

**UNITED STATES BANKRUPTCY COURT
DISTRICT OF DELAWARE**

In re Accredited Home Lenders Holding Co.

Case No. 09-11516 (MFW)

Reporting Period: February 1, 2010 through February 28, 2010

MONTHLY OPERATING REPORT

File with Court and submit copy to United States Trustee within 20 days after end of month

| Required Documents | Form No. | Documents Complete | Debtors' Statement |
|---|-----------------|---------------------------|---------------------------|
| Schedule of Operating Cash Flow | MOR-1 | X | |
| Bank Account Reconciliations, Bank Statements and Disbursements Journal | MOR-1a | X | X |
| Schedule of Professional Fees and Expenses Paid | MOR-1b | X | |
| Statement of Operations | MOR-2 | X | |
| Balance Sheet | MOR-3 | X | |
| Status of Post Petition Taxes | | | X |
| Summary of Unpaid Post Petition Accounts Payable | MOR-4 | X | |
| Trade Accounts receivable and Aging | MOR-5 | X | |
| Debtor Questionnaire | MOR-6 | X | |

I declare under penalty of perjury (28 U.S.C. Section 1746) that the information contained in this monthly operating report (including attached schedules) is true and correct to best of my knowledge, information and belief.

James K. Ransom

James K. Ransom
Controller
Accredited Home Lenders

3/18/10

Date



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General Notes

Financial Statements- the financial statements and supplemental information contained herein are unaudited, preliminary, and may not comply with generally accepted accounting in the United States of America (“U.S. GAAP”) in all material respects. In addition, the financial statements and supplemental information contained herein represent the five debtor subsidiaries. The Company’s non-debtor subsidiaries are not included in the condensed combined income statement or condensed combined balance sheet.

The unaudited financial statements have been derived from the books and records of the Debtors. This information, however, has not been subject to procedures that would typically be applied to financial information presented in accordance with U.S. GAAP, and upon the application of such procedures, the Debtors believe that the financial information could be subject to changes, and these changes could be material. The information furnished in this report includes primarily normal recurring adjustments, but does not include all of the adjustments that would typically be made in accordance with U.S. GAAP.

The results of operations contained herein are not necessarily indicative of results that may be expected from any other period or for the full year and may not necessarily reflect the combined results of operations, financial position, and cash flows of the debtors in the future.

Intercompany Transactions – Receivables and payables between the Debtors have been eliminated; however, intercompany transactions between the Debtors and no debtor affiliates have not been eliminated in the financial statements contained herein. No conclusion as to the legal obligation related to these intercompany transactions is made by the presentation herein.

Liabilities Subject to Compromise - As a result of the chapter 11 filings, the payment of prepetition indebtedness is subject to compromise or other treatment under a plan of reorganization. The determination of how liabilities will ultimately be settled and treated cannot be made until the Court approves a chapter 11 plan of reorganization. Accordingly, the ultimate amount of such liabilities is not determinable at this time. SOP 90-7 requires prepetition liabilities that are subject to compromise to be reported at the amounts expected to be allowed, even if they may be settled for lesser amounts. The amounts currently classified as liabilities subject to compromise are preliminary and may be subject to future adjustments depending on court actions, further developments with respect to disputed claims, determination of the secured status of certain claims, the values of any collateral securing such claims, rejection of executory contracts, continued reconciliation or other events.

MONTHLY OPERATING REPORT
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MOR-1
Debtors Combined Schedule of Operating Cash Flow
For the Period February 1, 2010 through February 28, 2010

| Accredited Home Lenders Holding Co. Case # | Accredited Home Lenders, Inc. Case # | Vendor Management Services, LLC Case # | Inzura Insurance Services Inc. Case # | Windsor Management Co. Case # | Total |
|---|--|---|--|-------------------------------------|-----------------------------------|
| 09-11516 | 09-11517 | 09-11518 | 09-11519 | 09-11520 | |
| Beginning Cash Balance | \$ 1,156,325 | \$ 9,244,474 | \$ 871,935 | \$ - | \$ 2,514,006 \$ 13,786,741 |
| Cash Receipts | | | | | |
| Operating | - | - | - | - | - |
| Other ⁽¹⁾ | - | 33,386 | - | - | 33,386 |
| Total Cash Receipts | - | 33,386 | - | - | 33,386 |
| Cash Disbursements | | | | | |
| Comp and benefits ⁽²⁾ | - | 94,148 | - | - | 94,148 |
| General ⁽³⁾ | - | 471,573 | - | - | 471,573 |
| Total Cash Disbursements | - | 565,721 | - | - | 565,721 |
| Debtors' Net Cash Flow | - | (532,335) | - | - | (532,335) |
| Other | - | - | - | - | - |
| Net Cash Flow | - | (532,335) | - | - | (532,335) |
| Ending Cash Balance ⁽⁴⁾ | \$ 1,156,325 | \$ 8,712,139 | \$ 871,935 | \$ - | \$ 2,514,006 \$ 13,254,405 |

Notes:

- 1 Other receipts include \$18k corporate tax refunds.
- 2 \$32k decrease in compensation was due to severance and final pay of termed employees paid in January.
- 3 AHL disbursements include \$417k for post-petition professional fees.
- 4 Cash balances reflect available funds and activity in primary accounts. Bank balances may be different than book balances due to outstanding checks and other timing differences.

In re Accredited Home Lenders Holding Co.

Case No. 09-11516 (MFW)
Reporting Period: February 1, 2010 through February 28, 2010

MOR-1a
**Debtors Statement with respect to Bank Account Reconciliations,
Bank Statements and Cash Disbursements Journal**
For the Period February 1, 2010 through February 28, 2010

Bank Account Reconciliations and Cash Disbursements Journals

The Debtor affirms that bank reconciliations are prepared for all open and active bank accounts on a monthly basis.

Bank Statements

The Debtors affirm that bank statements for all open and active bank accounts are retained by the Debtors.
The Debtors affirm that the following bank accounts were closed during the current reporting period:

| <u>Debtor</u> | <u>Institution</u> | <u>Date closed</u> |
|---------------|--------------------|--------------------|
| | | NONE |

The Debtors affirm that the following bank accounts were opened during the current reporting period:

| <u>Debtor</u> | <u>Institution</u> | <u>Date opened</u> |
|---------------|--------------------|--------------------|
| | | NONE |

In re Accredited Home Lenders Holding Co.

Case No. 09-11516 (MFW)
 Reporting Period: February 1, 2010 through February 28, 2010

MOR-1b
Schedule of Professional Fees and Expenses Paid
For the Period February 1, 2010 through February 28, 2010

| Professionals | Role | Amount Paid this Period | | | Cumulative Amounts Paid Since Petition Date | | |
|--------------------------------------|---------------------------------------|-------------------------|------------------|-------------------|--|-------------------|---------------------|
| | | Fees | Expenses | Total | Fees | Expenses | Total |
| AP Services, LLC | Interim Management (CRO/CAO) | \$ 268,167 | \$ - | \$ 275,203 | \$ 2,726,067 | \$ 262,122 | \$ 2,988,189 |
| Hunton & Williams LLP | Debtors' Counsel | 90,611 | 34,757 | 125,368 | 2,405,047 | 63,694 | 2,468,741 |
| Pacholski, Stang, Ziehl & Jones, LLP | Debtors' Delaware Counsel | - | - | - | 204,629 | 75,038 | 279,667 |
| Kurtzman Carson Consultants | Noticing / Claims Agent | - | - | - | 201,307 | 45,762 | 247,069 |
| Phoenix Capital | Investment Banker / Financial Advisor | - | - | - | 170,482 | - | 170,482 |
| Quinn Emmanuel | Special Litigation Counsel | - | - | - | 415,001 | 12,871 | 427,872 |
| Buckley Sandler, LLP | Special Counsel | - | - | - | 23,519 | - | 23,519 |
| Arent Fox | Credit Committee Counsel | - | - | - | 497,682 | 4,920 | 502,602 |
| Elliot Greenleaf | Credit Committee DE Counsel | 14,814 | 1,229 | 16,044 | 143,471 | 9,532 | 153,002 |
| Weiser LLP | Credit Committee Financial Advisor | - | - | - | 111,149 | 456 | 111,604 |
| Total | | \$ 373,593 | \$ 43,021 | \$ 416,614 | \$ 6,898,353 | \$ 474,394 | \$ 7,372,747 |

Payments to professionals may represent more than one month of invoices.

MOR 2
Debtors Condensed Combined Statement of Operations
(Unaudited)

| | For the Period February 1, 2010 to February 28, 2010 | | | | | | | | | | For the Period May 1, 2009 (Petition Date) to February 28, 2010 | | | | | | | | | |
|---|--|---|---|-------------------------------------|----------------------|--|---|---|--|--|---|---------------------|--|---|---|--|--|--|---|---|
| | Accredited Home Lenders, Holding Co. Case # 09-11516 | Vendor Management Services, LLC Case # 09-11518 | Accredited Home Lenders, Inc. and Subsidiaries | Accredited Home Lenders, Inc. | Eliminations | Accredited Home Lenders, Co. Case # 09-11517 | Windsor Management Services, Inc. Case # 09-11520 | Inzura Insurance Services Inc. Case # 09-11519 | Accredited Home Lenders, Holding Co., LLC Case # 09-11516 | Vendor Management Services, Inc. Case # 09-11518 | Accredited Home Lenders, Inc. and Subsidiaries | Eliminations | Accredited Home Lenders, Inc. Case # 09-11517 | Windsor Management Services, Inc. Case # 09-11520 | Inzura Insurance Services Inc. Case # 09-11519 | Accredited Home Lenders, Holding Co., LLC Case # 09-11516 | Vendor Management Services, Inc. Case # 09-11518 | Accredited Home Lenders, Inc. Case # 09-11517 | Windsor Management Services, Inc. Case # 09-11520 | Inzura Insurance Services Inc. Case # 09-11519 |
| REVENUES | | | | | | | | | | | | | | | | | | | | |
| Interest income ⁽¹⁾ | \$ (433,471) | | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ (6,320,261) | \$ - | \$ - | \$ - | \$ 29,622 | \$ - | \$ 29,622 | \$ - | \$ - | \$ - | \$ - | |
| Interest expense ⁽²⁾ | - | | 4,462 | - | 4,462 | - | 4,462 | - | 5 | 86,164 | (1,535,114) | - | (1,011) | - | (1,011) | - | 237,560 | 245,998 | | |
| Other ⁽³⁾ | | | | | | | | | | | | | | | | | | | | |
| Net revenues | | | (433,471) | | 4,462 | | 4,462 | | 5 | 86,164 | | | | (1,505,603) | | (1,989,960) | | 237,560 | 245,998 | |
| Operating expenses: | | | | | | | | | | | | | | | | | | | | |
| Compensation and benefits ⁽⁴⁾ | - | | 103,424 | - | 103,424 | - | - | - | - | 52,203 | 2,532,128 | - | 2,465,155 | - | 2,465,155 | - | 66,973 | - | - | |
| Depreciation | - | | - | (91,760) | - | - | - | - | - | 17,411 | 1,046,364 | - | 1,046,364 | - | 1,046,364 | - | - | - | - | |
| Selling and administrative ⁽⁵⁾ | - | | 1,316,660 | - | 1,316,660 | - | - | - | 325,00 | - | 10,330,710 | - | 10,330,710 | - | 10,330,710 | - | 24,611 | - | - | |
| Professional fees post petition ⁽⁶⁾ | - | | - | - | - | - | - | - | - | - | 736,819 | - | 736,819 | - | 736,819 | - | - | - | - | |
| Pre-petition expenses ⁽⁷⁾ | - | | - | - | - | - | - | - | - | - | 937,556 | - | 937,556 | - | 937,556 | - | - | - | - | |
| Insurance cost | - | | - | - | - | - | - | - | - | - | 16,795,955 | - | 16,795,955 | - | 16,795,955 | - | - | - | - | |
| Goodwill write-off ⁽⁸⁾ | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | |
| Total expenses | | | 325,00 | | 1,328,324 | | 1,328,324 | | 325,00 | 68,614 | 40,513,238 | | 40,421,654 | | 40,421,654 | | 91,584 | | | |
| Operating profit/(loss) | | | (433,796) | | (1,323,862) | | (1,323,862) | | (6,320,581) | 16,551 | (42,019,741) | | (42,411,614) | | (42,411,614) | | 145,976 | 245,998 | | |
| Intercompany income/(expense) | | | | | | | | | | | | | | | | | | | | |
| Management fee income/(expense) debtors | | | | | | | | | | | | | | | | | | | | |
| WMS | - | | - | - | - | - | - | - | - | - | (302,449) | 302,449 | - | 302,449 | - | 302,449 | - | 302,449 | - | |
| Windsor | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | 87,019 | (87,019) | - | |
| Management fee income/(expense) non-debtors: | | | | | | | | | | | | | | | | | | | | |
| REIT ⁽⁹⁾ | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Canada | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Interest income/(expense) non-debtors | | | | | | | | | | | | | | | | | | | | |
| REIT | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Total intercompany income/(expense) | | | | | | | | | | | | | | | | | | | | |
| Total intercompany income/(expense) of non-debtor subsidiaries | | | (433,796) | | (1,307,272) | | (1,307,272) | | (6,320,581) | (285,898) | (41,544,998) | | (41,845,753) | | (41,845,753) | | 56,957 | 245,998 | | |
| Equity in earnings/(loss) debtor subsidiaries: | | | | | | | | | | | | | | | | | | | | |
| VMS | - | | - | - | - | - | - | - | - | - | (285,898) | - | - | - | - | - | - | - | - | - |
| AHL and debtor subs | 55,942,767 | | - | - | - | - | - | - | - | - | 15,317,487 | - | - | - | - | - | (58,557) | 56,957 | - | - |
| Windsor | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | (245,998) | 245,998 | - | - |
| Inzura | - | | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - | - |
| Equity in earnings/(loss) non-debtor subsidiaries: | | | | | | | | | | | | | | | | | | | | |
| Accredited Home Lenders Canada ⁽¹⁰⁾ | 619,601 | | - | - | - | - | - | - | - | - | (1,426,498) | - | - | - | - | - | (1,426,498) | - | - | - |
| Accredited Mortgage REIT Trust ⁽¹¹⁾ | (55,244) | | - | - | - | - | - | - | - | - | (3,431,945) | - | - | - | - | - | - | - | - | - |
| Net income/(loss) before income taxes | | | | | | | | | | | | | | | | | | | | |
| Income taxes/(refunds) ⁽¹²⁾ | | | | | | | | | | | | | | | | | | | | |
| Net income/(loss) | | | \$ 55,573,329 | | \$ 56,582,359 | | \$ 56,582,359 | | \$ 56,582,359 | \$ - | \$ 3,852,563 | \$ (285,898) | \$ (42,971,397) | \$ (304,854) | \$ (42,971,397) | \$ 56,957 | 245,998 | | | |
| | | | | | | | | | | | | | | | | | | | | |

Notes:

- The information contained herein is provided to fulfill the requirements of the Office of the United States Trustee. All information is unaudited and subject to adjustment.
- 1 Represents interest earned on owned mortgage loans. Interest is not accrued on loans that are non-performing (greater than 90 days past due).
- 2 Interest expense represents the loss accruing on Trust Preferred Securities, a wholly owned subsidiary of Holding Co.
- 3 Miscellaneous receivables.
- 4 February decreased slightly (\$25k) due to severance and final salaries paid to terminated employees in January.
- 5 Fabriant includes reversal of workers compensation insurance previously expensed (285k) as a result of final settlement with Zurich and Hartford. Partially offsetting the credit are \$170k of monthly prepaid expense amortizations.
- 6 Represents professional fees incurred post-petition and fees received post-petition.
- 7 Represents invoices for one partition costs and fees received post-petition.
- 8 Represents non-cash write off recorded in June of 2009 in connection with acquisition by A-HL in June of 2009.
- 9 No management fees allocated to REIT beginning in June of 2009. Basis being determined since date of servicing.
- 10 Includes gain or loss on foreign currency exchange rate. YTC also includes non-cash write-off of Canada's goodwill.
- 11 Includes accruals for dividends on preferred stock net of fair value adjustment of residuals.
- 12 Income taxes include true-up adjustment of previously reported state tax refund claims receivable. February reflects tentative refund for the 2008 carryback.

MOR 3
Debtors Condensed Combined Balance Sheet
As of the Petition Date and February 28, 2010
(Unaudited)

| | February 28, 2010 | | | | | May 1, 2009 | | | | | | | | |
|---|-----------------------|------------------------|--|--|--------------------------------------|-------------------------------|---------------------------------------|--|---------------------------------|--------------------------------------|-------------------------------|---------------------------------------|---------------------|---------------------|
| | <u>Combined</u> | <u>Elim</u> | <u>Accredited Home Lenders Holding Co.</u> | <u>Vendor Management Services, LLC</u> | <u>Accredited Home Lenders, Inc.</u> | <u>Windsor Management Co.</u> | <u>Inzura Insurance Services Inc.</u> | <u>Accredited Home Lenders Holding Co.</u> | <u>Management Services, LLC</u> | <u>Accredited Home Lenders, Inc.</u> | <u>Windsor Management Co.</u> | <u>Inzura Insurance Services Inc.</u> | | |
| | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | <u>Case #</u> | | | |
| ASSETS | | | | | | | | | | | | | | |
| Cash and cash equivalents | \$ 13,254,405 | \$ - | \$ 1,156,325 | \$ 871,935 | \$ 8,712,139 | \$ 2,514,006 | \$ - | \$ 13,027,900 | \$ - | \$ 1,145,751 | \$ 707,510 | \$ 1,511,556 | | |
| Restricted cash ⁽¹⁾ | 1,507,588 | - | - | 572,481 | 924,844 | 10,263 | - | 6,110,169 | - | 551,011 | 5,548,895 | 10,283 | | |
| Loans held for sale ⁽²⁾ | 1,008,079 | - | - | - | 1,008,079 | - | - | - | - | 12,146,953 | - | 12,146,953 | | |
| Other receivables ⁽³⁾ | 3,161,283 | - | - | - | 724 | 3,160,569 | - | 10,701,928 | - | 366,952 | 9,739,158 | 595,818 | | |
| Prepaid, deferred charges & deposits | 2,791,552 | - | - | - | 2,791,552 | - | - | 5,627,419 | - | 1,552,079 | 4,075,340 | - | | |
| Property, plant and equipment, net ⁽⁴⁾ | 21,722,917 | - | 1,156,325 | 1,445,140 | 16,597,183 | 2,524,269 | - | 47,614,369 | - | 2,697,830 | 1,625,573 | 41,117,637 | | |
| Other Assets | - | - | - | - | - | - | - | 1,926,551 | - | - | 1,926,551 | - | | |
| Goodwill | | | | | | | | | | | | | | |
| Investment in non-debtor subsidiaries ⁽⁵⁾ | 159,426,376 | - | (5,781,838) | 133,530,421 | - | - | - | 16,785,885 | - | - | 16,795,895 | - | | |
| Intercompany receivables | 428,946 | (4,638,709) | - | - | 31,679,793 | - | - | 165,340,894 | 8,128,106 | 123,357,276 | - | 34,155,312 | | |
| Other ⁽⁶⁾ | 55,081,031 | - | - | - | 55,081,031 | - | - | 309,817 (4,755,593) | - | - | 4,247,771 | - | | |
| Total Assets | \$ 236,659,270 | \$ (10,420,547) | \$ 134,686,746 | \$ 1,445,140 | \$ 103,358,007 | \$ 2,524,269 | \$ 5,065,655 | \$ 236,535,097 | \$ 3,372,513 | \$ 126,055,106 | \$ 1,625,573 | \$ 38,298,858 | \$ 2,117,637 | \$ 5,065,410 |
| LIABILITIES AND EQUITY(DEFICIT) | | | | | | | | | | | | | | |
| Liabilities: | | | | | | | | | | | | | | |
| Accounts payable | \$ 1,330,128 | \$ - | \$ - | \$ - | \$ 1,330,128 | \$ - | \$ - | \$ 10,817,897 | \$ - | \$ - | \$ 10,817,897 | \$ - | | |
| Income taxes payable ⁽⁷⁾ | 7,114,590 | - | - | - | 7,114,590 | 10,263 | - | 8,527,423 | - | - | 8,511,638 | 14,332 | | |
| Other accrued liabilities and reserves ⁽⁸⁾ | 4,823,982 | - | - | - | 4,813,719 | - | - | - | - | - | - | - | | |
| Total Liabilities | 13,268,700 | - | - | - | 13,258,437 | 10,263 | - | 19,345,320 | - | - | 1,454 | 19,329,535 | 14,332 | |
| Liabilities Subject to Compromise: | | | | | | | | | | | | | | |
| Senior secured and residual facility ⁽⁹⁾ | 5,000,000 | - | - | - | 5,000,000 | - | - | 5,000,000 | - | - | 5,000,000 | - | | |
| Accounts payable - pre petition | 17,180,493 | - | - | - | 17,109,762 | - | - | 14,907,647 | - | - | 14,907,647 | - | | |
| Accrued liabilities-pre petition | 20,994,820 | - | - | - | 641,421 | 20,353,389 | - | 25,682,066 | - | - | 24,528,451 | - | | |
| Reserve for repurchases | 26,071,327 | - | - | - | - | - | - | 26,071,327 | - | - | 26,071,327 | - | | |
| Intercompany payables | 291,968,616 | (4,638,709) | 272,506,331 | 1,198,195 | 21,968,533 | 934,156 | - | 287,205,986 (4,755,593) | 267,727,455 | 895,375 | 22,756,337 | 582,412 | | |
| Total Liabilities | 374,483,956 | (4,638,709) | 272,506,331 | 1,910,257 | 103,761,458 | 944,419 | - | 378,212,346 (4,755,593) | 267,727,455 | 1,804,791 | 112,593,297 | 586,744 | | |
| Shareholders' Equity(Deficit) | (137,824,686) | (5,781,838) | (137,819,785) | (465,117) | (403,451) | 1,579,850 | 5,065,655 | (141,677,250) | 8,128,106 | (141,672,349) | (179,728) | (14,294,439) | | |
| Total Liabilities and Equity | \$ 236,659,270 | \$ (10,420,547) | \$ 134,686,746 | \$ 1,445,140 | \$ 103,358,007 | \$ 2,524,269 | \$ 5,065,655 | \$ 236,535,097 | \$ 3,372,513 | \$ 126,055,106 | \$ 1,625,573 | \$ 38,298,858 | \$ 2,117,637 | \$ 5,065,410 |

Notes:

- 1 Consists largely of escheatment funds. Monies backing letters of credit for workers' compensation insurance (\$800K) were withdrawn and booked in February.
- 2 Represents estimate of value that may change. The sale of loans closed in March for the carrying value of assets on the books.
- 3 Consists primarily of \$1.4M of advances and \$1.0M receivables from Zurich and Hartford as a result of settlement in March of workers' compensation claims.
- 4 Remaining assets were fully depreciated in October 2009.
- 5 Value may differ materially.
- 6 Includes \$33.1M (net of \$4.1M due for 2007) for 2008 IRS carryback claim filed in February, \$1M for deferred compensation asset (collected in March) and \$0.5M state tax refunds receivable.
- 7 Includes the FIN 48 liability-not currently payable.
- 8 Includes LOCOM reserve (\$0.7M) and reserve for servicer advances (\$0.2M), unclaimed liabilities (\$1.4M) and accrued estimated post-petition professional fees which have not been billed (\$1.9M). Professional fees that have been billed (\$0.4M) and not yet paid are included in Acc 9 Item disputed

In re Accredited Home Lenders Holding Co.

Case No. 09-11516 (MFW)
Reporting Period: February 1, 2010 through February 28, 2010

MOR-4

Combined Debtors Summary of Unpaid Post Petition Accounts Payable

| Debtors: | Current | 0-30 | 31-60 | 61-90 | Over 90 | Total |
|---|----------------|-------------|--------------|--------------|----------------|--------------|
| Accredited Home Lenders, Inc. Case # 09-11517 | \$ - | \$ 305,765 | \$ 343,649 | \$ 302,158 | \$ 378,556 | \$ 1,330,129 |

Notes:

The post petition accounts payable reported represent open and outstanding trade invoices.
The amount does not include accruals for invoices not yet received or approved.

In re Accredited Home Lenders Holding Co.

Case No. 09-11516 (MFW)
Reporting Period: February 1, 2010 through February 28, 2010

MOR-5

Debtors' Trade Accounts Receivable and Aging

Trade accounts receivables

N/A

The Debtors do not have accounts receivable.

Accrued interest, refunds, advances, and other miscellaneous receivables are not aged.

In re Accredited Home Lenders Holding Co.

Case No. 09-11516 (MFW)
Reporting Period: February 1, 2010 through February 28, 2010

MOR-6
Debtor Questionnaire
For the Period February 1, 2010 to February 28, 2010

| YES | NO |
|-----|----|
| | X |
| | X |
| X | |
| X | X |
| | |

1 Have any assets been sold or transferred outside the normal course of business this reporting period? If yes, provide an explanation.

2 Have any funds been disbursed from any account other than a debtor in possession account this reporting period? If yes, provide an explanation.

3 Have all post petition tax returns been timely filed? If no provide an explanation.

4 Are workers compensation, general liability and other necessary insurance coverages in effect? If no, provide an explanation.

5 Have any bank accounts been opened during the reporting period? If yes, provide documentation identifying the opened account(s). If an investment account has been opened provide the required documentation pursuant to the Delaware Local Rule 4001-3.

Notes:

All tax return extensions have been timely filed.

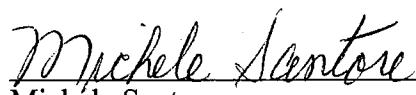
IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF DELAWARE

In re:) Chapter 11
ACCREDITED HOME LENDERS)
HOLDING CO., et al.¹) Case No. 09-11516 (MFW)
Debtors.) Jointly Administered
)
)

AFFIDAVIT OF SERVICE

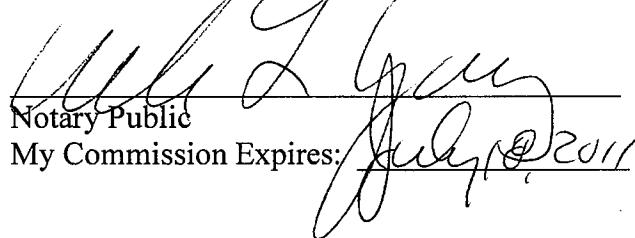
Michele Santore, being duly sworn according to law, deposes and says that she is employed by Pachulski Stang Ziehl & Jones LLP, and that on the 23rd day of March, 2010, she caused a copy of the following document to be served upon the following service list in the manner indicated:

Monthly Operating Report for Period February 1, 2010 Through February 28, 2010



Michele Santore

Sworn to and subscribed before
me this 23rd day of March, 2010



Notary Public
My Commission Expires: July 18, 2011

DEBRA L. YOUNG
NOTARY PUBLIC
STATE OF DELAWARE
My commission expires July 18, 2011

¹ The Debtors in these cases, along with the last four digits of each Debtors' federal tax identification number, are Accredited Home Lenders Holding Co., a Delaware corporation (9482), Accredited Home Lenders, Inc., a California corporation (6859), Vendor Management Services, LLC d/b/a Inzura Settlement Services, a Pennsylvania limited liability company (8047), Inzura Insurance Services, Inc., a Delaware corporation (7089), and Windsor Management Co., d/b/a AHL Foreclosure Services Co., a California corporation (4056). The address for all Debtors is 9915 Mira Mesa Blvd., Ste. 100, San Diego, CA 92131. The bankruptcy cases for these debtors and debtors-in-possession are jointly administered under the bankruptcy case and style referenced above.

Accredited Home Lenders Core and Fee Service List

Case No. 09-11516 (MFW)

Doc. No. 150022

03 – Hand Delivery

05 – First Class Mail

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