

Brief report

Date: 07/31/2010
Currency: EUR

Date of constitution
 12/16/2002

VAT Reg. no.
 V83501460

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

Originator
 Bankinter

Servicer
 Bankinter

Lead Managers
 Bankinter

Bond Paying Agent
 Bankinter

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Bankinter

Subordinated Loan
 Bankinter

Start-up Loan
 Bankinter

Swap
 Bankinter

Assets Custodian
 Bankinter

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

Issued securities: Mortgage-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 Moody's / S&P	
		Current	Original				Final maturity (legal)	Next	Current	Original
Series A ES0313920003	12/17/2002 6,841	32,119.58 219,730,046.78 32.12%	100,000.00 684,100,000.00		Floating 3-M Euribor+0.240% 12.Feb/May/Aug/Nov	0.9220% 08/12/2010 75.68 Gross 61.30 Net	11/12/2039 Quarterly 12.Feb/May/Aug/Nov	08/12/2010 "Pass-Through"	Aaa AAA	Aaa AAA
Series B ES0313920011	12/17/2002 149	66,814.81 9,955,406.69 66.81%	100,000.00 14,900,000.00		Floating 3-M Euribor+0.450% 12.Feb/May/Aug/Nov	1.1320% 08/12/2010 193.29 Gross 156.56 Net	11/12/2039 Quarterly 12.Feb/May/Aug/Nov	To be determined "Pass-Through" Pro rata deferred start / Secuential	A2 AA	A2 A+
Series C ES0313920029	12/17/2002 110	66,800.35 7,348,038.50 66.80%	100,000.00 11,000,000.00		Floating 3-M Euribor+1.250% 12.Feb/May/Aug/Nov	1.9320% 08/12/2010 329.82 Gross 267.15 Net	11/12/2039 Quarterly 12.Feb/May/Aug/Nov	To be determined "Pass-Through" Pro rata deferred start / Secuential	Baa3 A	Baa3 BBB+
Total		237,033,491.97 710,000,000.00								

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	1.44		
				% Annual equivalent CPR									
				2.00	4.00	6.00	8.00	10.00	12.00	14.00	16.00		
Series A	With optional redemption *	Average life	Years	5.67	4.94	4.43	3.98	3.58	3.27	3.00	2.75		
		Final Maturity	Years	01/09/2016	04/19/2015	10/13/2014	05/02/2014	12/07/2013	08/18/2013	05/10/2013	02/08/2013		
Series B	With optional redemption *	Average life	Years	6.35	5.64	5.05	4.56	4.14	3.79	3.48	3.22		
		Final Maturity	Years	09/13/2016	12/31/2015	05/30/2015	12/01/2014	07/02/2014	02/22/2014	11/03/2013	07/30/2013		
Series C	With optional redemption *	Average life	Years	17.70	16.44	15.30	14.26	13.26	12.33	11.47	10.68		
		Final Maturity	Years	01/18/2028	10/16/2026	08/25/2025	08/09/2024	08/12/2023	09/05/2022	10/25/2021	01/12/2021		

* 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	
Series A	92.70%	219,730,046.78	9.10%	96.35%	684,100,000.00
Series B	4.20%	9,955,406.69	4.90%	2.10%	14,900,000.00
Series C	3.10%	7,348,038.50	1.80%	1.55%	11,000,000.00
Issue of Bonds		237,033,491.97			710,000,000.00
Reserve Fund	1.80%	4,260,000.00	0.85%		6,035,000.00

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	11,711,082.98	0.690%	
Servicer ppal collect not yet credited	914,383.24		
Servicer ints collect not yet credited	125,175.88		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		3,917,196.40	1.680%
Subordinated Loan S/T		342,803.80	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	4,590	8,802	
Principal			
Principal outstanding	229,739,017.76	710,004,632.73	
Average loan	50,052.07	80,664.01	
Minimum	0.46	11,730.33	
Maximum	242,073.54	297,486.41	
Interest rate			
Weighted average (wac)	1.90%	4.17%	
Minimum	1.62%	2.50%	
Maximum	3.24%	6.64%	
Final maturity			
Weighted average (WARM) (months)	183	266	
Minimum	08/04/2010	04/07/2004	
Maximum	03/29/2037	03/27/2037	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR	100.00%	100.00%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	1.39	6.57	0.06	8.19
10.01 - 20%	5.06	15.49	0.70	16.60
20.01 - 30%	10.64	25.62	2.37	25.44
30.01 - 40%	17.06	35.33	4.96	35.70
40.01 - 50%	20.92	45.29	9.39	45.36
50.01 - 60%	27.06	55.44	15.05	55.40
60.01 - 70%	17.79	63.79	23.63	65.36
70.01 - 80%	0.06	70.33	43.83	75.52
Weighted average (WALTV)	45.51		63.64	
Minimum	0.00		2.57	
Maximum	70.52		79.83	

BANKINTER 5 Fondo de Titulización Hipotecaria

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.43%	0.44%	0.41%	0.51%	0.75%
Annual Percentage Rate (CPR)	5.07%	5.16%	4.86%	5.96%	8.60%

Geographic distribution		
	Current	At constitution date
Andalucia	9.33%	8.77%
Aragon	1.98%	1.77%
Asturias	2.65%	2.49%
Balearic Islands	2.13%	1.91%
Basque Country	9.44%	9.60%
Canary Islands	4.51%	4.42%
Cantabria	2.83%	2.62%
Castilla-La Mancha	2.47%	2.16%
Castilla-Leon	6.89%	5.95%
Catalonia	15.01%	14.38%
Ceuta	0.02%	0.72%
Extremadura	0.57%	0.72%
Galicia	4.07%	3.39%
La Rioja	0.25%	0.31%
Madrid	28.48%	31.46%
Murcia	1.94%	1.91%
Navarra	0.52%	0.63%
Valencia	6.92%	7.49%

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	59	12,377.25	2,254.62	0.00	14,631.87	13.08	3,201,618.53	3,216,250.40	63.41	44.70
from > 1 to ≤ 2 months	13	6,696.51	1,692.45	0.00	8,388.96	7.50	684,965.40	693,354.36	13.67	38.72
from > 2 to ≤ 3 months	7	6,242.86	1,951.53	0.00	8,194.39	7.33	468,286.05	476,480.44	9.39	57.90
from > 3 to ≤ 6 months	2	1,953.52	305.80	0.00	2,259.32	2.02	30,094.41	32,353.73	0.64	7.90
from > 6 to < 12 months	4	5,439.41	2,090.36	0.00	7,529.77	6.73	122,626.41	130,156.18	2.57	51.45
from ≥ 12 to < 18 months	1	2,338.21	1,916.85	0.00	4,255.06	3.80	53,713.12	57,968.18	1.14	71.14
from ≥ 18 to < 24 months	4	19,477.85	19,487.69	0.00	38,965.54	34.84	334,503.69	373,469.23	7.36	55.53
from ≥ 2 years	3	10,295.62	17,320.37	0.00	27,615.99	24.69	64,193.96	91,809.95	1.81	57.32
Subtotal	93	64,821.23	47,019.67	0.00	111,840.90	100.00	4,960,001.57	5,071,842.47	100.00	44.55
<i>Doubt debts (subjectives)</i>										
	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	93	64,821.23	47,019.67	0.00	111,840.90		4,960,001.57	5,071,842.47		44.55

Additional information