

WMMSC**Series: WAMU 2004-AR5**

Issue Date: 05/25/2004

Record Date: 03/29/2019

Distribution Date: 04/25/2019

Summary Collateral Information

	Description	Sale Number
Total Pool	5/1 HYBRID ARMS	2424

General Information

Description	Total	Total Pool
Weighted Average Pass Through Rate	4.21842%	4.21842%
Weighted Average Mortgage Interest Rate	4.61165%	4.61165%
Weighted Average Remaining Term (in Months)	180.75995	180.75995
Weighted Average Loan Age (in Months)	179.24005	179.24005
Average Ending Scheduled Principal Balance	\$444,423.02	\$444,423.02
Remaining Loan Count	77	77
Ending Scheduled Principal Balance	\$34,220,572.81	\$34,220,572.81

Geographic Distribution

Total			Total Pool		
State	Percent	Ending Scheduled Principal Balance	State	Percent	Ending Scheduled Principal Balance
CA	68.95%	\$23,594,709.54	CA	68.95%	\$23,594,709.54
CT	6.70%	\$2,291,916.52	CT	6.70%	\$2,291,916.52
NY	4.71%	\$1,611,010.60	NY	4.71%	\$1,611,010.60
IL	4.37%	\$1,496,581.14	IL	4.37%	\$1,496,581.14
CO	2.57%	\$877,932.94	CO	2.57%	\$877,932.94
OTHER	12.71%	\$4,348,422.07	OTHER	12.71%	\$4,348,422.07

Prepayment Information (all groups)

	1 Month	3 Month	6 Month	12 Month	Cumulative
PSA	210.84%	260.44%	144.35%	280.50%	261.05%
CPR	12.65%	15.63%	8.66%	16.83%	14.42%
SMM	1.12%	1.41%	0.75%	1.52%	1.29%

Trigger Events

	Trigger Flag
Optional Termination Date Has Occurred; 1=Yes, 0=No	0
Senior Prepayment Step-Down Has Occurred; 1=Yes, 0=No	1
Senior Credit Support Depletion Date Has Occurred; 1=Yes, 0=No	0
Special Hazard Coverage Termination Date Has Occurred; 1=Yes, 0=No	0
Fraud Loss Coverage Termination Date Has Occurred; 1=Yes, 0=No	0
Bankruptcy Loss Coverage Termination Date Has Occurred; 1=Yes, 0=No	0

Comments

1. The Subordinate Certificates provide, to the limited extent described in the Prospectus Supplement, credit support, as well as special hazard, bankruptcy, and fraud coverage to certain Certificates. The "Prospectus Supplement" is that certain Prospectus Supplement, dated May 20, 2004 to that certain Prospectus Supplement, dated February 10, 2004, to which certain certificates were offered. The special hazard, bankruptcy, and Fraud coverage (collectively, "Credit Enhancements") provided by the Subordinate certificates provide coverage to the Loans, subject to the conditions and limitations to payment specified thereunder.

2. The MBA method of delinquency calculation is used.

3. There are no Special Primary Insurance Policies with respect to any of the Mortgage Loans.

4. Legal settlement expenses of the trust.

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Certificate Payment Summary Report

Class	CUSIP	Original Principal/Notional Balance	Beginning Principal/Notional Balance	Interest Distribution	Principal Distribution	Principal Loss	Total Distribution	Adj to Principal Balance due to Subs Recov	Ending Principal/Notional Balance
A1	92922FRX8	\$20,002,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A2	92922FRY6	\$2,344,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A3	92922FRZ3	\$159,785,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A4	92922FSA7	\$74,849,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A5	92922FSB5	\$71,270,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A6	92922FSC3	\$157,900,000.00	\$32,205,125.74	\$113,155.98	\$637,748.07	\$0.00	\$750,904.05	\$0.00	\$31,567,377.67
B1	92922FSD1	\$4,999,000.00	\$1,213,653.50	\$4,264.29	\$24,033.60	\$0.00	\$28,297.89	\$0.00	\$1,189,619.90
B2	92922FSE9	\$3,499,000.00	\$853,382.69	\$2,998.45	\$16,899.27	\$0.00	\$19,897.72	\$0.00	\$836,483.42
B3	92922FSF6	\$2,000,000.00	\$460,103.09	\$1,616.62	\$4,633.31	\$4,477.95	\$6,249.93	\$176,100.00	\$627,091.82
B4	92922FSH2	\$1,000,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
B5	92922FSJ8	\$750,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
B6	92922FSK5	\$1,499,506.51	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
R	92922FSG4	\$100.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
R_SYN	XXXXXXXX	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TREE	XXXXXXXX	\$0.00	\$0.00	\$63.68	\$0.00	\$0.00	\$63.68	\$0.00	\$0.00
Total*		\$499,897,606.51	\$34,732,265.02	\$122,035.34	\$683,314.25	\$4,477.95	\$805,349.59	\$176,100.00	\$34,220,572.81

*Total balances exclude notional balances.

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Distribution Date: 04/25/2019

Total Funds Available for Distribution	
PRINCIPAL	
Scheduled Principal Received or Advanced	\$123,803.36
Unscheduled Principal	\$116,578.13
Prepayments in Full	\$271,310.73
Repurchases	\$0.00
Liquidations	\$0.00
Subsequent Recoveries	\$176,100.00
Total Principal	\$687,792.22
INTEREST	
Accrued Interest at Gross Rate	\$133,477.47
Uncompensated Interest Shortfall	\$60.63
Servicing Fees	\$11,381.50
Other	\$0.00
Total Interest	\$122,035.34
ADDITIONAL FUNDS / (EXPENSES)	
Excess Liquidation Proceeds	\$0.00
Prepayment Penalties	\$0.00
Interest Portion of Realized Loss	\$0.00
Advances Recovered	(\$342.50)
Other Fees / (Expenses)	(\$4,135.46)
Legal Expense	\$0.00
Total Additional Funds / (Expenses)	(\$4,477.96)
Total Funds Available for Distribution	\$805,349.59
Current Month Losses	\$0.00
Cumulative Carry-Forward Subsequent Recoveries	\$0.00

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Issue Date: 05/25/2004

Record Date: 03/29/2019

Distribution Date: 04/25/2019

Certificate Payment Report - Principal													
Class	CUSIP	Beginning Principal/Notional Balance	Scheduled Principal	Principal Prepayments	Liquidation Principal	Subsequent Recoveries	Principal Reimbursed	Other Shortfall	Total Principal Distribution	Principal Portion of Realized Loss	Interest Portion of Realized Loss	Adj to Principal Balance due to Subs Recov	Ending Principal/Notional Balance
A1	92922FRX8	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A2	92922FRY6	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A3	92922FRZ3	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A4	92922FSA7	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A5	92922FSB5	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A6	92922FSC3	\$32,205,125.74	\$114,795.36	\$359,665.85	\$0.00	\$163,286.86	\$0.00	\$0.00	\$637,748.07	\$0.00	\$0.00	\$0.00	\$31,567,377.67
B1	92922FSD1	\$1,213,653.50	\$4,326.07	\$13,554.04	\$0.00	\$6,153.48	\$0.00	\$0.00	\$24,033.60	\$0.00	\$0.00	\$0.00	\$1,189,619.90
B2	92922FSE9	\$853,382.69	\$3,041.89	\$9,530.55	\$0.00	\$4,326.83	\$0.00	\$0.00	\$16,899.27	\$0.00	\$0.00	\$0.00	\$836,483.42
B3	92922FSF6	\$460,103.09	\$1,640.04	\$5,138.42	\$0.00	\$2,332.82	\$0.00	\$4,477.96	\$4,633.31	\$4,477.95	\$0.00	\$176,100.00	\$627,091.82
B4	92922FSH2	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
B5	92922FSJ8	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
B6	92922FSK5	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
R	92922FSG4	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
R_SYN	XXXXXXXXXX	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TREE	XXXXXXXXXX	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total *		\$34,732,265.02	\$123,803.36	\$387,888.86	\$0.00	\$176,099.99	\$0.00	\$4,477.96	\$683,314.25	\$4,477.95	\$0.00	\$176,100.00	\$34,220,572.81

*Total balances exclude notional balances.

WMMSC

Series: WAMU 2004-AR5

Issue Date: 05/25/2004

Record Date: 03/29/2019

Distribution Date: 04/25/2019

Certificate Payment Report - Interest

Class	Beginning Principal/Notional Balance	Interest Rate Accrued	Interest Rate Paid	Interest Accrued	Uncompensated Interest Shortfall	Interest Portion of Realized Loss	Unscheduled Interest	Interest Reimbursed	Carry-forward Amount Paid	Excess Liquidation Proceeds	Residual Distribution Amount	Other Interest Shortfall	Total Interest Distributed	Total Carryforward Amount Remaining
A1	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A2	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A3	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A4	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A5	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
A6	\$32,205,125.74	4.21841674%	4.21632187%	\$113,212.20	\$56.22	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$113,155.98	\$0.00
B1	\$1,213,653.50	4.21841674%	4.21631710%	\$4,266.41	\$2.12	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$4,264.29	\$0.00
B2	\$853,382.69	4.21841674%	4.21632644%	\$2,999.94	\$1.49	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,998.45	\$0.00
B3	\$460,103.09	4.21841674%	4.21632465%	\$1,617.42	\$0.80	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,616.62	\$0.00
B4	\$0.00	4.21841674%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
B5	\$0.00	4.21841674%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
B6	\$0.00	4.21841674%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
R	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
R_SYN	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
TREE	\$0.00	0.00000000%	0.00000000%	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$63.68	\$0.00
Total *	\$34,732,265.02			\$122,095.97	\$60.63	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$122,035.34	\$0.00

*Total balances exclude notional balances.

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Series: WAMU 2004-AR5

Issue Date: 05/25/2004

Record Date: 03/29/2019

Distribution Date: 04/25/2019

Principal Factors Report													
Class	CUSIP	Beginning Principal/Notional Balance	Scheduled Principal	Principal Prepayments	Liquidation Principal	Subsequent Recoveries	Principal Reimbursed	Other Shortfall	Total Principal Distribution	Principal Portion of Realized Loss	Interest Portion of Realized Loss	Adj to Principal Balance due to Subs Recov	Ending Principal/Notional Balance
A1	92922FRX8	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A2	92922FRY6	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A3	92922FRZ3	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A4	92922FSA7	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A5	92922FSB5	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A6	92922FSC3	203.95899772	0.72701303	2.27780777	0.00000000	1.03411567	0.00000000	0.00000000	4.03893648	0.00000000	0.00000000	0.00000000	199.92006124
B1	92922FSD1	242.77925585	0.86538806	2.71135121	0.00000000	1.23094267	0.00000000	0.00000000	4.80768154	0.00000000	0.00000000	0.00000000	237.97157431
B2	92922FSE9	243.89330952	0.86935912	2.72379293	0.00000000	1.23659116	0.00000000	0.00000000	4.82974278	0.00000000	0.00000000	0.00000000	239.06356673
B3	92922FSF6	230.05154500	0.82002007	2.56920853	0.00000000	1.16641046	0.00000000	2.23898177	2.31665500	2.23897500	0.00000000	88.05000000	313.54591000
B4	92922FSH2	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
B5	92922FSJ8	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
B6	92922FSK5	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
R	92922FSG4	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
R_SYN	XXXXXXXXXX	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
TREE	XXXXXXXXXX	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000

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Interest Factors Report														
Class	Beginning Principal/Notional Balance	Interest Rate Accrued	Interest Rate Paid	Interest Accrued	Uncompensated Interest Shortfall	Interest Portion of Realized Loss	Unscheduled Interest	Interest Reimbursed	Carry-forward Amount Paid	Excess Liquidation Proceeds	Residual Distribution Amount	Other Interest Shortfall	Total Interest Distributed	Total Carryforward Amount Remaining
A1	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A2	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A3	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A4	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A5	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
A6	203.95899772	4.21841674%	4.21632187%	0.71698670	0.00035605	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.71663065	0.00000000
B1	242.77925585	4.21841674%	4.21631710%	0.85345269	0.00042408	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.85302861	0.00000000
B2	243.89330952	4.21841674%	4.21632644%	0.85737068	0.00042584	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.85694484	0.00000000
B3	230.05154500	4.21841674%	4.21632465%	0.80871000	0.00040000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.80831000	0.00000000
B4	0.00000000	4.21841674%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
B5	0.00000000	4.21841674%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
B6	0.00000000	4.21841674%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
R	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
R_SYN	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000
TREE	0.00000000	0.00000000%	0.00000000%	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000	0.00000000

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Collateral Report		Total
LOAN COUNT		
Original Loan Count		725
Beginning Loan Count		78
Loans Added		0
Loans Paid-in-full		0
Loans Prepaid-in-full		1
Loans Liquidated-in-full		0
Loans Repurchased		0
Ending Loan Count		77
PRINCIPAL BALANCE		
Original Scheduled Principal Balance	\$499,897,606.51	
Beginning Scheduled Principal Balance	\$34,732,265.03	
Scheduled Principal Received or Advanced	\$123,803.36	
Unscheduled Principal	\$116,578.13	
Prepayments-in-full	\$271,310.73	
Liquidations-in-full	\$0.00	
Repurchases	\$0.00	
Principal Losses	\$0.00	
Forborne Principal Recognized as Loss	\$0.00	
Ending Scheduled Principal Balance	\$34,220,572.81	
INTEREST		
Accrued Interest at Gross Rate	\$133,477.47	
Unscheduled Interest	\$0.00	
Uncollected Interest	\$0.00	
Uncompensated Interest Shortfall	\$60.63	
Other Interest Shortfall	\$0.00	
FEES		
Servicing Fees	\$11,381.50	
Other Fees	\$0.00	
ADDITIONAL FUNDS / (EXPENSES)		
Excess Liquidation Proceeds	\$0.00	
Subsequent Recoveries	\$176,100.00	
Prepayment Penalties	\$0.00	
Interest Portion of Realized Loss	\$0.00	
Advances Recovered	(\$342.50)	
Legal Expense	\$0.00	
Other Fees / (Expenses)	(\$4,135.46)	
Cumulative Carry-Forward Subsequent Recoveries		\$0.00

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Delinquency Information by Group*

Group ID	1 Month Count	Scheduled Ending Balance	2 Months Count	Scheduled Ending Balance	3 Months Count	Scheduled Ending Balance	4+ Months Count	Scheduled Ending Balance
Total Pool	1	\$431,021.76	1	\$495,508.34	0	\$0.00	0	\$0.00
Aggregate	1	\$431,021.76	1	\$495,508.34	0	\$0.00	0	\$0.00

* Does not include mortgage loans in foreclosure or REO.

Foreclosure, REO, and Bankruptcy by Group**

Group ID	Foreclosure Count	Scheduled Ending Balance	REO Count	Scheduled Ending Balance	Bankruptcy Count	Scheduled Ending Balance
Total Pool	0	\$0.00	0	\$0.00	0	\$0.00
Aggregate	0	\$0.00	0	\$0.00	0	\$0.00

** Loans in Bankruptcy will also be reflected under their applicable delinquency or foreclosure status.

Aggregate Loss Amount by Group

Group ID	Count	Beginning Aggregate Loss Amount	Current Month Loss	Interest Portion of Realized Loss	Advances Recovered	Subsequent (Recovery)	Total Losses for Month	Ending Aggregate Loss Amount
Total Pool	22	\$3,714,333.48	\$0.00	\$0.00	\$342.50	(\$176,100.00)	(\$175,757.50)	\$3,538,575.98
Aggregate	22	\$3,714,333.48	\$0.00	\$0.00	\$342.50	(\$176,100.00)	(\$175,757.50)	\$3,538,575.98

WMMSC

Series: WAMU 2004-AR5

Issue Date: 05/25/2004

Record Date: 03/29/2019

Distribution Date: 04/25/2019

Servicer Advances by Group		
Group	Count	Total
Total Pool	63	\$211,135.31
Aggregate	63	\$211,135.31

Delinquency Roll Rates-Aggregate***									
Current Value	Current		1 Month		2 Months		3 Months		
Prior Value	Count	Balance	Count	Balance	Count	Balance	Count	Balance	
Current	75	\$33,294,042.71	1	\$431,021.76	0	\$0.00	0	\$0.00	\$0.00
Delq 1 Month	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00	\$0.00
Delq 2 Month	0	\$0.00	0	\$0.00	1	\$495,508.34	0	\$0.00	\$0.00
Delq 3 Month	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00	\$0.00
Delq 4 Month	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00	\$0.00
Foreclosure	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00	\$0.00
REO	0	\$0.00	0	\$0.00	0	\$0.00	0	\$0.00	\$0.00

Current Value	4+ Months		Foreclosure		REO	
Prior Value	Count	Balance	Count	Balance	Count	Balance
Current	0	\$0.00	0	\$0.00	0	\$0.00
Delq 1 Month	0	\$0.00	0	\$0.00	0	\$0.00
Delq 2 Month	0	\$0.00	0	\$0.00	0	\$0.00
Delq 3 Month	0	\$0.00	0	\$0.00	0	\$0.00
Delq 4 Month	0	\$0.00	0	\$0.00	0	\$0.00
Foreclosure	0	\$0.00	0	\$0.00	0	\$0.00
REO	0	\$0.00	0	\$0.00	0	\$0.00

*** To use this chart, locate along the Current Value row the desired delinquency status as of the immediately preceding due date (e.g. Current, 1 Month delinquent, etc.). Use the left hand column labeled Prior Value to see the prior month's value. Follow the selected Current Value column to the desired Prior Value row.

WMMSC**Series: WAMU 2004-AR5**

Issue Date: 05/25/2004

Record Date: 03/29/2019

Distribution Date: 04/25/2019

Credit Enhancement

Type	Original Balance	Beginning Balance	Reduction	Increase	Ending Balance
Over Collateralization	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Reserve Account	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Other	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Insurance

Insurance Type	Original Balance	Claims Paid	Coverage Remaining
Special Hazard	\$9,992,306.00	\$0.00	\$9,992,306.00
Bankruptcy Bond (Single-Units)	\$100,000.00	\$0.00	\$100,000.00
Mortgage Repurchase	\$9,997,952.00	\$0.00	\$9,997,952.00
Pool Insurance	\$0.00	\$0.00	\$0.00
Other	\$0.00	\$0.00	\$0.00

Subordinate Class Certificate Balances

The Class Principal Balances of each Class of the Class B1,B2,B3,B4,B5,B6 Certificates immediately after the principal and interest distribution on **04/25/2019** are as follows:

Class	Ending Principal Balance	Percentage of Aggregate Certificate Principal Balance on Closing Date	Percentage of Aggregate Certificate Ending Principal Balance
B1	\$1,189,619.90	1.00%	3.48%
B2	\$836,483.42	0.70%	2.44%
B3	\$627,091.82	0.40%	1.83%
B4	\$0.00	0.20%	0.00%
B5	\$0.00	0.15%	0.00%
B6	\$0.00	0.30%	0.00%
Total	\$2,653,195.14	2.75%	7.75%