# J.P. MORGAN MORTGAGE TRUST 2024-HE1



# **Investor Report**

**Distribution Date** 

4/22/2024

Report Type Monthly Report **Asset Class** 

Residential Real Estate

#### **Contact Information**

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#### Issuer

J.P. MORGAN MORTGAGE TRUST 2024-HE1

## Servicer(s)

Loan Depot and SLS

# **Originators**

Loan Depot and United Wholesale Mortgage

## **Closing Date**

2/29/2024

# **1st Payment Date**

3/20/2024

# **Payment Frequency**

Monthly



# 1(a) PAYMENTS: SUMMARY

Class	CUSIP	Туре	Original Principal	Beginning Principal	Interest Paid	Principal Paid	Total Paid	Writeup/(Down)	<b>Ending Principal</b>
A-1	46658AAA3	Senior	132,484,000.00	128,362,086.40	753,765.74	4,847,538.02	5,601,303.76	0.00	123,514,548.38
M-1	46658AAB1	Mezzanine	16,482,000.00	16,482,000.00	103,881.75	0.00	103,881.75	0.00	16,482,000.00
M-2	46658AAC9	Mezzanine	17,217,000.00	17,217,000.00	114,444.56	0.00	114,444.56	0.00	17,217,000.00
M-3	46658AAD7	Mezzanine	16,482,000.00	16,482,000.00	118,074.58	0.00	118,074.58	0.00	16,482,000.00
B-1	46658AAE5	Subordinate	8,293,000.00	8,293,000.00	68,734.28	0.00	68,734.28	0.00	8,293,000.00
B-2	46658AAF2	Subordinate	4,934,000.00	4,934,000.00	40,894.12	0.00	40,894.12	0.00	4,934,000.00
B-3	46658AAG0	Subordinate	6,194,000.00	6,194,000.00	51,337.29	0.00	51,337.29	0.00	6,194,000.00
B-4	46658AAH8	PO	7,874,094.00	7,874,094.00	0.00	0.00	0.00	0.00	7,874,094.00
BX	46658AAJ4	<b>Combination Notes</b>	27,295,094.00	27,295,094.00	546,344.41	0.00	546,344.41	0.00	27,295,094.00
A-IO-S*	46658AAK1	10	126,472,804.00	123,762,515.02	36,310.14	0.00	36,310.14	0.00	120,485,877.14
X*	46658AAL9	Excess Interest	209,960,094.00	205,838,181.19	385,378.72	0.00	385,378.72	0.00	200,990,643.17
A-R	46658AAM7	Residual	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total:			573,688,086.00	562,733,970.61	2,219,165.58	4,847,538.02	7,066,703.60	0.00	549,762,256.69

<sup>\*</sup>includes notional balance where applicable



# 1(b) PAYMENTS: INTEREST

Class	Accrual Start Date	Accrual End Date	Days Accrued	Interest Rate	Beginning Shortfall	Current Due	Total Due	Interest Paid	Ending Shortfall
A-1	3/20/2024	4/20/2024	31	6.81931%	0.00	753,765.74	753,765.74	753,765.74	0.00
M-1	3/20/2024	4/20/2024	31	7.31931%	0.00	103,881.75	103,881.75	103,881.75	0.00
M-2	3/20/2024	4/20/2024	31	7.71931%	0.00	114,444.56	114,444.56	114,444.56	0.00
M-3	3/20/2024	4/20/2024	31	8.31931%	0.00	118,074.58	118,074.58	118,074.58	0.00
B-1	3/20/2024	4/20/2024	31	9.62504%	0.00	68,734.28	68,734.28	68,734.28	0.00
B-2	3/20/2024	4/20/2024	31	9.62504%	0.00	40,894.12	40,894.12	40,894.12	0.00
B-3	3/20/2024	4/20/2024	31	9.62504%	0.00	51,337.29	51,337.29	51,337.29	0.00
B-4	NA	NA	NA	0.00000%	0.00	0.00	0.00	0.00	0.00
BX	3/20/2024	4/20/2024	30	24.01946%	0.00	546,344.41	546,344.41	546,344.41	0.00
A-IO-S*	3/20/2024	4/20/2024	30	0.35206%	0.00	36,310.14	36,310.14	36,310.14	0.00
X*	3/20/2024	4/20/2024	30	2.65200%	12,362.27	454,901.58	467,263.85	385,378.72	81,885.13
A-R	NA	NA	NA	0.00000%	0.00	0.00	0.00	0.00	0.00
Total:					12,362.27	2,288,688.44	2,301,050.72	2,219,165.58	81,885.13

<sup>\*</sup>includes notional balance where applicable



# 1(c) PAYMENTS: PRINCIPAL

Class	Beginning Principal	Principal Paid	Writeup/(Down)	Cum Writedown	Ending Principal
A-1	128,362,086.40	4,847,538.02	0.00	0.00	123,514,548.38
M-1	16,482,000.00	0.00	0.00	0.00	16,482,000.00
M-2	17,217,000.00	0.00	0.00	0.00	17,217,000.00
M-3	16,482,000.00	0.00	0.00	0.00	16,482,000.00
B-1	8,293,000.00	0.00	0.00	0.00	8,293,000.00
B-2	4,934,000.00	0.00	0.00	0.00	4,934,000.00
B-3	6,194,000.00	0.00	0.00	0.00	6,194,000.00
B-4	7,874,094.00	0.00	0.00	0.00	7,874,094.00
BX	27,295,094.00	0.00	0.00	0.00	27,295,094.00
A-IO-S*	123,762,515.02	0.00	0.00	0.00	120,485,877.14
X*	205,838,181.19	0.00	0.00	0.00	200,990,643.17
A-R	0.00	0.00	0.00	0.00	0.00
Total:	562,733,970.61	4,847,538.02	0.00	0.00	549,762,256.69

<sup>\*</sup>includes notional balance where applicable



# 1(d) PAYMENTS: FACTORS

Class	Beginning Principal	Interest Paid	Principal Paid	Total Paid	Ending Principal	Record Date
A-1	968.887461	5.689485	36.589611	42.279096	932.297850	04/19/2024
M-1	1,000.000000	6.302739	0.000000	6.302739	1,000.000000	04/19/2024
M-2	1,000.000000	6.647184	0.000000	6.647184	1,000.000000	04/19/2024
M-3	1,000.000000	7.163850	0.000000	7.163850	1,000.000000	04/19/2024
B-1	1,000.000000	8.288229	0.000000	8.288229	1,000.000000	04/19/2024
B-2	1,000.000000	8.288229	0.000000	8.288229	1,000.000000	04/19/2024
B-3	1,000.000000	8.288229	0.000000	8.288229	1,000.000000	04/19/2024
B-4	1,000.000000	0.000000	0.000000	0.000000	1,000.000000	04/19/2024
BX	1,000.000000	20.016213	0.000000	20.016213	1,000.000000	04/19/2024
A-IO-S*	978.570184	0.287098	0.000000	0.287098	952.662338	04/19/2024
X*	980.368113	1.835486	0.000000	1.835486	957.280211	04/19/2024
A-R	0.000000	0.000000	0.000000	0.000000	0.000000	04/19/2024

<sup>\*</sup>includes notional balance where applicable



# 2(a) COLLATERAL: SUMMARY

Name	Amount	Count
Original Balance	209,960,094.00	2,800
Prior Balance	205,838,181.19	2,769
Plus: Purchases	0.00	0
Plus: Funded	0.00	NA
Less: Scheduled Principal	0.00	NA
Less: Curtailments	1,901,601.41	NA
Less: Prepayments In Full	2,945,936.61	30
Less: Repurchases	0.00	0
Less: Net Liquidations	0.00	0
Current Balance	200,990,643.16	2,739

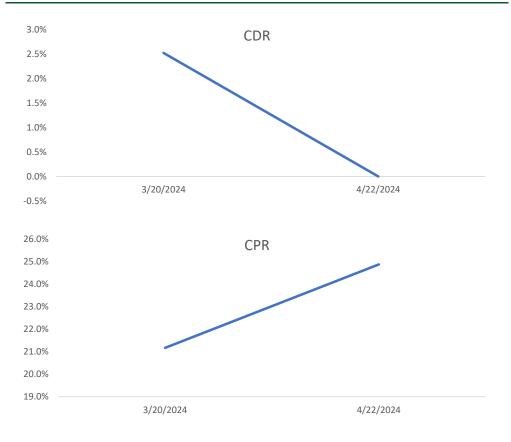
# 2(b) COLLATERAL: PERFORMANCE

Name	Amount	% of Total	Count	% of Total
Current	196.704.396.81	97.86744%	2,696	98.43008%
1-29 days	0.00	0.00000%	0	0.00000%
30-59 days	3,041,167.93	1.51309%	35	1.27784%
60-89 days	799,600.00	0.39783%	5	0.18255%
90-119 days	0.00	0.00000%	0	0.00000%
120-149 days	0.00	0.00000%	0	0.00000%
150-180 days	0.00	0.00000%	0	0.00000%
180+ days	0.00	0.00000%	0	0.00000%
Foreclosure	0.00	0.00000%	0	0.00000%
Bankruptcy	445,478.42	0.22164%	3	0.10953%
REO	0.00	0.00000%	0	0.00000%
Total:	200,990,643.16	100.00000%	2,739	100.00000%



# 2(c) COLLATERAL: RATES

Name	CD/PR	CD/PR - 3 Months	CD/PR - Inception	SMM - 1 Month
Defaults	0.00000%	1.26000%	1.26000%	0.00000%
Prepayments	24.87252%	23.02320%	23.02320%	2.35502%





## 2(c) COLLATERAL: RATES (CONTINUED)

Δnr-24 205 838 181 19 0.00 0.00000% 0.00000% 1.26000% 1.26000% 1.26000%	CDR - 12 Months	CDR - 6 Months	CDR - 3 Months	CDR - 1 Month	SMM - 1 Month	New Defaults	Beginning Balance	Date
Mar-24 209,960,094.79 446,092.31 0.21247% 2.52000% 2.52000% 2.52000% 2.52000%	1.26000% 2.52000%	1.26000% 2.52000%	1.26000% 2.52000%	0.00000% 2.52000%	0.00000% 0.21247%	0.00 446,092.31	205,838,181.19 209,960,094.79	Apr-24 Mar-24

#### **Default Calculations:**

New Defaults = SUM(Beginning Balance) WHERE (Performance >= 120+ AND previous Performance < 120+) OR (Performance IN Foreclosure, Bankruptcy, REO AND previous Performance NOT IN Foreclosure, Bankruptcy, REO); SMM = New Defaults / Beginning Balance; CDR = 1 - (1 - SMM) ^ 12

Date	Beginning Balance	Scheduled Prin.	Unscheduled Prin.	SMM - 1 Month	CPR - 1 Month	CPR - 3 Months	CPR - 6 Months	CPR - 12 Months	CPR - Inception
Apr-24	205,838,181.19	0.00	4,847,538.02	2.35502%	24.87252%	23.02320%	23.02320%	23.02320%	23.02320%
Mar-24	209,960,094.79	0.00	4,121,913.60	1.96319%	21.17389%	21.17389%	21.17389%	21.17389%	21.17389%

#### **Prepayment Calculations:**

 $SMM = Unscheduled Principal / (Beginning Balance - Scheduled Principal); CPR = 1 - (1 - SMM) ^ 12$ 



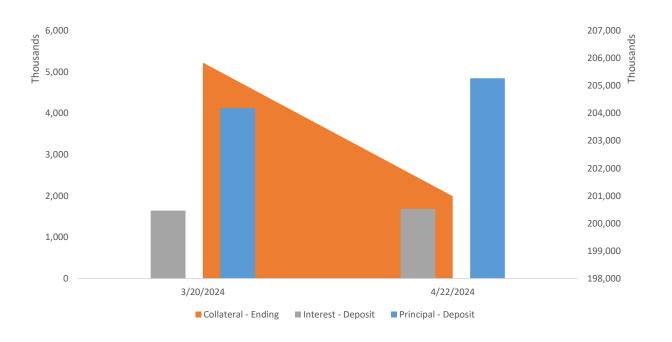
## 3(a) ACCOUNTS: COLLECTIONS

Interest Remittance	Amount
Plus: Gross Interest	1,734,659.30
Less: Adjustments	0.00
Less: Servicing Fees	47,911.75

Total:	1,686,747.55

Principal Remittance	Amount
Plus: Scheduled Principal	0.00
Plus: Curtailments	1,901,601.41
Plus: Paid In Full	2,945,936.61
Plus: Sales	0.00
Plus: Repurchases / Substitutions	0.00
Plus: Liquidations	0.00
Less: Realized Losses	0.00
Less: Other	0.00
Total:	4,847,538.02

Avaiablable Funds	Amount
Interest Remittance	1,686,747.55
Principal Remittance	4,847,538.02
Total:	6,534,285.57



## 3(b) ACCOUNTS: OTHER

Name	Beginning Balance	Deposits	Withdrawals	Ending Balance
Excess Reserve Account	0.00	0.00	0.00	0.00
Cap Carryover Reserve Account	0.00	0.00	0.00	0.00
Total:	0.00	0.00	0.00	0.00



#### 4. FEES

Name	Beginning Shortfall	Current Due	Total Due	Amount Paid	Ending Shortfall
Servicing Fee	0.00	47,911.75	47,911.75	47,911.75	0.00
Custodian Fee	0.00	2,422.08	2,422.08	2,422.08	0.00
Excess Servicing Strip	0.00	36,310.14	36,310.14	36,310.14	0.00
Loan Data Agent Fee	0.00	857.66	857.66	857.66	0.00
Owner Trustee	0.00	1,958.33	1,958.33	1,958.33	0.00
Participation Owner Trustee	0.00	4,288.30	4,288.30	4,288.30	0.00
Securities Administrator	0.00	4,400.00	4,400.00	4,400.00	0.00
Total:	0.00	98,148.26	98,148.26	98,148.26	0.00

#### 5. EXPENSES

Name	Beginning Shortfall	Current Due	Total Due	Amount Paid	Ending Shortfall
Indemnification Amount	0.00	0.00	0.00	0.00	0.00
Owner Trustee	0.00	0.00	0.00	0.00	0.00
Securities Administrator	0.00	0.00	0.00	0.00	0.00
Total:	0.00	0.00	0.00	0.00	0.00



#### 6. EVENTS

Name	Current	Operator	Limit	Status
Credit Support Depletion Event	27,295,094.00	Greater Than	0.00	Pass
Cumulative Loss Trigger Event	0.00000%	Lower Than	5.00000%	Pass
Delinquency Trigger Event	0.80679%	Lower Than	5.00000%	Pass
Trigger Event	0	Equal	0	Pass

# 7. REPORTING MISC.

Name	Value	Category
Applicable Credit Support Percentage - Class M-1	37.63932%	Locked Out
Applicable Credit Support Percentage - Class M-2	29.63206%	Locked Out
Applicable Credit Support Percentage - Class M-3	21.26772%	Locked Out
Original Applicable Credit Support Percentage - Class M-1	36.90000%	Locked Out
Original Applicable Credit Support Percentage - Class M-2	29.05000%	Locked Out
Original Applicable Credit Support Percentage - Class M-3	20.85000%	Locked Out
SOFR	5.31931%	NA
Charged-off Loan Percentage	0.00000%	Performance
Non-Performing Loan Percentage	0.60488%	Performance
Severely Delinquent Mortgage Loan	0.00	Performance
Beginning UPB - Loan Depot	82,075,666.16	Serviced Balance
Beginning UPB - SLS	123,762,515.02	Serviced Balance
Ending UPB - Loan Depot	80,504,766.02	Serviced Balance
Ending UPB - SLS	120,485,877.14	Serviced Balance
Gross Expected Interest	20,994,720.32	WAC
Net Expected Interest	20,472,406.74	WAC
Net WAC	9.62504%	WAC
WAC	9.87060%	WAC



# 8. PRIORITY OF PAYMENTS

Priority Of Payments	Available Funds	Amount Owed	Adjustments	Amount Paid
Class A-1 Interest Amount	1,636,511.04	753,765.74	0.00	753,765.74
Class M-1 Interest Amount	882,745.30	103,881.75	0.00	103,881.75
Class M-2 Interest Amount	778,863.55	114,444.56	0.00	114,444.56
Class M-3 Interest Amount	664,418.99	118,074.58	0.00	118,074.58
Class B-1 Interest Amount	546,344.41	68,734.28	0.00	68,734.28
Class B-2 Interest Amount	477,610.13	40,894.12	0.00	40,894.12
Class B-3 Interest Amount	436,716.01	51,337.29	0.00	51,337.29
Transfer remaining Interest Remittance Amount to Monthly Excess Cashflow	385,378.72	0.00	0.00	385,378.72
(1) Concurrently Class A-1, Class M-1, Class M-2 and Class M-3 Principal Amount: Class A-1 Principal Amount,	4,847,538.02	128,362,086.40	128,362,086.40	4,847,538.02
Class M-1 Principal Amount,	0.00	16,482,000.00	16,482,000.00	0.00
Class M-2 Principal Amount,	0.00	17,217,000.00	17,217,000.00	0.00
Class M-3 Principal Payment.	0.00	16,482,000.00	16,482,000.00	0.00
(2) Class B-1 Principal Payment	0.00	8,293,000.00	8,293,000.00	0.00
(3) Class B-2 Principal Payment	0.00	4,934,000.00	4,934,000.00	0.00
(4) Class B-3 Principal Payment	0.00	6,194,000.00	6,194,000.00	0.00
(5) Class B-4 Principal Payment	0.00	7,874,094.00	7,874,094.00	0.00
(6) Transfer the remaining Principal Remittance funds to Monthly Excess Cashflow	0.00	385,378.72	0.00	0.00
(1) Class A-1 Principal Payment	0.00	123,514,548.38	0.00	0.00
(2) Class M-1 Principal Amount	0.00	16,482,000.00	0.00	0.00
(3) Class M-2 Principal Amount	0.00	17,217,000.00	0.00	0.00
(4) Class M-3 Principal Amount	0.00	16,482,000.00	0.00	0.00
(5) Class B-1 Principal Amount	0.00	8,293,000.00	0.00	0.00
(6) Class B-2 Principal Amount	0.00	4,934,000.00	0.00	0.00
(7) Class B-3 Principal Amount	0.00	6,194,000.00	0.00	0.00
(8) Class B-4 Principal Amount	0.00	7,874,094.00	0.00	0.00
(9) Transfer the remaining Principal Remittance funds to Monthly Excess Cashflow	0.00	385,378.72	0.00	0.00
(1) Payment to the extent of Collateral Realized Losses to the Notes: Class A-1 Principal Amount,	385,378.72	123,514,548.38	0.00	0.00
Class M-1 Principal Amount,	385,378.72	16,482,000.00	0.00	0.00
Class M-2 Principal Amount,	385,378.72	17,217,000.00	0.00	0.00
Class M-3 Principal Amount,	385,378.72	16,482,000.00	0.00	0.00
Class B-1 Principal Amount,	385,378.72	8,293,000.00	0.00	0.00
Class B-2 Principal Amount,	385,378.72	4,934,000.00	0.00	0.00
Class B-3 Principal Amount,	385,378.72	6,194,000.00	0.00	0.00
Class B-4 Principal Amount.	385,378.72	7,874,094.00	0.00	0.00
(2) Payment to the extent of Cumulative Loss Allocated to the Notes: Class A-1 Principal Amount,	385,378.72	0.00	0.00	0.00
Class M-1 Principal Amount,	385,378.72	0.00	0.00	0.00
Class M-2 Principal Amount,	385,378.72	0.00	0.00	0.00
Class M-3 Principal Amount,	385,378.72	0.00	0.00	0.00
Class B-1 Principal Amount,	385,378.72	0.00	0.00	0.00
Class B-2 Principal Amount,	385,378.72	0.00	0.00	0.00
Class B-3 Principal Amount,	385,378.72	0.00	0.00	0.00
Class B-4 Principal Amount.	385,378.72	0.00	0.00	0.00
(3)(i) Transfer to Cap Carryover Reserve Account to the extent of Cap Carryover Amount	385,378.72	0.00	0.00	0.00



(3)(ii) Class A-1 Cap Carryover Amount	0.00	0.00	0.00	0.00
(3)(ii) Class M-1 Cap Carryover Amount	0.00	0.00	0.00	0.00
(3)(ii) Class M-2 Cap Carryover Amount	0.00	0.00	0.00	0.00
(3)(ii) Class M-3 Cap Carryover Amount	0.00	0.00	0.00	0.00
(4) Class X Certificates Payments to the extent of Class X Distribution Amount	385,378.72	467,263.85	0.00	385,378.72
(5) Pay any unpaid fees: Owner Trustee,	0.00	0.00	0.00	0.00
Securities Administrator,	0.00	0.00	0.00	0.00
Loan Data Agent Fee,	0.00	0.00	0.00	0.00
Participation Owner Trustee,	0.00	0.00	0.00	0.00
Indemnification Amount.	0.00	0.00	0.00	0.00
(6) Transfer any remaining amount to the Excess Reserve Account	0.00	0.00	0.00	0.00



## 9. LOAN DETAILS: PAID IN FULL (30)

Loan ID	Beginning Principal	Ending Principal
Loan Donot 0202650299 24451	39,909.96	0.00
Loan Depot _9203650388_24HE1 Loan Depot _9204553334	9,775.92	0.00
Loan Depot 9206875255 24HE1	12,425.00	0.00
Loan Depot 9211409587 24HE1	60,000.00	0.00
• = =	117,500.00	0.00
Loan Depot_9211633111_24HE1	•	0.00
Loan Depot_9212378096_24HE1	63,981.39	0.00
Loan Depot_9212390521_24HE1	23,000.00	0.00
Loan Depot_9212394440_24HE1	250,000.00	0.00
Loan Depot _9212508379_24HE1 Loan Depot _9212557277	77,535.00 182,000.00	0.00
· = =	•	0.00
Loan Depot_9212593363_24HE1	50,000.00	
Loan Depot_9213259154_24HE1	14,000.00	0.00
Loan Depot_9213275333_24HE1	35,000.00	0.00
Loan Depot_9213621700_24HE1	37,207.25	0.00
Loan Depot_9213933691_24HE1	37,500.00 2.32	0.00
SLS_1031447219_24HE1		
SLS_1031447879_24HE1	20,000.00	0.00
SLS_1031452013_24HE1	200,000.00	0.00
SLS_1031452178_24HE1	83,000.00	0.00
SLS_1032544438_24HE1	104,164.00	0.00
SLS_1032823683_24HE1	12,500.00	0.00
SLS_1032840815_24HE1	171,698.07	0.00
SLS_1034112428_24HE1	136,000.00	0.00
SLS_1034112923_24HE1	73,178.99	0.00
SLS_1034230685_24HE1	94,558.71	0.00
SLS_1034235525_24HE1	83,000.00	0.00
SLS_1034265838_24HE1	194,000.00	0.00
SLS_1034265948_24HE1	84,000.00	0.00
SLS_1034404893_24HE1	180,000.00	0.00
SLS_1034405944_24HE1	500,000.00	0.00
Total:	2,945,936.61	0.00



# 9. LOAN DETAILS: REO (0)

Loan ID	Beginning Principal	Ending Principal
No loans to report		
Total:	0.00	0.00



# 9. LOAN DETAILS: FORECLOSURE (0)

Loan ID	Beginning Principal	Ending Principal
No loans to report		
Total:	0.00	0.00



# 9. LOAN DETAILS: BANKRUPTCY (3)

Loan ID	Beginning Principal	Ending Principal
Loan Depot_9213691208_24HE1	187,500.00	187,500.00
SLS_1034113113_24HE1	185,000.00	185,000.00
SLS_1034239550_24HE1	72,978.42	72,978.42
Total:	445,478.42	445,478.42





## 9. LOAN DETAILS: MODIFIED (0)

Loan ID	Beginning Principal	<b>Ending Principal</b>
No loans to report		
Total:	0.00	0.00