

**Brief report**

**Date:** 08/31/2016  
**Currency:** EUR

**Date of constitution**  
 12/20/2013

**VAT Reg. no.**  
 V86899804

**Management Company**  
 Europea de Titulización, S.G.F.T

**Originator**  
 Bankia

**Servicer**  
 Bankia

**Lead Manager and Subscriber**  
 Bankia

**Bond Paying Agent**  
 Bankia

**Market**  
 AIAF Mercado de Renta Fija

**Register of Book Securities**  
 Iberclear

**Treasury Account**  
 BBVA

**Subordinated Loan**  
 Bankia

**Start-up Loan**  
 Bankia

**Assets Custodian**  
 Bankia

**Fund Auditors**  
 Deloitte

**Issued securities: Asset-Backed Bonds**

Bonds issue									
Series ISIN Code	Issue date N° bonds	Principal outstanding (Bond Unit / Series Total / %Factor)		Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption		Rating	
		Current	Original			Final maturity (legal)	Next	Current	Original
Bonds ES0313499008	12/20/2013 4,515	10,438.95 47,131,859.25 10.44%	100,000.00 451,500,000.00	Floating 3-M Euribor+1.500% 14.Jan/Apr/Jul/Oct	1.2090% 10/14/2016 32.252876 Gross 26.124830 Net	07/14/2053 Quarterly 14.Jan/Apr/Jul/Oct	"Pass-Through" Secuential	AAA(sf) BBB+sf	BBB(h) (sf) BBBsf
<b>Total</b>		<b>47,131,859.25</b>	<b>451,500,000.00</b>						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)											
		% Monthly CPR (SMM)									
		% Annual equivalent CPR									
		0.17	0.34	0.51	0.69	0.87	1.06	1.25	1.44		
		2.00	4.00	6.00	8.00	10.00	12.00	14.00	16.00		
Bonds	With optional redemption *	Average life	Years	2.17	2.03	1.90	1.77	1.73	1.61	1.58	1.46
	Final Maturity	Years	Date	09/15/2018	07/25/2018	06/06/2018	04/19/2018	04/07/2018	02/21/2018	02/11/2018	12/30/2017
		3.50	3.25	3.00	2.75	2.75	2.50	2.50	2.50	2.25	2.25
		01/14/2020	10/14/2019	07/14/2019	04/14/2019	04/14/2019	01/14/2019	01/14/2019	01/14/2019	10/14/2018	10/14/2018
Without optional redemption *	Average life	Years	2.33	2.18	2.11	1.97	1.84	1.71	1.67	1.55	1.55
	Final Maturity	Years	Date	11/11/2018	09/17/2018	08/23/2018	07/04/2018	05/17/2018	03/31/2018	03/15/2018	01/30/2018
		4.51	4.25	4.00	3.75	3.50	3.25	3.25	3.25	2.75	2.75
		01/14/2021	10/14/2020	07/14/2020	04/14/2020	01/14/2020	10/14/2019	10/14/2019	10/14/2019	04/14/2019	04/14/2019

\* Optional clean up call when the amount of the outstanding balance of the securitised assets is less than 10 per 100 of the initial outstanding balance.  
 Hypothesis of delinquency and default assumptions of the securitised assets: 0%

**Credit enhancement and financial operations**

Credit enhancement (CE)					
		Current		At issue date	
		% CE	% CE	% CE	% CE
Bonds	100.00%	47,131,859.25	78.76%	100.00%	451,500,000.00
Issue of Bonds		47,131,859.25			451,500,000.00
B Loan	254.12%	119,772,742.77	42.86%		193,500,000.00
Reserve Fund	24.79%	11,683,322.14	5.00%		22,575,000.00

Other financial operations (current)			
Assets		Balance	Interest
		Treasury Account	23,434,973.81
Servicer ppal collect not yet credited	39,399.39		
Servicer ints collect not yet credited	1,267.06		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		11,683,322.14	0.000%
Start-up Loan L/T		0.00	
Subordinated Loan S/T		0.00	
Start-up Loan S/T		0.00	
Accrued Interest Loan		0.00	
Liquidity Facility		1,272,560.20	

**Collateral: SME Loans**

General			
		Current	At constitution date
Count		2,449	8,302
Principal			
Principal outstanding		159,496,694.32	644,977,134.96
Average loan		65,127.27	77,689.37
Minimum		0.00	32.80
Maximum		7,115,129.95	33,072,034.35
Interest rate			
Weighted average (wac)		2.23%	3.55%
Minimum		0.00%	0.43%
Maximum		12.00%	12.50%
Final maturity			
Weighted average (WARM) (months)		88	73
Minimum		09/12/2016	12/22/2013
Maximum		07/03/2049	07/03/2049
Index (principal outstanding distribution)			
3-month EURIBOR/MIBOR		10.43%	10.87%
6-month EURIBOR/MIBOR		32.62%	43.17%
1-year EURIBOR/MIBOR		0.01%	0.11%
1-year EURIBOR/MIBOR (Mortgage Market)		50.51%	27.20%
Mortgage Market: Savings Banks		0.00%	0.01%
Mortgage Market: All Institutions		0.03%	0.00%
IVF Reference Index		0.00%	0.41%
Fixed Interest		6.39%	18.20%

Distribution by sector (CNAE 2009)			
		Current	At constitution date
(C) - Manufacturing industry		10.60%	18.70%
(G) - Wholesale and retail trade; repair of motor vehicles and motorcycles		13.68%	15.11%
(M) - Professional, scientific and technical activities		11.45%	12.64%
(Q) - Health Activities and Social Services		7.59%	7.93%
(D) - Supply of electric power, gas, steam and air-conditioning		11.23%	7.13%
(H) - Transport and storage		7.39%	6.58%
(L) - Real estate activities		8.58%	6.11%
(N) - Clerical activities and support services		8.65%	5.36%
(I) - Catering trade		4.28%	4.01%
(S) - Other services		3.37%	3.40%
(F) - Building		2.11%	3.06%
(A) - Agriculture, stockbreeding, fishing and silviculture		3.42%	2.74%
(J) - Information and communications		1.72%	2.73%
(E) - Water supply, sanitation activities, waste management and depollution		2.23%	1.57%
(R) - Artistic, recreational and entertainment activities		1.52%	1.38%
(P) - Education		1.97%	1.22%
(B) - Extractive industries		0.09%	0.17%
(K) - Financial and insurance activities		0.11%	0.12%

# BANKIA PYME 1 Fondo de Titulización de Activos

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### Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.39%	0.80%	2.55%	1.57%	1.59%
Annual Percentage Rate (CPR)	4.54%	9.22%	26.62%	17.26%	17.50%

### Geographic distribution

	Current	At constitution date
Andalucia	8.29%	7.57%
Aragon	1.55%	1.40%
Asturias	1.61%	0.97%
Balearic Islands	2.87%	2.25%
Basque Country	2.23%	2.02%
Canary Islands	1.70%	2.24%
Cantabria	1.32%	0.71%
Castilla-La Mancha	4.49%	4.62%
Castilla-Leon	3.03%	3.89%
Catalonia	10.63%	9.63%
Ceuta	0.19%	0.17%
Extremadura	1.56%	1.04%
Galicia	1.07%	2.16%
La Rioja	0.01%	0.31%
Madrid	17.65%	18.01%
Murcia	2.10%	2.10%
Navarra	0.26%	0.49%
Valencia	39.44%	40.38%

### Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt	
		Principal	Interest	Other	Total	%		Total	%
<b>Delinquencies</b>									
Up to 1 month	100	93,951.12	8,117.54	0.00	102,068.66	2.14	3,662,456.67	3,764,525.33	23.54
from > 1 to ≤ 2 months	26	53,712.52	5,134.00	0.00	58,846.52	1.24	984,205.71	1,043,052.23	6.52
from > 2 to ≤ 3 months	15	33,672.88	6,719.76	0.00	40,392.64	0.85	1,098,014.23	1,138,406.87	7.12
from > 3 to ≤ 6 months	10	30,427.43	2,562.13	0.00	32,989.56	0.69	125,585.20	158,574.76	0.99
from > 6 to < 12 months	21	122,378.70	25,908.85	0.00	148,287.55	3.11	944,883.94	1,093,171.49	6.84
from ≥ 12 to < 18 months	28	545,034.11	61,316.07	0.00	606,350.18	12.73	1,446,380.64	2,052,730.82	12.84
from ≥ 18 to < 24 months	31	1,180,136.12	101,155.35	0.00	1,281,291.47	26.89	727,750.72	2,009,042.19	12.56
from ≥ 2 years	55	2,227,137.20	266,948.99	0.00	2,494,086.19	52.35	2,236,519.38	4,730,605.57	29.58
Subtotal	286	4,286,450.08	477,862.69	0.00	4,764,312.77	100.00	11,225,796.49	15,990,109.26	100.00
<b>Doubt debts (subjectives)</b>									
from > 1 to ≤ 2 months	1	4,728.36	39.39	0.00	4,767.75	3.56	0.00	4,767.75	3.56
from > 2 to ≤ 3 months	1	21,154.59	100.79	0.00	21,255.38	15.88	0.00	21,255.38	15.88
from > 3 to ≤ 6 months	2	100,953.63	1,358.62	0.00	102,312.25	76.42	0.00	102,312.25	76.42
from > 6 to < 12 months	1	481.71	8.29	0.00	490.00	0.37	0.00	490.00	0.37
from ≥ 12 to < 18 months	1	348.70	2.41	0.00	351.11	0.26	0.00	351.11	0.26
from ≥ 18 to < 24 months	1	4,523.21	188.26	0.00	4,711.47	3.52	0.00	4,711.47	3.52
from ≥ 2 years	1	0.00	0.27	0.00	0.27	0.00	0.00	0.27	0.00
Subtotal	8	132,190.20	1,698.03	0.00	133,888.23	100.00	0.00	133,888.23	100.00
Total	294	4,418,640.28	479,560.72	0.00	4,898,201.00		11,225,796.49	16,123,997.49	

#### Additional information