



**Monthly Volume Summary: May 2025**  
(unaudited & subject to change)  
(dollars in millions)

**TABLE 1 - TOTAL MORTGAGE PORTFOLIO**

Excludes Fannie Mae Securities Guaranteed by Freddie Mac							
	Purchases or Issuances	Sales	Liquidations	Net Increase/ (Decrease)	Ending Balance	Annualized Growth Rate	Annualized Liquidation Rate
May 2024	\$31,572	(\$372)	(\$25,019)	\$6,181	\$3,512,727	2.1%	8.6%
Jun	31,600	(200)	(26,992)	4,408	3,517,135	1.5%	9.2%
Jul	31,865	(262)	(25,920)	5,683	3,522,818	1.9%	8.8%
Aug	40,352	(63)	(28,016)	12,273	3,535,091	4.2%	9.5%
Sep	42,145	(737)	(29,310)	12,098	3,547,189	4.1%	9.9%
Oct	44,915	(414)	(29,457)	15,044	3,562,233	5.1%	10.0%
Nov	42,986	(307)	(35,699)	6,979	3,569,212	2.4%	12.0%
Dec	43,728	(206)	(29,344)	14,179	3,583,391	4.8%	9.9%
<b>Full-Year 2024</b>	<b>\$415,516</b>	<b>(\$3,784)</b>	<b>(\$315,716)</b>	<b>\$96,016</b>	<b>\$3,583,391</b>	<b>2.8%</b>	<b>9.1%</b>
Jan 2025	\$33,341	(\$60)	(\$27,715)	\$5,566	\$3,588,957	1.9%	9.3%
Feb	24,206	(91)	(23,930)	185	3,589,141	0.1%	8.0%
Mar	31,669	(947)	(24,658)	6,064	3,595,205	2.0%	8.2%
Apr	31,383	(236)	(28,704)	2,443	3,597,648	0.8%	9.6%
May	35,839	(634)	(31,752)	3,453	3,601,101	1.2%	10.6%
<b>YTD 2025</b>	<b>\$156,438</b>	<b>(\$1,968)</b>	<b>(\$136,759)</b>	<b>\$17,711</b>	<b>\$3,601,101</b>	<b>1.2%</b>	<b>9.2%</b>

**TABLE 2 - MORTGAGE-RELATED INVESTMENTS PORTFOLIO**

	Purchases <sup>(1)</sup>	Sales	Liquidations	Ending Balance <sup>(2)</sup>	Annualized Growth Rate	Annualized Liquidation Rate
May 2024	\$22,882	(\$23,640)	(\$610)	\$86,557	(18.7%)	8.3%
Jun	22,281	(20,537)	(632)	87,670	15.4%	8.8%
Jul	24,723	(24,339)	(545)	87,509	(2.2%)	7.5%
Aug	28,644	(26,243)	(637)	89,273	24.2%	8.7%
Sep	29,773	(23,959)	(708)	94,379	68.6%	9.5%
Oct	35,816	(32,702)	(729)	96,763	30.3%	9.3%
Nov	30,895	(34,537)	(811)	92,310	(55.2%)	10.1%
Dec	32,497	(23,231)	(585)	100,991	112.9%	7.6%
<b>Full-Year 2024</b>	<b>\$303,665</b>	<b>(\$280,248)</b>	<b>(\$7,421)</b>	<b>\$100,991</b>	<b>18.8%</b>	<b>8.7%</b>
Jan 2025	\$23,812	(\$26,761)	(\$659)	\$97,383	(42.9%)	7.8%
Feb	17,787	(21,290)	(653)	93,227	(51.2%)	8.0%
Mar	22,782	(23,417)	(574)	92,018	(15.6%)	7.4%
Apr	23,455	(21,433)	(544)	93,496	19.3%	7.1%
May	27,333	(26,384)	(588)	93,857	4.6%	7.5%
<b>YTD 2025</b>	<b>\$115,169</b>	<b>(\$119,285)</b>	<b>(\$3,018)</b>	<b>\$93,857</b>	<b>(17.0%)</b>	<b>7.2%</b>

**May 2025 Highlights:**

- The total mortgage portfolio increased at an annualized rate of 1.2% in May.
- Single-family refinance-loan purchase and guarantee volume was \$6.8 billion in May, representing 21% of total single-family mortgage portfolio purchases and issuances.
- The aggregate unpaid principal balance (UPB) of our mortgage-related investments portfolio increased by approximately \$0.4 billion in May.
- Freddie Mac mortgage-related securities and other mortgage-related guarantees increased at an annualized rate of 1.0% in May.
- Our single-family delinquency rate decreased from 0.57% in April to 0.55% in May. Our multifamily delinquency rate increased from 0.45% in April to 0.46% in May.
- The measure of our exposure to changes in portfolio value (PVS-L) averaged \$386 million in May. Duration gap averaged 3 months.
- Since September 2008, Freddie Mac has been operating in conservatorship, with the Federal Housing Finance Agency (FHFA) acting as Conservator.
- As of May, our maximum exposure to Fannie Mae-issued collateral that was included in Freddie Mac-issued resecuritizations was approximately \$101.7 billion, and is not in Table 4.

**TABLE 3 - MORTGAGE-RELATED INVESTMENTS PORTFOLIO COMPONENTS**

	Agency Securities	Non-Agency Securities	Mortgage Loans	Ending Balance <sup>(2)</sup>
May 2024	\$25,336	\$729	\$60,493	\$86,557
Jun	25,312	722	61,636	87,670
Jul	25,262	713	61,533	87,509
Aug	25,336	707	63,230	89,273
Sep	25,407	700	68,272	94,379
Oct	24,273	696	71,795	96,763
Nov	25,529	691	66,090	92,310
Dec	25,270	708	75,014	100,991
<b>Full-Year 2024</b>	<b>\$25,270</b>	<b>\$708</b>	<b>\$75,014</b>	<b>\$100,991</b>
Jan 2025	\$24,865	\$703	\$71,816	\$97,383
Feb	25,414	711	67,102	93,227
Mar	25,168	705	66,145	92,018
Apr	25,812	704	66,980	93,496
May	25,408	732	67,717	93,857
<b>YTD 2025</b>	<b>\$25,408</b>	<b>\$732</b>	<b>\$67,717</b>	<b>\$93,857</b>

TABLE 4 - GUARANTEE PORTFOLIO

Excludes Fannie Mae Securities Guaranteed by Freddie Mac						
	Issuances	Liquidations	Net Increase/ (Decrease)	Ending Balance	Annualized Growth Rate	Annualized Liquidation Rate
May 2024	\$32,548	(\$25,069)	\$7,479	\$3,407,520	2.6%	8.8%
Jun	30,376	(27,093)	3,283	3,410,802	1.2%	9.5%
Jul	31,708	(25,970)	5,738	3,416,541	2.0%	9.1%
Aug	38,720	(27,833)	10,887	3,427,429	3.8%	9.8%
Sep	36,479	(28,998)	7,481	3,434,910	2.6%	10.2%
Oct	41,133	(29,457)	11,676	3,446,586	4.1%	10.3%
Nov	48,280	(35,336)	12,944	3,459,530	4.5%	12.3%
Dec	34,765	(29,093)	5,672	3,465,202	2.0%	10.1%
<b>Full-Year 2024</b>	<b>\$396,299</b>	<b>(\$314,674)</b>	<b>\$81,626</b>	<b>\$3,465,202</b>	<b>2.4%</b>	<b>9.3%</b>
Jan 2025	\$36,743	(\$27,459)	\$9,284	\$3,474,485	3.2%	9.5%
Feb	28,955	(23,808)	5,147	3,479,632	1.8%	8.2%
Mar	31,906	(24,449)	7,457	3,487,089	2.6%	8.4%
Apr	30,655	(28,977)	1,678	3,488,766	0.6%	10.0%
May	34,940	(32,034)	2,906	3,491,673	1.0%	11.0%
<b>YTD 2025</b>	<b>\$163,199</b>	<b>(\$136,727)</b>	<b>\$26,472</b>	<b>\$3,491,673</b>	<b>1.8%</b>	<b>9.5%</b>

TABLE 6 - DELINQUENCIES - TOTAL

	Single-Family Credit Enhanced			Multifamily	
	Non-Credit Enhanced	Primary Mortgage Insurance	Credit Risk Transfer and Other	Total	Total
May 2024	0.38%	0.87%	0.53%	0.49%	0.36%
Jun	0.39%	0.90%	0.54%	0.50%	0.38%
Jul	0.39%	0.92%	0.56%	0.51%	0.39%
Aug	0.40%	0.95%	0.57%	0.52%	0.38%
Sep	0.41%	0.98%	0.59%	0.54%	0.39%
Oct	0.41%	1.01%	0.59%	0.55%	0.40%
Nov	0.41%	1.05%	0.62%	0.56%	0.41%
Dec	0.43%	1.12%	0.66%	0.59%	0.40%
<b>Full-Year 2024</b>	<b>\$134,635</b>				
Jan 2025	0.45%	1.16%	0.68%	0.61%	0.42%
Feb	0.44%	1.16%	0.67%	0.61%	0.44%
Mar	0.43%	1.13%	0.65%	0.59%	0.46%
Apr	0.42%	1.10%	0.63%	0.57%	0.45%
May	0.40%	1.07%	0.61%	0.55%	0.46%
<b>YTD 2025</b>	<b>\$147,342</b>				

TABLE 7 - OTHER INVESTMENTS

	Ending Balance
May 2024	\$124,801
Jun	120,116
Jul	125,364
Aug	122,424
Sep	123,762
Oct	135,128
Nov	140,146
Dec	134,635
<b>Full-Year 2024</b>	<b>\$134,635</b>
Jan 2025	\$139,316
Feb	138,569
Mar	141,299
Apr	138,779
May	147,342
<b>YTD 2025</b>	<b>\$147,342</b>

TABLE 5 - INDEBTEDNESS PURSUANT TO THE PURCHASE AGREEMENT

	Original Maturity ≤ 1 Year		Original Maturity > 1 Year			Total Debt Outstanding
	Ending Balance	Issuances	Maturities and Redemptions	Repurchases	Ending Balance	
May 2024	\$8,311	\$4,317	(\$4,347)	(\$71)	\$163,328	\$171,638
Jun	8,453	2,116	(5,405)	-	160,038	168,491
Jul	8,242	11,468	(6,302)	-	165,204	173,446
Aug	10,744	11,100	(13,862)	-	162,442	173,187
Sep	13,842	17,524	(15,377)	(58)	164,532	178,374
Oct	14,934	24,565	(14,196)	(295)	174,605	189,540
Nov	14,012	8,364	(8,990)	-	173,979	187,992
Dec	14,716	4,548	(5,585)	-	172,942	187,658
<b>Full-Year 2024</b>	<b>\$14,716</b>	<b>\$107,452</b>	<b>(\$102,078)</b>	<b>(\$440)</b>	<b>\$172,942</b>	<b>\$187,658</b>
Jan 2025	\$12,897	\$7,800	(\$5,742)	\$ -	\$175,000	\$187,897
Feb	13,750	8,474	(14,729)	-	168,744	182,494
Mar	14,457	5,921	(4,459)	-	170,207	184,664
Apr	13,974	9,374	(9,665)	-	169,916	183,890
May	15,485	14,383	(9,735)	(51)	174,513	189,998
<b>YTD 2025</b>	<b>\$15,485</b>	<b>\$45,952</b>	<b>(\$44,330)</b>	<b>(\$51)</b>	<b>\$174,513</b>	<b>\$189,998</b>

TABLE 8 - INTEREST-RATE RISK SENSITIVITY DISCLOSURES

	Portfolio Value- Level (PVS-L) (50 bp) (dollars in millions)			Portfolio Value- Yield Curve (PVS-YC) (25 bp) (dollars in millions)			Duration Gap (Rounded to Nearest Month)		
	Financial Instruments Primarily Funded by Debt	All Other Financial Instruments	Total	Financial Instruments Primarily Funded by Debt	All Other Financial Instruments	Total	Financial Instruments Primarily Funded by Debt	All Other Financial Instruments	Total
May 2024	\$ -	\$ -	\$ -	\$3	\$ -	\$3	-	-	-
Jun	-	-	-	4	-	4	-	-	-
Jul	7	-	7	4	-	4	-	-	-
Aug	-	-	-	4	-	4	-	-	-
Sep	3	-	3	4	-	4	-	-	-
Oct	-	-	-	4	-	4	-	-	-
Nov	-	-	-	4	-	4	-	-	-
Dec	4	-	4	2	-	2	-	-	-
<b>Full-Year 2024</b>	<b>\$1</b>	<b>\$ -</b>	<b>\$1</b>	<b>\$3</b>	<b>\$ -</b>	<b>\$3</b>	<b>-</b>	<b>-</b>	<b>-</b>
Jan 2025	\$ -	\$4	\$1	\$2	\$1	\$2	-	-	-
Feb	-	90	75	2	9	8	-	3	1
Mar	-	190	180	1	18	18	-	7	2
Apr	4	280	282	2	26	24	-	10	2
May	1	396	386	2	35	35	-	14	3
<b>YTD 2025</b>	<b>\$1</b>	<b>\$194</b>	<b>\$187</b>	<b>\$2</b>	<b>\$18</b>	<b>\$17</b>	<b>-</b>	<b>7</b>	<b>2</b>
1Q24	\$ -	\$ -	\$ -	\$2	\$ -	\$2	-	-	-
2Q24	-	-	-	3	-	3	-	-	-
3Q24	3	-	3	4	-	4	-	-	-
4Q24	2	-	2	3	-	3	-	-	-
1Q25	1	95	86	2	9	9	-	3	1

## ENDNOTES

- (1) Purchases of Freddie Mac mortgage-related securities into the mortgage-related investments portfolio totaled \$13.1 billion (based on UPB) during May 2025.
- (2) The amount of mortgage assets that we may own in our mortgage-related investments portfolio is currently capped under our Senior Preferred Stock Purchase Agreement ("Purchase Agreement") with the U.S. Department of the Treasury at \$250 billion, and in February 2019, FHFA directed us to maintain this portfolio at or below \$225 billion. We are required to include 10% of the notional value of interest-only securities we hold when calculating the size of our mortgage-related investments portfolio for purposes of the Purchase Agreement and FHFA limits. The balance of our mortgage-related investments portfolio as determined for these purposes was \$116.1 billion as of May 31, 2025, including \$22.3 billion representing 10% of the notional amount of the interest-only securities we held at that date.
- (3) Effective Q1 2025, we updated our interest rate risk limits as part of our portfolio management strategy. This results in increased exposure to interest rate movements, which is reflected in higher PVS-L and PVS-YC as well as reported duration gap measures.

The Monthly Volume Summary includes volume and statistical data pertaining to our portfolios. Inquiries should be addressed to our Investor Relations Department, which can be reached by calling (571) 382-4732 or sending an email to [shareholder@freddiemac.com](mailto:shareholder@freddiemac.com).

## ADDITIONAL INFORMATION

### General

The activity and balances set forth in Tables 1, 2, 3, 4 and 7 represent unpaid principal balances (UPB), and do not include market valuation adjustments, allowance for credit losses and security impairments, unamortized premiums and discounts, and the impact of consolidation of variable interest entities. All activity and balances in these tables are presented on a settlement date basis.

### Table 1

Presents Freddie Mac issued Guarantee Portfolio (Table 4), mortgage loans (Table 3), and non-guaranteed tranches of securities issued by Freddie Mac.

Note - The Total Mortgage Portfolio will not tie to the disclosure in the company's Forms 10-k and 10-Q, as the MVS presents security balances, while the Forms 10-K and 10-Q present the loan balances underlying those securities.

### Table 2

Presents mortgage loans and mortgage-related securities held by Freddie Mac. Mortgage-related securities balances reflect security balances and not the balance of underlying mortgage loan collateral.

### Table 3

Presents the ending balances of the mortgage-related investments portfolio's three primary components.

### Table 4

Presents the activity and balances of guaranteed securities issued by Freddie Mac as well as other mortgage-related guarantees we have issued. Excludes securitization activity, including Freddie Mac's guarantees of Fannie Mae guaranteed securities.

### Table 5

Presents our indebtedness as defined in the Purchase Agreement. Primarily includes the balance and activity of our other debt, based on par values. The amount of indebtedness is capped under the Purchase Agreement at \$300 billion. For more information about Freddie Mac's debt activity, please visit [www.freddiemac.com/debt](http://www.freddiemac.com/debt).

### Table 6

Presents Freddie Mac's single-family and multifamily delinquency rates.

**Single-Family Delinquency Rate** information is based on the number of mortgage loans that are three monthly payments or more past due or in the process of foreclosure.

**Multifamily Delinquency Rate** information is based on the UPB of mortgage loans that are two monthly payments or more past due or in the process of foreclosure. Loans in forbearance are excluded if the borrower is in compliance with the forbearance agreement.

**Single-Family Credit Enhanced Other.** Consists of Freddie Mac single-family mortgage loans covered by financial arrangements (other than primary mortgage insurance) that are designed to reduce our credit risk exposure, including loans in reference pools covered by STACR and ACIS transactions. The credit enhanced categories are not mutually exclusive as a single loan may be included in both the Primary Mortgage Insurance category and the Other category.

Mortgage loans that have been modified are not counted as delinquent as long as the borrower is less than three monthly payments past due under the modified terms for single-family, and less than two monthly payments past due for multifamily.

### Table 7

Presents balances of cash and cash equivalents, federal funds sold and securities purchased under agreements to resell net of offsetting securities sold under agreements to repurchase, and non-mortgage-related securities.

### Table 8

**PVS and Duration Gap** are our primary interest-rate risk measures. These measures include the impact of our purchases and sales of derivative instruments, which we use to limit our exposure to changes in interest rates. Our PVS measures are estimates, rather than precise measurements, of the amount of pre-tax change in the value of our financial assets and liabilities due to parallel (PVS-L) and non-parallel (PVS-YC) changes in interest rates.