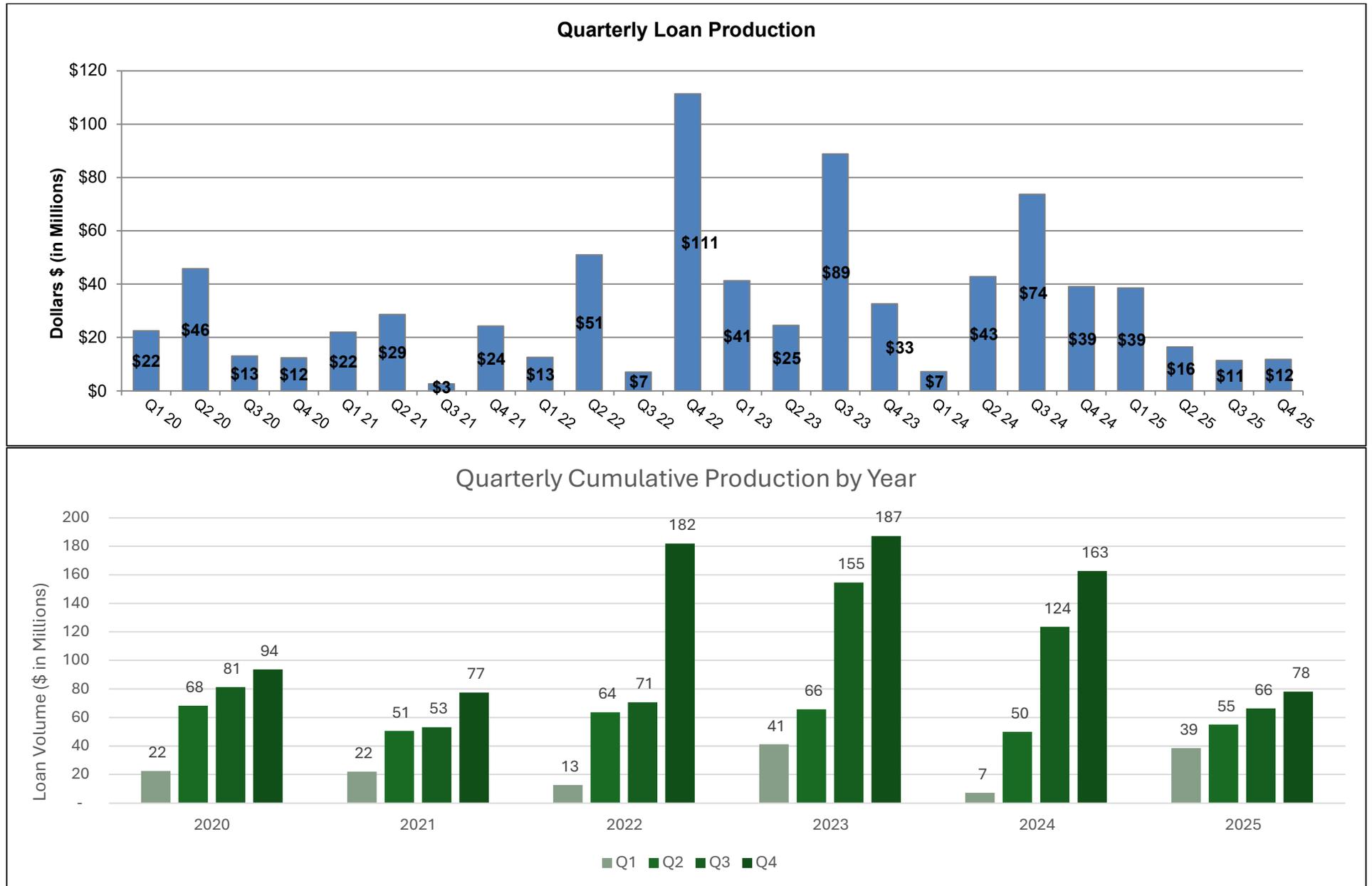
Loan	Ending Balances - 12/31/2025	Rates	Reserves	Reserve Percentage	Weighted Average Maturity Date
Single Family	90,945,022	6.41%	1,230,852	1.35%	6/5/2045
Multifamily	186,462,798	6.75%	3,619,955	1.94%	3/31/2029
Commercial	373,823,052	7.39%	18,702,542	5.00%	5/25/2032
Acquisition / Other	7,096,778	9.00%	888,825	12.52%	3/2/2026
Construction	46,084,071	9.65%	1,508,429	3.27%	1/1/2030
NMTC Leverage Loans	15,088,167	7.17%	426,698	2.83%	8/25/2031
<b>Total</b>	<b>719,499,889</b>	<b>7.26%</b>	<b>26,377,301</b>	<b>3.67%</b>	<b>12/30/2032</b>

General Unallocated Reserves	-	0.00%
<b>Total Reserves</b>	<b>26,377,301</b>	<b>3.67%</b>

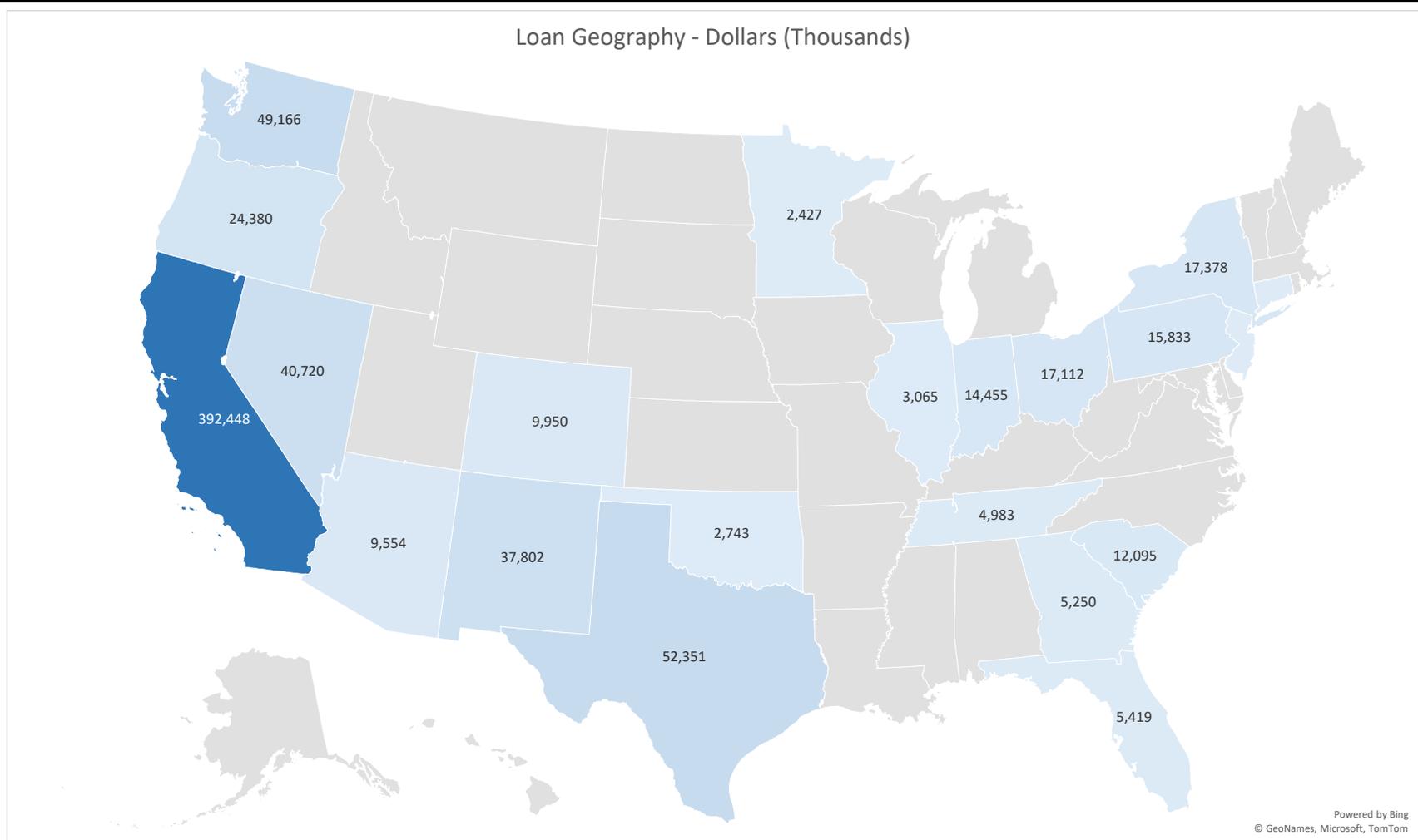
Security	Balances	Year	Balances	Rates
Real Estate – First Position	691,077,314	Thru 12/31/2026	153,939,868	7.56%
Real Estate – Subordinate	5,427,786	Thru 12/31/2027	43,357,432	6.79%
NMTC Collateral	15,088,167	Thru 12/31/2028	75,054,299	8.38%
Other Collateral	7,106,622	Thru 12/31/2029	72,420,799	7.08%
Unsecured	800,000	Beyond	374,727,490	6.99%
<b>Total</b>	<b>719,499,889</b>	<b>Total</b>	<b>719,499,889</b>	<b>7.26%</b>

## Core Lending Volume

Lending volume was \$78.17 million for the year 2025. The budgeted figure is \$120 million for 2025. Lending volume also includes all undrawn commitment balances made during the year.



**CLEARINGHOUSE CDFI  
MAP OF CDFI LOANS  
AS OF DECEMBER 31, 2025**



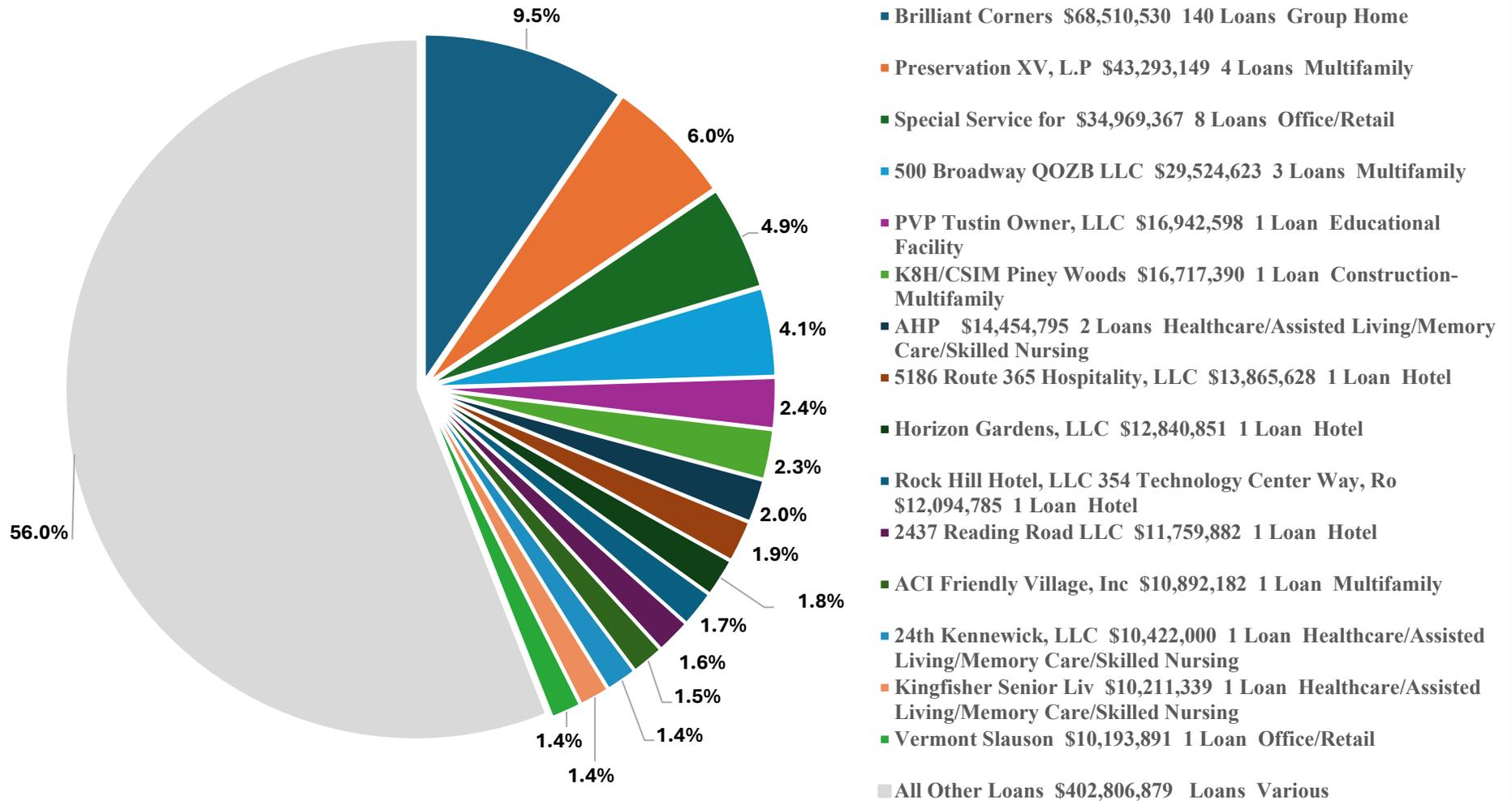
State	CA	TX	WA	NV	NM	OR	NY	OH	PA	IN	SC
Total	392,448	52,351	49,166	40,720	37,802	24,380	17,378	17,112	15,833	14,455	12,095
Total %	54.54%	7.28%	6.83%	5.66%	5.25%	3.39%	2.42%	2.38%	2.20%	2.01%	1.68%

CO	AZ	FL	GA	TN	IL	OK	MN	NJ	CT	Total
9,950	9,554	5,419	5,250	4,983	3,065	2,743	2,427	1,540	829	719,500
1.38%	1.33%	0.75%	0.73%	0.69%	0.43%	0.38%	0.34%	0.21%	0.12%	100.00%

**Core Lending – Borrower Concentrations – Loans to One Borrower**

**Borrower Concentrations - 15 Largest Exposures**  
**Total \$312 million, or 43.4% of Loans**



**CLEARINGHOUSE CDFI  
CORE LENDING - CLASSIFICATION BY LOAN PURPOSE  
AS OF DECEMBER 31, 2025**

Management reviews loan portfolio data to identify trends in asset quality. Classifications are based on the most recent Asset Review Committee meeting.

(in thousands)

Loan Purpose								Asset Classification				Total Classified	Classified as % of Ln Purpose	Total Net Loans Outstanding	Loan Purpose as % of Total Net Loans Outstanding	
	Pass 1	Pass 2	Pass 3	Pass 4	Pass 5	Pass 5C	Total Pass	Pass as % of Ln Purpose	Watch	Special Mention	Substandard					Doubtful
<b>Single Family</b>																
Single Family	-	3,565	-	114	-	-	3,679	100.0%	-	-	-	-	-	0%	3,679	0.5%
Group Home	52,849	25,947	6,203	2,267	-	-	87,266	100.0%	-	-	-	-	-	0%	87,266	12.1%
<b>Multifamily</b>																
Multifamily	82,993	26,268	57,117	10,399	523	-	177,300	95.1%	-	-	9,163	-	9,163	5%	186,463	25.9%
<b>Commercial</b>																
Childcare	-	840	-	-	-	-	840	100.0%	-	-	-	-	-	0%	840	0.1%
Cultural / Community	391	-	598	5,536	-	-	6,525	100.0%	-	-	-	-	-	0%	6,525	0.9%
Educational Facility	9,080	38,478	496	-	-	-	48,054	100.0%	-	-	-	-	-	0%	48,054	6.7%
Healthcare	50,825	11,660	11,118	-	-	-	73,603	83.6%	14,455	-	-	-	14,455	16%	88,058	12.2%
Hotel	43,793	6,168	3,236	9,298	-	-	62,495	83.0%	12,841	-	-	-	12,841	17%	75,336	10.5%
Human and Social Services	-	3,716	-	2,977	-	-	6,693	100.0%	-	-	-	-	-	0%	6,693	0.9%
Industrial	297	-	-	-	-	-	297	100.0%	-	-	-	-	-	0%	297	0.0%
LOC (Revolving)	-	-	-	-	-	-	-	0.0%	-	-	-	-	-	0%	-	0.0%
Mixed Use	14,643	1,346	154	-	-	-	16,143	100.0%	-	-	-	-	-	0%	16,143	2.2%
Office / Retail	43,929	38,907	3,562	-	-	-	86,398	99.7%	-	-	275	-	275	0%	86,673	12.0%
Religious Facility	9,332	5,010	3,870	3,917	-	-	22,129	95.1%	-	-	1,132	-	1,132	5%	23,261	3.2%
Restaurant	-	-	1,668	-	800	-	2,468	100.0%	-	-	-	-	-	0%	2,468	0.3%
Special Purpose	-	4,982	1,275	-	-	-	6,257	50.6%	-	-	6,111	-	6,111	49%	12,368	1.7%
Other	-	-	-	-	5,000	-	5,000	70.4%	-	2,107	-	-	2,107	30%	7,107	1.0%
Acquisition / Other	-	7,097	-	-	-	-	7,097	100.0%	-	-	-	-	-	0%	7,097	1.0%
<b>Construction</b>																
Acquisition / Other	-	-	-	-	-	-	-	0.0%	-	-	-	-	-	0%	-	0.0%
Educational Facility	-	-	-	-	-	-	-	0.0%	-	-	-	-	-	0%	-	0.0%
Healthcare	-	-	-	-	-	-	-	0.0%	-	-	-	-	-	0%	-	0.0%
Hotel	-	-	-	-	-	-	-	0.0%	-	-	-	-	-	0%	-	0.0%
Multifamily	-	-	-	-	-	34,796	34,796	100.0%	-	-	-	-	-	0%	34,796	4.8%
Office / Retail	-	-	-	-	-	-	-	0.0%	-	-	-	-	-	0%	-	0.0%
<b>New Markets Tax Credit Loans</b>																
Cultural / Community	4,644	-	-	-	-	-	4,644	100.0%	-	-	-	-	-	0%	4,644	0.6%
Educational Facility	1,242	4,765	-	-	2,010	-	8,017	100.0%	-	-	-	-	-	0%	8,017	1.1%
Office / Retail	-	2,427	-	-	-	-	2,427	100.0%	-	-	-	-	-	0%	2,427	0.3%
<b>TOTAL</b>	<b>\$314,018</b>	<b>\$181,176</b>	<b>\$89,297</b>	<b>\$34,508</b>	<b>\$8,333</b>	<b>\$46,084</b>	<b>\$673,416</b>	<b>93.6%</b>	<b>\$27,296</b>	<b>\$2,107</b>	<b>\$16,681</b>	<b>\$0</b>	<b>\$46,084</b>	<b>6.4%</b>	<b>\$719,500</b>	<b>100.0%</b>
<b>Asset Class as % of Total Net Loans Outstanding</b>	<b>43.6%</b>	<b>25.2%</b>	<b>12.4%</b>	<b>4.8%</b>	<b>1.2%</b>	<b>6.4%</b>	<b>93.6%</b>		<b>3.8%</b>	<b>0.3%</b>	<b>2.3%</b>	<b>0.0%</b>	<b>6.4%</b>		<b>100.0%</b>	

**CLEARINGHOUSE COMMUNITY DEVELOPMENT FINANCIAL INSTITUTION  
DEBT PROFILE  
AS OF DECEMBER 31, 2025**

As of December 31, 2025

<b>Debt</b>	<b>Balance</b>	<b>Rate</b>	<b>Weighted Average Maturity Date</b>	<b>Years to Maturity Date</b>	<b>Total Borrowing Capacity</b>	<b>Unused Capacity</b>
FHLB Borrowings	105,596,000	4.07%	11/7/2030	4.85	131,000,000	25,404,000
Lines of Credit: Banks and FI's	57,329,289	4.36%	1/24/2029	3.07	164,500,000	107,170,711
Long-term debt: Banks and FI's	214,394,240	5.38%	8/3/2031	5.59	239,394,240	25,000,000
Long-term debt: Op Zone	1,950,000	4.68%	7/19/2028	2.55	1,950,000	-
Long-term debt: BGP	318,721,611	4.00%	5/2/2044	18.34	318,721,611	-
<b>Total</b>	<b>\$697,991,140</b>	<b>4.47%</b>	<b>1/30/2037</b>	<b>11.08</b>	<b>\$855,565,850</b>	<b>\$157,574,711</b>

Unused Borrowing Capacity	Maturities	FHLB	Lines of Credit	Maturing Debt	Total
Short Term Revolving - Unsecured	2026	14,446,834	13,021,144	49,512,213	76,980,191
Short Term Revolving - Secured	2027	9,430,583	10,521,144	41,665,736	61,617,463
Long Term Draw Down - Secured	2028	30,874,880	10,521,144	26,192,807	67,588,831
	2029	23,429,552	2,010,572	24,557,307	49,997,431
	2030+	27,414,151	21,255,286	393,137,787	441,807,224
<b>Total</b>	<b>Total</b>	<b>105,596,000</b>	<b>57,329,290</b>	<b>535,065,850</b>	<b>697,991,140</b>

Note: Schedule lists gross balances, which exclude loan fees.

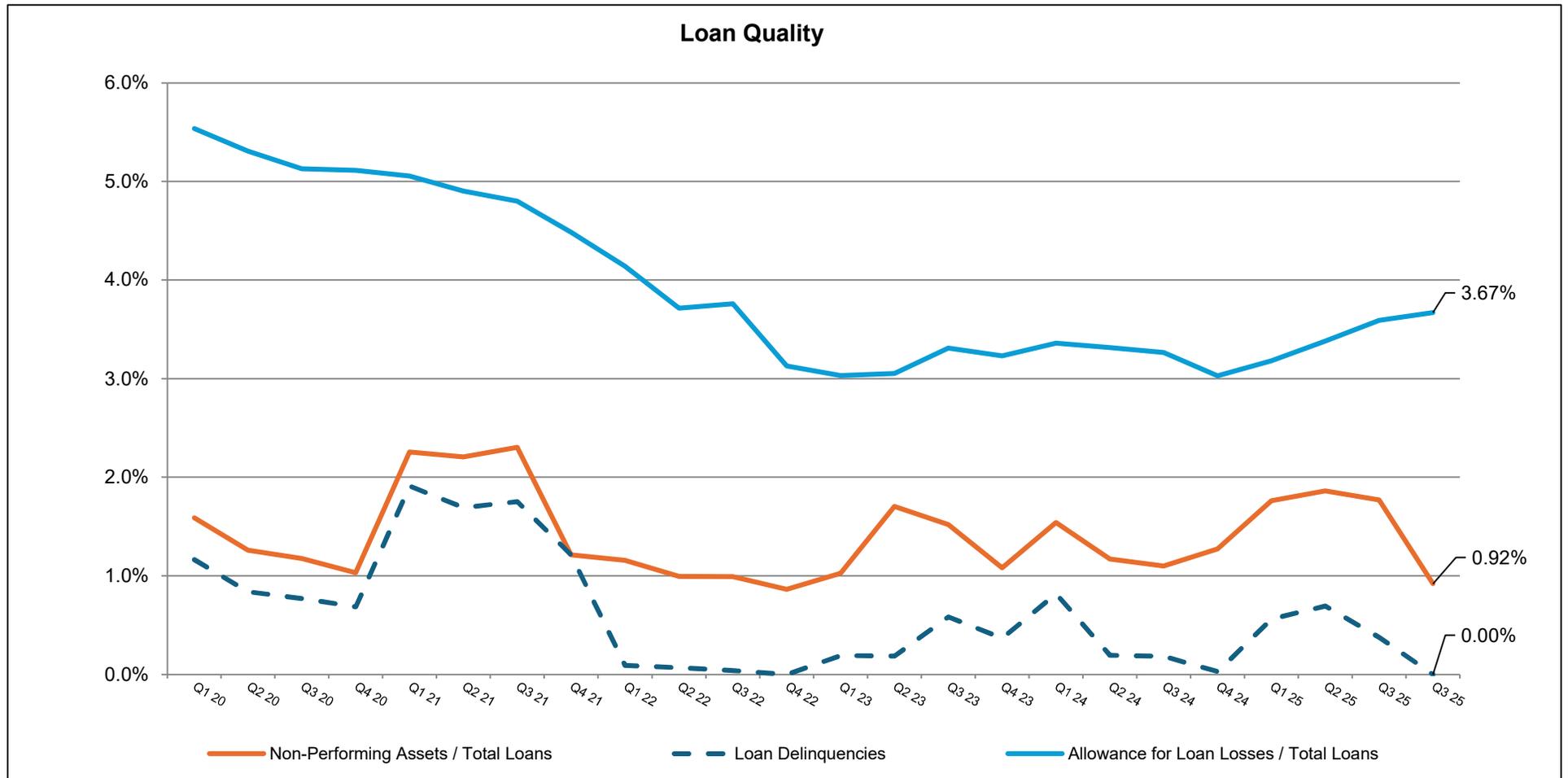
## Asset Quality – Allowance for Loan Losses & Non-Performing Assets

### Allowance for Loan Losses

- The ALL ratio increased from 3.03% as of 12/31/2024 to 3.67% as of 12/31/2025. The increase in these percentages was caused by paydowns in categories with comparatively less risk, such as multifamily, and an increase in general reserve rates due to the macroeconomic environment.
- The total ALL balance as of 12/31/2025 was \$26.4 million.

### Non-Performing Assets

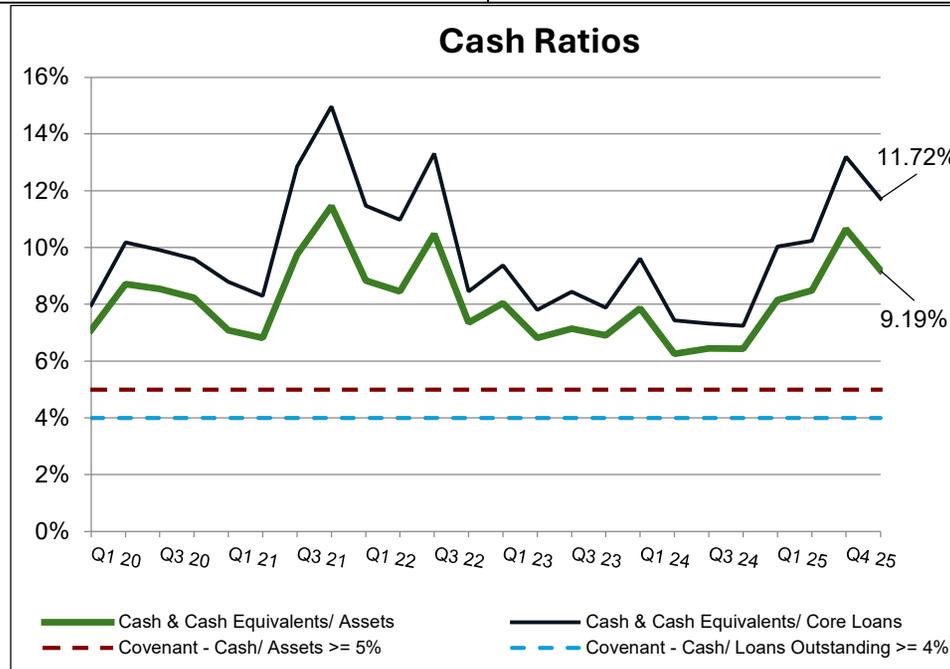
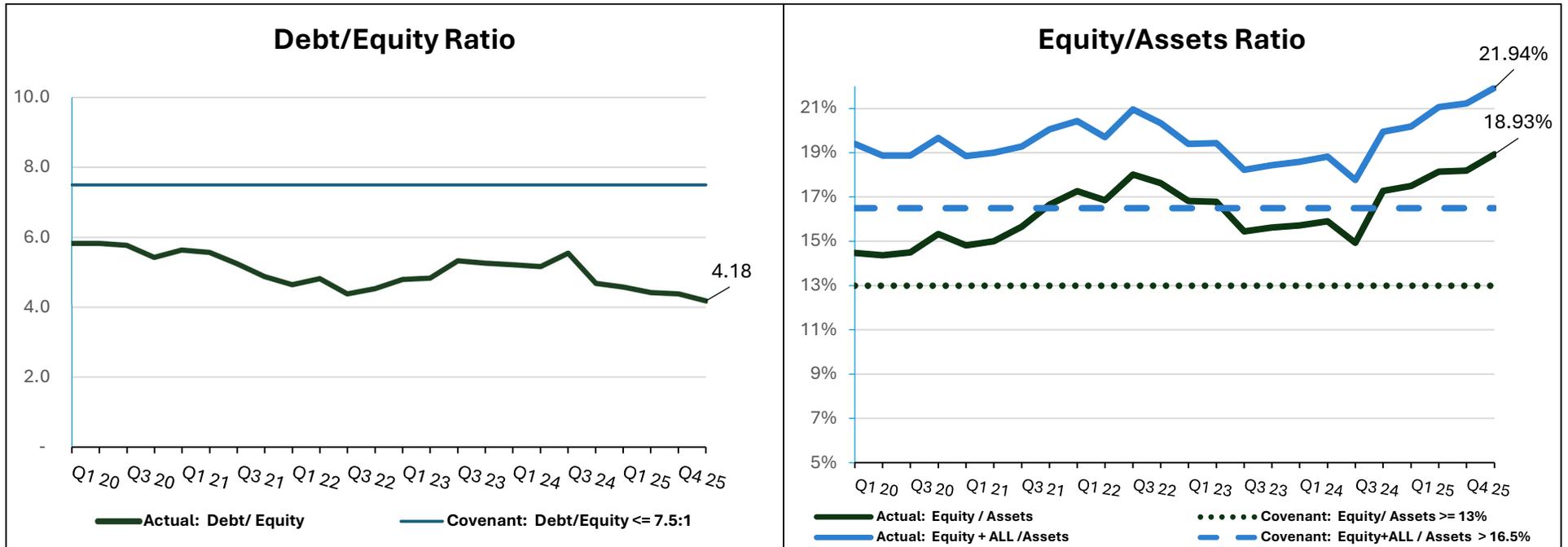
- The non-performing assets, including OREOs, ratio was 0.92% as of 12/31/2025, which was down from 1.27% as of 12/31/2024.



**CLEARINGHOUSE CDFI  
COMPARATIVE INCOME STATEMENTS - OPERATING EXPENSES  
AS OF DECEMBER 31, 2025**

	Actual Thru 12/31/25	Vs YTD Budget		Vs Prior Year YTD Actual	
		Budget Thru 12/31/25	Actual Thru 12/31/25 vs Budget Thru 12/31/25 Fav(Unfav)	Actual Thru 12/31/24	YTD 2025 Actual vs YTD 2024 Actual Incr(Decr)
Salaries & Employee Benefits	\$ 13,127,144	\$ 13,209,000	\$ 81,856	\$ 13,686,182	\$ (559,038)
Information Technology	650,367	601,000	(49,367)	532,255	118,112
Marketing	575,539	900,000	324,461	398,120	177,419
Annual Meeting	95,701	75,000	(20,701)	45,850	49,851
Audit, Tax, Professional Fees & Reports	122,500	192,000	69,500	117,700	4,800
Contracted & Consulting Services	349,066	218,000	(131,066)	225,141	123,925
Annual Filing Fees & Lender Licenses	22,212	30,000	7,788	40,420	(18,208)
Bank Fees	232,438	195,000	(37,438)	235,485	(3,047)
Conferences, Travel & Training	259,194	230,000	(29,194)	228,412	30,783
Insurance	225,657	290,000	64,343	216,058	9,599
Legal Fees	249,675	250,000	325	198,137	51,538
Occupancy	248,574	263,000	14,426	243,445	5,129
Office Expenses	253,347	300,000	46,653	293,660	(40,313)
Telephone	84,245	87,000	2,755	78,549	5,696
Loan Processing & Servicing	140,056	150,000	9,944	118,261	21,795
Charitable Contributions	183,483	165,000	(18,483)	156,273	27,209
Depreciation, Repairs & Maintenance	37,408	51,000	13,592	37,600	(192)
<b>Total Non-Interest Expenses</b>	<b>\$ 16,856,606</b>	<b>\$ 17,206,000</b>	<b>\$ 349,394</b>	<b>\$ 16,851,549</b>	<b>\$ 5,057</b>

## Balance Sheet Compliance Ratios



**CLEARINGHOUSE CDFI  
COLLATERAL ANALYSIS - UNENCUMBERED ASSETS TO UNSECURED DEBT  
AS OF DECEMBER 31, 2025**

As of December 31, 2025, the ratio of Unencumbered Assets to Unsecured Debt was 1.41, in excess of the 1.10 required by various lending lines. This is up from 1.40 as of September 30, 2025.

12/31/2025	
Total Assets	\$ 877,808,339
Add: Excess Available Collateral Capacity	\$ 62,340,403
Less: Allocated Assets (Chart)	\$ (638,969,319)
Less: Required Unallocated Assets <sup>(1)</sup>	\$ (234,836,660)
<hr/>	
Excess Allocable Assets	\$ 66,342,763
Unencumbered Assets	301,179,422
Unsecured Debt	213,487,873
110% of Unencumbered Assets	234,836,660
Unencumbered-Assets-to-Unsecured Debt ratio <sup>(2)</sup>	1.41
<hr/>	
<small>(1) Required minimum per various bank lines</small>	
<small>(2) Actual ratio at period ending. <b><i>In compliance</i></b>.</small>	

