

Brief report

Date: 09/30/2018  
 Currency: EUR

Constitution date  
 05/09/2016

VAT Reg. no.  
 V87560744

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

Originator  
 BBVA

Servicer  
 BBVA

Assets Custodian  
 BBVA

Bond Paying Agent  
 BBVA

Market  
 AIAF Mercado de Renta Fija

Register of Book Securities  
 Iberclear

Treasury Account  
 BBVA

Start-up Loan  
 BBVA

Subordinated Loan  
 BBVA

Fund Auditor  
 KPMG Auditores

Lead Manager  
 BBVA

Subscribers  
 BBVA

Banco Europeo de Inversiones

Issued securities: Asset-Backed Bonds

Bonds Issue									
Series ISIN Code	Issue date Nº 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
Series ES0305132005	05/09/2016 13,440	83,913.20 1,127,793,408.00 83.91%	100,000.00 1,344,000,000.00	Floating 3-M Euribor+0.500% 17.Feb/May/Aug/Nov	0.1810% 11/19/2018 39.658311 Gross 32.123232 Net	08/17/2064 Quarterly	"Pass-Through" Secutorial	A(high) (sf) Aa1 AA	A(high) (sf) Aa2 (sf) AA-(sf)
Total		1,127,793,408.00	1,344,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR) as of the last Payment Date																				
Series	With optional redemption *	% Monthly CPR (SMM)		0,08		0,17		0,25		0,34		0,42		0,51		0,60		0,69		
		Average life	Years	Date	Average life	Years	Date	Average life	Years	Date	Average life	Years	Date	Average life	Years	Date	Average life	Years	Date	Average life
		% Annual equivalent CPR		1,00		2,00		3,00		4,00		5,00		6,00		7,00		8,00		
				9.70	8.65	7.77	7.01	6.37	5.82	5.34	4.93	04/27/2028	04/10/2027	05/22/2026	08/19/2025	12/27/2024	06/09/2024	12/18/2023	07/21/2023	
				21.01	19.52	18.01	16.76	15.52	14.52	13.51	12.51	08/17/2039	02/17/2038	08/17/2036	05/17/2035	02/17/2034	02/17/2033	02/17/2032	02/17/2031	
				9.70	8.65	7.77	7.01	6.37	5.82	5.34	4.93	04/27/2028	04/10/2027	05/22/2026	08/19/2025	12/27/2024	06/09/2024	12/18/2023	07/21/2023	
				21.01	19.52	18.01	16.76	15.52	14.52	13.51	12.51	08/17/2039	02/17/2038	08/17/2036	05/17/2035	02/17/2034	02/17/2033	02/17/2032	02/17/2031	

\* 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)					
Series	100.00%	Current		At issue date	
		% CE		% CE	
Issue of Bonds		1,127,793,408.00	23.12%	1,344,000,000.00	20.00%
B Loan	22.70%	256,000,000.00	19.05%	256,000,000.00	
Reserve Fund	5.67%	64,000,000.00	4.76%	64,000,000.00	

Other financial operations (current)				
Assets		Balance		Interest
Treasury Account		75,327,326.31		0.000%
Servicer ppal collect not yet credited		4,065,769.42		
Servicer ints collect not yet credited		1,053,088.43		
Liabilities	Available		Balance	Interest
Subordinated Loan L/T			64,000,000.00	0.000%
Subordinated Loan S/T			0.00	
Start-up Loan L/T			0.00	
Start-up Loan S/T			386,563.73	

Collateral: Residential mortgage loans (PTCs)

General			
	Current	At constitution date	
Count	10,691	11,333	
Principal			
Principal outstanding	1,369,741,741.57	1,599,973,393.06	
Average loan	128,121.01	141,178.28	
Minimum	55.20	57,460.25	
Maximum	768,682.89	910,287.59	
Interest rate			
Weighted average (wac)	1.04%	1.32%	
Minimum	0.06%	0.24%	
Maximum	6.47%	6.60%	
Final maturity			
Weighted average (WARM) (months)	303	331	
Minimum	10/31/2018	01/25/2021	
Maximum	10/31/2055	10/31/2055	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR (Mortgage Market)	99.25%	99.19%	
Mortgage Market: All Institutions	0.75%	0.81%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.01	7.21		
10.01 - 20%	0.10	16.65	0.00	17.38
20.01 - 30%	1.04	25.33	0.65	26.85
30.01 - 40%	2.06	35.73	1.06	35.83
40.01 - 50%	9.92	46.40	2.94	46.14
50.01 - 60%	29.61	55.73	17.39	55.61
60.01 - 70%	43.68	64.88	42.58	65.45
70.01 - 80%	10.75	72.93	29.88	73.32
80.01 - 90%	2.24	83.79	3.77	84.32
90.01 - 100%	0.56	91.71	1.72	94.16
100.01 - 110%	0.03	104.81		
Weighted average (WALTV)		60.73		66.17
Minimum		0.01		17.38
Maximum		160.66		98.89

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.29%	0.24%	0.24%	0.26%	0.22%
Annual Percentage Rate (CPR)	3.42%	2.86%	2.90%	3.04%	2.55%

Geographic distribution		
	Current	At constitution date
Andalucia	17.36%	17.14%
Aragon	2.17%	2.16%
Asturias	1.97%	1.98%
Balearic Islands	2.44%	2.50%
Basque Country	3.89%	3.94%
Canary Islands	4.31%	4.33%
Cantabria	1.42%	1.41%
Castilla-La Mancha	3.30%	3.29%
Castilla-Leon	3.83%	3.74%
Catalonia	16.30%	16.31%
Ceuta	1.26%	1.24%
Extremadura	1.57%	1.52%
Galicia	4.49%	4.46%
La Rioja	0.50%	0.48%
Madrid	23.13%	23.52%
Mejilla	0.86%	0.84%
Murcia	2.45%	2.44%
Navarra	0.71%	0.73%
Valencia	8.04%	8.00%

# BBVA RMBS 16 Fondo de Titulización

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BBVA

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BBVA

### Bond Paying Agent

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### Market

AIAF Mercado de Renta Fija

### Register of Book Securities

Iberclear

### Treasury Account

BBVA

### Start-up Loan

BBVA

### Subordinated Loan

BBVA

### Fund Auditor

KPMG Auditores

### Lead Manager

BBVA

### Suscribers

BBVA

Banco Europeo de Inversiones

Current delinquency										
Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
<i>Delinquencies</i>										
Up to 1 month	649	274,756.46	73,921.95	0.00	348,678.41	58.10	84,136,131.11	84,484,809.52	89.31	58.81
from > 1 to = 2 months	45	45,469.16	14,234.67	0.00	59,703.83	9.95	5,514,449.95	5,574,153.78	5.89	59.32
from > 2 to = 3 months	1	1,213.25	271.24	0.00	1,484.49	0.25	117,894.09	119,378.58	0.13	56.05
from > 3 to = 6 months	14	27,055.09	6,974.64	26.62	34,056.35	5.67	1,759,189.08	1,793,245.43	1.90	56.94
from > 6 to < 12 months	8	38,791.01	6,593.45	1,223.87	46,608.33	7.77	1,289,006.22	1,335,614.55	1.41	62.96
from = 12 to < 18 months	4	26,860.09	8,236.58	2,371.49	37,468.16	6.24	510,368.50	547,836.66	0.58	61.84
from = 18 to < 24 months	3	25,152.11	5,253.67	2,584.87	32,990.65	5.50	368,950.72	401,941.37	0.42	64.23
from ≥ 2 years	2	31,402.50	5,823.83	1,968.54	39,194.87	6.53	299,602.40	338,797.27	0.36	66.81
Subtotal	726	470,699.67	121,310.03	8,175.39	600,185.09	100.00	93,995,592.07	94,595,777.16	100.00	58.92
Total	726	470,699.67	121,310.03	8,175.39	600,185.09		93,995,592.07	94,595,777.16		

### Additional information