

Brief report

Date: 09/30/2006
Currency: EUR

Date of constitution
 02/18/2004

VAT Reg. no.
 G83907055

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
 Ernst&Young

Issued securities: Mortgage-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 Fitch / Moody's	
		Current	Original			Final maturity (legal)	Next	Current	Original
Series A ES0313547004	02/24/2004 4,718	64,203.49 302,912,065.82 64.20%	100,000.00 471,800,000.00	Floating 3-M Euribor + 0.210% 26.Mar/Jun/Sep/Dec	3.5860% 12/27/2006 588.375050 Gross 500.118792 Net	09/26/2040 Quarterly 26.Mar/Jun/Sep/Dec	12/27/2006 "Pass-Through"	AAA Aaa	AAA Aaa
Series B ES0313547012	02/24/2004 130	100,000.00 13,000,000.00 100.00%	100,000.00 13,000,000.00	Floating 3-M Euribor + 0.550% 26.Mar/Jun/Sep/Dec	3.9260% 12/27/2006 1,003.311111 Gross 852.814444 Net	09/26/2040 Quarterly 26.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	A A2	A A2
Series C ES0313547020	02/24/2004 52	100,000.00 5,200,000.00 100.00%	100,000.00 5,200,000.00	Floating 3-M Euribor + 1.200% 26.Mar/Jun/Sep/Dec	4.5760% 12/27/2006 1,169.422222 Gross 994.008889 Net	09/26/2040 Quarterly 26.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	BBB Baa	BBB Baa
Total		321,112,065.82		490,000,000.00					

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)										
Series	Option	Average life Years	Final Maturity Date	% Monthly CPR (SMM)						
				0.00	0.51	0.60	0.69	0.78	0.87	0.97
Series A	With optional redemption *	Average life	11.62	7.18	6.70	6.27	5.87	5.51	5.21	4.93
		Final Maturity	05/10/2018	12/02/2013	06/12/2013	01/05/2013	08/13/2012	04/01/2012	12/13/2011	09/02/2011
		Date	20.75	14.75	14.00	13.25	12.49	11.75	11.25	10.75
	Without optional redemption *	Average life	12.20	7.82	7.33	6.89	6.49	6.13	5.79	5.49
		Final Maturity	12/07/2018	07/25/2014	01/28/2014	08/19/2013	03/26/2013	11/13/2012	07/15/2012	03/26/2012
		Date	32.01	32.01	32.01	32.01	32.01	32.01	32.01	32.01
Series B	With optional redemption *	Average life	14.45	9.10	8.50	7.96	7.46	7.00	6.62	6.26
		Final Maturity	03/08/2021	11/03/2015	03/31/2015	09/12/2014	03/15/2014	09/26/2013	05/12/2013	12/31/2012
		Date	20.75	14.75	14.00	13.25	12.49	11.75	11.25	10.75
	Without optional redemption *	Average life	15.22	9.96	9.35	8.79	8.29	7.82	7.40	7.01
		Final Maturity	12/14/2021	09/11/2016	01/31/2016	07/12/2015	01/10/2015	07/24/2014	02/22/2014	10/02/2013
		Date	32.01	32.01	32.01	32.01	32.01	32.01	32.01	32.01
Series C	With optional redemption *	Average life	14.37	9.04	8.45	7.91	7.41	6.95	6.57	6.22
		Final Maturity	02/06/2021	10/12/2015	03/11/2015	08/25/2014	02/23/2014	09/10/2013	04/23/2013	12/16/2012
		Date	20.75	14.75	14.00	13.25	12.49	11.75	11.25	10.75
	Without optional redemption *	Average life	15.13	9.89	9.28	8.73	8.22	7.77	7.34	6.96
		Final Maturity	11/12/2021	08/18/2016	01/09/2016	06/20/2015	12/18/2014	07/05/2014	01/31/2014	09/14/2013
		Date	32.01	32.01	32.01	32.01	32.01	32.01	32.01	32.01

* 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	94.33%	302,912,065.82	7.96%	96.29%	471,800,000.00
Series B	4.05%	13,000,000.00	3.91%	2.65%	13,000,000.00
Series C	1.62%	5,200,000.00	2.29%	1.06%	5,200,000.00
Issue of Bonds		321,112,065.82			490,000,000.00
Reserve Fund	2.29%	7,350,000.00	1.50%		7,350,000.00

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	8,231,199.45	3.420%	
Servicer ppal collect not yet credited	988,278.48		
Servicer ints collect not yet credited	346,397.66		
Liabilities	Available	Balance	Interest
Subordinated Loan		7,350,000.00	8.380%
Start-up Loan		502,275.54	5.380%

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	3,553	4,839	
Principal			
Principal outstanding	319,637,585.09	490,013,794.84	
Average loan	89,962.73	101,263.44	
Minimum	346.74	31,116.85	
Maximum	280,991.94	296,052.94	
Interest rate			
Weighted average (wac)	3.61%	3.00%	
Minimum	2.62%	2.41%	
Maximum	5.40%	4.41%	
Final maturity			
Weighted average (WARM) (months)	258	290	
Minimum	01/20/2007	11/22/2009	
Maximum	06/05/2038	06/23/2038	
Index (distribution)			
1-year EURIBOR/MIBOR	100.00	99.99	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.02	6.58		
10.01 - 20%	0.12	15.66		
20.01 - 30%	0.29	26.80	0.04	23.23
30.01 - 40%	0.63	36.31	0.01	38.44
40.01 - 50%	2.77	45.68	0.09	47.42
50.01 - 60%	10.95	56.04	0.53	56.94
60.01 - 70%	51.75	65.78	21.53	67.83
70.01 - 80%	33.58	72.41	77.81	75.21
Weighted average (WALTV)	66.02		73.48	
Minimum	0.30		22.46	
Maximum	77.05		79.79	

Additional information

BANKINTER 7 Fondo de Titulización Hipotecaria

Brief report

Date: 09/30/2006
Currency: EUR

Date of constitution
02/18/2004

VAT Reg. no.
G83907055

Management Company
Europa 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
Ernst&Young

Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.75%	0.80%	0.70%	0.87%	0.82%
Annual Percentage Rate (CPR)	8.66%	9.21%	8.03%	9.92%	9.45%

Geographic distribution

	Current	At constitution date
Andalucia	8.01%	8.14%
Aragon	2.33%	2.18%
Asturias	2.19%	2.18%
Balearic Islands	1.59%	1.86%
Basque Country	14.00%	13.03%
Canary Islands	3.65%	3.70%
Cantabria	2.28%	2.31%
Castilla-La Mancha	2.48%	2.45%
Castilla-Leon	5.74%	5.24%
Catalonia	16.82%	17.44%
Extremadura	0.58%	0.60%
Galicia	5.42%	4.88%
La Rioja	0.44%	0.36%
Madrid	24.36%	25.64%
Murcia	2.28%	2.52%
Navarra	0.85%	0.84%
Valencia	6.99%	6.82%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%		%		
Up to 1 month	82	12,555.48	8,867.28	0.00	21,422.76	34.60	6,961,206.44	6,982,629.20	74.95	67.38
1 to 2 months	19	9,566.47	7,125.87	0.00	16,692.34	26.96	1,524,222.44	1,540,914.78	16.54	66.79
2 to 3 months	5	4,975.87	2,487.84	0.00	7,463.71	12.06	349,993.40	357,457.11	3.84	62.18
3 to 6 months	3	3,620.52	2,698.27	0.00	6,318.79	10.21	258,628.38	264,947.17	2.84	63.38
6 to 12 months	2	5,839.33	4,174.93	0.00	10,014.26	16.18	160,831.22	170,845.48	1.83	72.72
Total	111	36,557.67	25,354.19	0.00	61,911.86		9,254,881.88	9,316,793.74		67.03

Additional information