

Brief report

Date: 11/30/2013  
 Currency: EUR

Date of constitution  
 09/19/2003

VAT Reg. no.  
 V83751495

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

Originator  
 Bancaja

Servicer  
 Bancaja

Lead Managers  
 JP Morgan  
 Bancaja

Bond Underwriters and Placement  
 Agents  
 JP Morgan  
 Bancaja

Bear Stearns  
 CDC Ixis Capital Markets

Bond Paying Agent  
 Barclays Bank PLC

Market  
 AIAF Mercado de Renta Fija

Register of Book Securities  
 Iberclear

Treasury Account  
 Barclays Bank PLC

Subordinated Loan  
 Bancaja

Start-up Loan  
 Bancaja

Swap  
 Royal Bank of Scotland

Series A3(G) Liquidity Facility  
 Bancaja

Series A3(G) Guaranteee  
 Estado Español

Assets Custodian  
 Bancaja

Fund Auditors  
 Deloitte (ejercicios 2009 a actual)  
 Ernst & Young (hasta ejercicio 2008)

Issued securities: Bonds

Bonds Issue												
Series	ISIN Code	Issue date	Nº bonds	Principal outstanding		Interest type	Reference rate and margin	Interest Rate	Redemption		Rating	
				(Bond Unit / Series Total / %Factor)					Next	Final maturity (legal)	Current	Original
				Current	Original		Payment Date	Next coupon				
Series A1	ES0339751002	09/24/2003	1,140	0.00	100,000.00	Floating			01/17/2005	01/15/2030	AAA	AAA
				0.00	114,000,000.00	3-M Euribor+0.190%			15.Jan/Apr/Jul/Oct	15.Jan/Apr/Jul/Oct	Amortized	Aaa
				0.00%		(+0.38% desde 01/15/2005)						
Series A2	ES0339751010	09/24/2003	1,427	0.00	100,000.00	Floating			01/15/2030	01/15/2030	AAA	Aaa
				0.00	142,700,000.00	3-M Euribor+0.280%			15.Jan/Apr/Jul/Oct	15.Jan/Apr/Jul/Oct	Amortized	Aaa
				0.00%		(+0.56% desde 07/15/2008)						
Series A3(G)	ES0339751028	09/24/2003	1,995	4,022.07	100,000.00	Floating		0.2670%	01/15/2030	01/15/2014	AA-sf	AAA
				8,024,029.65	199,500,000.00	3-M Euribor+0.040%		01/15/2014	15.Jan/Apr/Jul/Oct	15.Jan/Apr/Jul/Oct	"Pass-Through"	A3sf
				4.02%		(+0.24% desde 07/15/2015)		2.74 Gross			Secuential /	Aaa
						15.Jan/Apr/Jul/Oct		2.16 Net			Pro rata under certain circumstances	
Series B	ES0339751036	09/24/2003	320	37,808.56	100,000.00	Floating		0.9270%	01/15/2030	01/15/2014	A	A
				12,098,739.20	32,000,000.00	3-M Euribor+0.700%		01/15/2014	15.Jan/Apr/Jul/Oct	15.Jan/Apr/Jul/Oct	"Pass-Through"	Baa3sf
				37.81%		15.Jan/Apr/Jul/Oct		89.57 Gross			Pro rata	A2
								70.76 Net			deferred start / Secuential	
Series C	ES0339751044	09/24/2003	118	37,648.35	100,000.00	Floating		1.7270%	01/15/2030	01/15/2014	Bsf	BBB
				4,442,505.30	11,800,000.00	3-M Euribor+1.500%		01/15/2014	15.Jan/Apr/Jul/Oct	15.Jan/Apr/Jul/Oct	"Pass-Through"	Caa2sf
				37.65%		15.Jan/Apr/Jul/Oct		166.16 Gross			Pro rata	Baa2
								131.27 Net			deferred start / Secuential	
Total				24,565,274.15	500,000,000.00							

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)										
Series	Option	Average life	Years	% Monthly CPR (SMM)						
				0,17	0,34	0,51	0,69	0,87	1,06	1,25
				% Annual equivalent CPR						
				2,00	4,00	6,00	8,00	10,00	12,00	14,00
Series A3(G)	With optional redemption *	Average life	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25
		Final Maturity	Years	01/15/2014	01/15/2014	01/15/2014	01/15/2014	01/15/2014	01/15/2014	01/15/2014
	Without optional redemption *	Average life	Years	1.04	0.99	0.94	0.90	0.86	0.82	0.78
		Final Maturity	Years	10/31/2014	10/12/2014	09/24/2014	09/07/2014	08/24/2014	08/10/2014	07/27/2014
Series B	With optional redemption *	Average life	Years	1.75	1.75	1.75	1.50	1.50	1.50	1.25
		Final Maturity	Years	07/15/2015	07/15/2015	07/15/2015	04/15/2015	04/15/2015	04/15/2015	01/15/2015
	Without optional redemption *	Average life	Years	3.42	3.23	3.06	2.91	2.78	2.65	2.55
		Final Maturity	Years	03/14/2017	01/04/2017	11/04/2016	09/11/2016	07/23/2016	06/09/2016	05/01/2016
Series C	With optional redemption *	Average life	Years	8.40	8.04	7.69	7.35	7.02	6.70	6.40
		Final Maturity	Years	03/08/2022	10/27/2021	06/21/2021	02/16/2021	10/18/2020	06/25/2020	03/07/2020
	Without optional redemption *	Average life	Years	14.01	14.01	14.01	14.01	14.01	14.01	14.01
		Final Maturity	Years	10/15/2027	10/15/2027	10/15/2027	10/15/2027	10/15/2027	10/15/2027	10/15/2027

\* 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)					
Class	%	Current		At issue date	
		Current	% CE	At issue date	% CE
Class A	32.66%	8,024,029.65	77.12%	91.24%	10.66%
Series A1	0.00%	0.00	22.80%	114,000,000.00	
Series A2	0.00%	0.00	28.54%	142,700,000.00	
Series A3(G)	32.66%	8,024,029.65	39.90%	199,500,000.00	
Series B	49.25%	12,098,739.20	27.87%	6.40%	4.26%
Series C	18.08%	4,442,505.30	9.79%	2.36%	1.90%
Issue of Bonds		24,565,274.15		500,000,000.00	
Reserve Fund	9.79%	2,405,020.77	1.90%	9,500,000.00	
Spanish State guarantee					
Series A3(G)		8,024,029.65		199,500,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	3,128,799.89	0.227%	
Servicer ppal collect not yet credited	76,578.52		
Servicer ints collect not yet credited	5,126.43		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		5,000,000.00	1.677%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	
Liquidity Facility A3(G)	8,029,495.95	0.00	0.224%
Swap collateralized amount	Amount	Credited	
CSA *	0.00		
Cash	1,120,000.00		
Securities	0.00		

\* Credit Support Amount in favour of the Fund

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Collateral: SME Loans

General		
	Current	At constitution date
Count	407	3,441
Principal		
Principal outstanding	24,695,357.81	500,004,541.68
Average loan	60,676.55	145,307.92
Minimum	0.00	506.25
Maximum	962,498.69	1,741,026.17
Interest rate		
Weighted average (wac)	1.47%	3.82%
Minimum	0.72%	2.58%
Maximum	3.50%	8.00%
Final maturity		
Weighted average (WARM) (months)	78	115
Minimum	12/04/2013	04/14/2004
Maximum	12/02/2027	12/30/2027
Index (principal outstanding distribution)		
3-month EURIBOR/MIBOR	11.13%	18.80%
1-year EURIBOR/MIBOR	3.73%	2.45%
1-year EURIBOR/MIBOR (Mortgage Market)	85.14%	78.70%

Distribution by sector (CNAE 2009)		
	Current	At constitution date
(C) - Manufacturing industry	11.29%	21.32%
(G) - Wholesale and retail trade; repair of motor vehicles and motorcycles	7.88%	16.15%
(L) - Real estate activities	33.05%	15.69%
(F) - Building	11.74%	14.15%
(I) - Catering trade	7.70%	6.45%
(M) - Professional, scientific and technical activities	6.24%	4.78%
(H) - Transport and storage	1.13%	4.24%
(J) - Information and communications	6.99%	3.50%
(A) - Agriculture, stockbreeding, fishing and silviculture	4.42%	3.23%
(S) - Other services	4.50%	2.58%
(R) - Artistic, recreational and entertainment activities	0.91%	2.17%
(Q) - Health Activities and Social Services	0.66%	1.72%
(N) - Clerical activities and support services	0.60%	1.18%
(E) - Water supply, sanitation activities, waste management and depollution	0.09%	0.91%
(P) - Education	1.34%	0.84%
(K) - Financial and insurance activities	0.73%	0.57%
(B) - Extractive industries	0.73%	0.35%
(D) - Supply of electric power, gas, steam and air-conditioning	0.00%	0.14%

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.00%	0.41%	0.33%	0.60%	0.86%
Annual Percentage Rate (CPR)	0.00%	4.76%	3.91%	6.95%	9.83%

Geographic distribution		
	Current	At constitution date
Andalucía	5.11%	1.32%
Aragón		0.66%
Asturias	0.29%	0.35%
Balearic Islands	2.28%	3.65%
Basque Country	1.83%	1.36%
Canary Islands	2.37%	2.89%
Cantabria		0.05%
Castilla-La Mancha	2.38%	2.60%
Castilla-León	0.87%	1.12%
Catalonia	16.23%	12.29%
Extremadura		0.00%
Galicia	0.52%	0.20%
La Rioja		0.05%
Madrid	9.38%	10.41%
Murcia	0.12%	0.57%
Navarra	0.17%	0.33%
Valencia	58.45%	62.11%

Current delinquency									
Aging	Assets	Overdue debt					Outstanding debt	Total debt	
		Principal	Interest	Other	Total	%		Total	%
<i>Delinquencies</i>									
Up to 1 month	28	30,384.33	2,437.05	0.00	32,821.38	1.04	1,993,573.24	2,026,394.62	23.72
from > 1 to ≤ 2 months	8	13,786.45	1,126.32	0.00	14,912.77	0.47	466,496.02	481,408.79	5.64
from > 2 to ≤ 3 months	5	8,881.18	568.39	0.00	9,449.57	0.30	155,712.41	165,171.98	1.93
from > 3 to ≤ 6 months	3	11,868.88	578.41	0.00	12,447.29	0.40	101,485.33	113,932.62	1.33
from > 6 to < 12 months	5	23,756.05	2,506.45	0.00	26,262.50	0.84	152,650.76	178,913.26	2.09
from ≥ 12 to < 18 months	8	242,339.66	12,503.51	0.00	254,843.17	8.11	365,169.72	620,012.89	7.26
from ≥ 18 to < 24 months	13	695,895.87	37,577.01	0.00	733,472.88	23.34	551,828.06	1,285,300.94	15.04
from ≥ 2 years	39	1,807,486.48	251,456.24	0.00	2,058,942.72	65.51	1,613,037.86	3,671,980.58	42.98
Subtotal	109	2,834,408.90	308,753.38	0.00	3,143,162.28	100.00	5,399,953.40	8,543,115.68	100.00
<i>Doubt debts (subjectives)</i>									
from > 6 to < 12 months	1	25,172.52	445.65	0.00	25,618.17	91.79	0.00	25,618.17	91.79
from ≥ 12 to < 18 months	1	2,211.25	72.44	0.00	2,283.69	8.18	0.00	2,283.69	8.18
from ≥ 18 to < 24 months	1	0.00	7.08	0.00	7.08	0.03	0.00	7.08	0.03
Subtotal	3	27,383.77	525.17	0.00	27,908.94	100.00	0.00	27,908.94	100.00
Total	112	2,861,792.67	309,278.55	0.00	3,171,071.22		5,399,953.40	8,571,024.62	