BANKINTER 4 Fondo de Titulización Hipotecaria

Brief report

Date: 06/30/2018
Currency: EUR

Europea de Titulización
Sociedad Gestora de Fondos de Titulización

Constitution date
09/24/2002

VAT Reg. no.
V83419192

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

Originator
Bankinter

Servicer
Bankinter

Lead Managers
Crédit Agricole Indosuez
Deutsche Bank A.G.
Bankinter

Bond Underwriters and Placement Agents
Crédit Agricole Indosuez
Deutsche Bank A.G.
CDC IXIS Capital Markets
Dresdner Kleinwort Wasserstein
EBN Banco
JPMorgan
Santander Central Hispano
Bankinter

Bond Paying Agent
Banco Santander

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Banco Santander

Subordinated Credit
Bankinter

Start-up Loan
Bankinter

Swap
Bankinter

Assets Custodian
Bankinter

Fund Auditors
KPMG Auditores

Issued securities: Mortgage-Backed Bonds

Bonds issue

Series ISIN Code	Issue date Nº bonds	Principal outstanding (Bond Unit / Series Total / %Factor) Current	Original	Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption Final maturity (legal)	Next	Rating MOOD / SPOO Current	Original
Series A ES0313919005	09/30/2002 9,876	8,584.86 84,784,077.36 8.58%	100,000.00 987,600,000.00	Floating 3-M Euribor+0.220% 12.Feb/May/Aug/Nov	0.0000% 08/13/2018 0.000000 Gross 0.000000 Net	11/12/2038 Quarterly 12.Feb/May/Aug/Nov	08/13/2018 "Pass-Through"	Aa1 AAA	Aaa AAA
Series B ES0313919013	09/30/2002 215	14,511.88 3,120,054.20 14.51%	100,000.00 21,500,000.00	Floating 3-M Euribor+0.450% 12.Feb/May/Aug/Nov	0.1240% 08/13/2018 4.548651 Gross 3.684407 Net	11/12/2038 Quarterly 12.Feb/May/Aug/Nov	To be determined "Pass-Through" Pro rata deferred start / Secuential	Aa1 AA	A2 A+
Series C ES0313919021	09/30/2002 159	100,000.00 15,900,000.00 100.00%	100,000.00 15,900,000.00	Floating 3-M Euribor+1.200% 12.Feb/May/Aug/Nov	0.8740% 08/13/2018 220.927799 Gross 178.951517 Net	11/12/2038 Quarterly 12.Feb/May/Aug/Nov	To be determined "Pass-Through" Secuential	A3 BB	Baa3 BBB+
Total		103,804,131.56	1.025.000.000,00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)

			% Monthly CPR (SMM)	0,08	0,17	0,25	0,34	0,42	0,51	0,60	0,69
			% Annual equivalent CPR	1,00	2,00	3,00	4,00	5,00	6,00	7,00	8,00
Series A	With optional redemption *	Average life	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
			Date	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018
		Final Maturity	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
			Date	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018
	Without optional redemption *	Average life	Years	3.51	3.36	3.22	3.09	2.97	2.86	2.75	2.65
			Date	11/15/2021	09/21/2021	08/02/2021	06/15/2021	05/02/2021	03/21/2021	02/10/2021	01/05/2021
		Final Maturity	Years	8.25	8.00	7.76	7.50	7.25	7.00	6.76	6.50
			Date	08/12/2026	05/12/2026	02/12/2026	11/12/2025	08/12/2025	05/12/2025	02/12/2025	11/12/2024
Series B	With optional redemption *	Average life	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
			Date	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018
		Final Maturity	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
			Date	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018
	Without optional redemption *	Average life	Years	8.70	8.34	8.01	7.75	7.50	7.27	7.04	6.83
			Date	01/22/2027	09/12/2026	05/15/2026	02/08/2026	11/11/2025	08/19/2025	05/28/2025	03/09/2025
		Final Maturity	Years	9.00	8.76	8.25	8.00	7.76	7.50	7.25	7.00
			Date	05/12/2027	02/12/2027	08/12/2026	05/12/2026	02/12/2026	11/12/2025	08/12/2025	05/12/2025
Series C	With optional redemption *	Average life	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
			Date	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018
		Final Maturity	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25
			Date	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018	08/12/2018
	Without optional redemption *	Average life	Years	11.94	11.62	11.30	10.98	10.67	10.37	10.08	9.80
			Date	04/20/2030	12/23/2029	08/28/2029	05/03/2029	01/09/2029	09/22/2028	06/09/2028	02/28/2028
		Final Maturity	Years	18.51	18.51	18.51	18.51	18.51	18.51	18.51	18.51
			Date	11/12/2036	11/12/2036	11/12/2036	11/12/2036	11/12/2036	11/12/2036	11/12/2036	11/12/2036

* 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	% CE		At issue date	% CE
Series A	81.68%	84,784,077.36	23.27%	96.35%	987,600,000.00	
Series B	3.01%	3,120,054.20	20.26%	2.10%	21,500,000.00	
Series C	15.32%	15,900,000.00	4.94%	1.55%	15,900,000.00	
Issue of Bonds		103,804,131.56			1,025,000,000.00	
Reserve Fund	4.94%	5,125,000.00		0.00%	0.00	

Other finantial operations (current)

Assets		Balance	Interest
Treasury Account		8,360,203.11	-0.358%
Servicer ppal collect not yet credited		575,873.37	
Servicer ints collect not yet credited		12,814.36	
Liabilities	**Available**	**Balance**	**Interest**
Subordinated Credit L/T		5,125,000.00	0.670%
Subordinated Credit S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	
Swap collateralized amount	**Amount**	**Credited**	
CSA *	0.00		
Cash		1,060,000.00	
Securities		0.00	

* Credit Support Amount in favour of the Fund

Collateral: Residential mortgage loans (MCs)

General

	Current	At constitution date
Count	3,308	12,267
Principal		
Principal outstanding	100,783,420.21	1,025,007,956.83
Average loan	30,466.57	83,558.16
Minimum	102.08	12,002.10
Maximum	169,017.71	297,678.05
Interest rate		
Weighted average (wac)	0.39%	4.22%
Minimum	0.00%	3.50%
Maximum	2.31%	5.96%
Final maturity		
Weighted average (WARM) (months)	119	252
Minimum	07/01/2018	04/28/2004
Maximum	12/30/2036	12/24/2036
Index (principal outstanding distribution)		
1-year EURIBOR/MIBOR	100.00%	100.00%

LTV Distribution

	Current % Pool	Current % LTV	At constitution date % Pool	At constitution date % LTV
0.01 - 10%	9.90	6.86	0.18	6.70
10.01 - 20%	20.04	15.22	1.04	16.60
20.01 - 30%	31.76	25.19	3.24	25.57
30.01 - 40%	24.01	34.77	6.78	35.63
40.01 - 50%	14.17	43.41	11.33	45.35
50.01 - 60%	0.06	51.78	15.61	55.23
60.01 - 70%			22.34	65.33
70.01 - 80%			39.48	75.58
110.01 - 120%	0.06	118.45		
Weighted average (WALTV)		26.33		61.62
Minimum		0.10		0.86
Maximum		118.45		79.93

Additional information
Europea de Titulización: C/ Lagasca, 120 - 28006 Madrid ☎ +34 91 411 84 67 +34 91 411 84 68 www.edt-sg.com info@edt-sg.com
Official register CNMV: C/ Edison, 4 - 28006 Madrid ☎ +34 91 585 15 00 www.cnmv.com

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Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.09%	0.12%	0.19%	0.29%	0.51%
Annual Percentage Rate (CPR)	1.12%	1.41%	2.30%	3.46%	5.92%

Geographic distribution

	Current	At constitution date
Andalucia	9.05%	8.52%
Aragon	1.35%	1.68%
Asturias	1.68%	1.81%
Balearic Islands	2.36%	2.03%
Basque Country	8.24%	7.80%
Canary Islands	4.03%	3.58%
Cantabria	1.88%	1.93%
Castilla-La Mancha	1.85%	1.75%
Castilla-Leon	5.37%	5.77%
Catalonia	20.53%	15.97%
Extremadura	0.32%	0.53%
Galicia	4.64%	3.93%
La Rioja	0.16%	0.26%
Madrid	30.69%	35.08%
Murcia	1.69%	1.76%
Navarra	0.47%	0.84%
Valencia	5.70%	6.76%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
Delinquencies										
Up to 1 month	47	12,296.86	187.16	520.91	13,004.93	3.84	1,906,474.28	1,919,479.21	55.59	24.38
from > 1 to = 2 months	9	8,334.08	215.56	0.00	8,549.64	2.53	293,950.17	302,499.81	8.76	20.14
from > 2 to = 3 months	6	6,994.08	167.04	0.00	7,161.12	2.12	175,491.57	182,652.69	5.29	22.01
from > 3 to = 6 months	4	7,974.96	413.68	0.00	8,388.64	2.48	170,352.66	178,741.30	5.18	10.22
from > 6 to < 12 months	3	8,909.22	384.53	0.00	9,293.75	2.75	143,289.88	152,583.63	4.42	30.27
from = 12 to < 18 months	4	17,247.12	1,267.52	0.00	18,514.64	5.47	183,564.98	202,079.62	5.85	35.63
from = 18 to < 24 months	1	4,991.28	151.58	0.00	5,142.86	1.52	27,369.70	32,512.56	0.94	39.54
from = 2 years	14	253,296.09	15,213.41	0.00	268,509.50	79.31	213,746.92	482,256.42	13.97	23.72
Subtotal	88	320,043.69	18,000.48	520.91	338,565.08	100.00	3,114,240.16	3,452,805.24	100.00	22.80
Doubt debts (subjectives)										
	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Subtotal	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	88	320,043.69	18,000.48	520.91	338,565.08		3,114,240.16	3,452,805.24		22.80

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