Instruction 1(b)

Common Stock

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FORM 4

Check this box if no longer subject to Section 16. Form 4 or Form 5 obligations may continue. See

UNITED STATES SECURITIES AND EXCHANGE COMMISSION

Washington, D.C. 20549

STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP

Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934 or Section 30(h) of the Investment Company Act of 1940

OMB APPROVAL									
OMB Number:	3235-0287								
Expires:	December 31, 2014								
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Ι

(I) (Instr. 4)

Owned Following

25,493

Reported Transaction(s)

(Instr. 3 and 4)

0.5

Ownership

(Instr. 4)

401K

hours per

								[
1. Name and Address of Reporting Person* ASHMORE WILLIAM				r Name and Ticker C MORTGA	,	mbol DINGS INC [(Check	ationship of Reporting all applicable) Director Officer (give title	10% Owner		
(Last)	(First)	(Middle)	3. Date 05/20/	of Earliest Transac 2003	tion (Month/Da	ay/Year)	X	below) President	below)		
(Street)				endment, Date of C	Original Filed (Month/Day/Year)	6. Individual or Joint/Group Filing (Check Applicable Line)				
(City)	(State)	(Zip)					X	X Form filed by One Reporting Person Form filed by More than One Reporting Person			
		Table I - No	n-Derivative S	ecurities Acq	uired, Disp	osed of, or Benefic	ially C	Owned			
Date			2. Transaction Date (Month/Day/Year)	2A. Deemed Execution Date, if any	3. Transaction Code (Instr.	4. Securities Acquired (A) of Disposed Of (D) (Instr. 3, 4			6. Ownership Form: Direct (D) or Indirect	7. Nature of Indirect Beneficial	

8)

Code

P

08/08/1988(1) 0(1) 0 3,325 T Α A Daughter 14.76 11,415 05/20/2003 S 10,000 D T by PSP Ι 05/20/2003 33,333 Α 7.68 118,144 by Trust M I 05/20/2003 S 67,611 D 14.65 50,533 by Trust

Amount

2,874(2)

(A) or (D)

Α

Price

0

Table II - Derivative Securities Acquired, Disposed of, or Beneficially Owned (e.g., puts, calls, warrants, options, convertible securities)

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	Code (saction e (Instr. Securities Acquired (A) or Disposed of (D) (Instr. 3, 4 and 5)		re s I (A) or d of (D)	6. Date Exercisable and Expiration Date (Month/Day/Year)		7. Title and Amount of Securities Underlying Derivative Security (Instr. 3 and 4)		8. Price of Derivative Security (Instr. 5)	9. Number of derivative Securities Beneficially Owned Following Reported	10. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	11. Nature of Indirect Beneficial Ownership (Instr. 4)
				Code	v	(A)	(D)	Date Exercisable	Expiration Date	Title	Amount or Number of Shares		Transaction(s) (Instr. 4)		
Incentive Stock Option	10.95	08/08/1988 ⁽¹⁾		A ⁽¹⁾		27,396		07/30/2003	07/30/2006	Common Stock	27,396	\$10.95	27,396	D	
Non- Qualified Stock Option	4.18	08/08/1988 ⁽¹⁾		A ⁽¹⁾		200,000		03/27/2001	03/27/2011	Common Stock	200,000	\$4.18	200,000	D	
Non- Qualified Stock Option	7.68	05/20/2003		M			33,333	07/24/2002	07/27/2005	Common Stock	33,333	\$ 7.68	66,667	D	
Non- Qualified Stock Option	10.95	08/08/1988 ⁽¹⁾		A ⁽¹⁾		72,604		07/30/2003	07/30/2006	Common Stock	72,604	\$10.95	72,604	D	

Explanation of Responses:

- 1. In the Section 16 Electronic Reporting Frequently Asked Questions released by the SEC on May 1, 2003, the SEC has designated "08/08/1988" as a "dummy date" until the electronic system is modified. This line reports end of period indirect holdings, and 08/08/1988 is not a transaction date related to these securities.
- 2. These shares were acquired through contributions or reinvestment of dividends in the 401K plan

William S. Ashmore

** Signature of Reporting Person

05/20/2003

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

- * If the form is filed by more than one reporting person, see Instruction 4 (b)(v).
- ** Intentional misstatements or omissions of facts constitute Federal Criminal Violations See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).

05/21/2003

(Month/Day/Year)

Note: File three copies of this Form, one of which must be manually signed. If space is insufficient, see Instruction 6 for procedure.

Persons who respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB Number.