

Brief report

Date: 05/31/2016
Currency: EUR

Date of constitution
 02/18/2004

VAT Reg. no.
 V83907055

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

Originator
 Bankinter

Servicer
 Bankinter

Lead Managers
 Bankinter

Bond Paying Agent
 Société Générale

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Société Générale

Subordinated Loan
 Bankinter

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Assets Custodian
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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	
		Current	Original			Final maturity (legal)	Next	Current Fitch / Moody's	Original
Series A ES0313547004	02/24/2004 4,718	20,421.47 96,348,495.46 20.42%	100,000.00 471,800,000.00	Floating 3-M Euribor+0.210% 26.Mar/Jun/Sep/Dec	0.0000% 06/27/2016 0.000000 Gross 0.000000 Net	09/26/2040 Quarterly 26.Mar/Jun/Sep/Dec	06/27/2016 "Pass-Through"	AA+sf Aa2sf	AAA Aaa
Series B ES0313547012	02/24/2004 130	42,419.60 5,514,548.00 42.42%	100,000.00 13,000,000.00	Floating 3-M Euribor+0.550% 26.Mar/Jun/Sep/Dec	0.3110% 06/27/2016 32.981239 Gross 26.714804 Net	09/26/2040 Quarterly 26.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	AAsf A3sf	A A2
Series C ES0313547020	02/24/2004 52	42,019.41 2,185,009.32 42.02%	100,000.00 5,200,000.00	Floating 3-M Euribor+1.200% 26.Mar/Jun/Sep/Dec	0.9610% 06/27/2016 100.951633 Gross 81.770823 Net	09/26/2040 Quarterly 26.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	Asf Ba1sf	BBB Baa3
Total		104,048,052.78	490,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)												
Series	With optional redemption *	Average life	Years	% 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	07/22/2020	05/06/2020	01/10/2020	11/01/2019	08/26/2019	06/22/2019	04/20/2019	02/18/2019	
		Final Maturity	Years	03/26/2022	12/26/2021	06/26/2021	03/26/2021	12/26/2020	09/26/2020	06/26/2020	03/26/2020	
	Without optional redemption *	Average life	Years	10/02/2022	06/13/2022	03/02/2022	11/25/2021	08/28/2021	06/05/2021	03/19/2021	01/05/2021	
		Final Maturity	Years	03/26/2038	03/26/2038	03/26/2038	03/26/2038	03/26/2038	03/26/2038	03/26/2038	03/26/2038	
	Series B	With optional redemption *	Average life	Years	07/22/2020	05/06/2020	01/10/2020	11/01/2019	08/26/2019	06/22/2019	04/20/2019	02/18/2019
			Final Maturity	Years	03/26/2022	12/26/2021	06/26/2021	03/26/2021	12/26/2020	09/26/2020	06/26/2020	03/26/2020
Series C	With optional redemption *	Average life	Years	07/22/2020	05/06/2020	01/10/2020	11/01/2019	08/26/2019	06/22/2019	04/20/2019	02/18/2019	
		Final Maturity	Years	03/26/2022	12/26/2021	06/26/2021	03/26/2021	12/26/2020	09/26/2020	06/26/2020	03/26/2020	

* 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	% CE
Series A	92.60%	96,348,495.46	12.11%	96.29%	471,800,000.00
Series B	5.30%	5,514,548.00	6.81%	2.65%	13,000,000.00
Series C	2.10%	2,185,009.32	4.71%	1.06%	5,200,000.00
Issue of Bonds		104,048,052.78			490,000,000.00
Reserve Fund	4.71%	4,900,000.00	1.50%		7,350,000.00

Other financial operations (current)			
	Available	Balance	Interest
Assets			
Treasury Account		9,473,457.81	0.0000%
Servicer ppal collect not yet credited		187,271.98	
Servicer ints collect not yet credited		9,207.71	
Liabilities			
Subordinated Loan L/T	4,900,000.00		1.260%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	2,138	4,839	
Principal			
Principal outstanding	102,322,221.88	490,013,794.84	
Average loan	47,858.85	101,263.44	
Minimum	157.50	31,116.85	
Maximum	215,168.22	296,052.94	
Interest rate			
Weighted average (wac)	0.70%	3.00%	
Minimum	0.14%	2.41%	
Maximum	3.56%	4.41%	
Final maturity			
Weighted average (WARM) (months)	158	290	
Minimum	06/04/2016	11/22/2009	
Maximum	06/23/2038	06/23/2038	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR	100.00%	99.99%	

LTV Distribution			
	Current % Pool	At constitution date % LTV	
0.01 - 10%	1.21	6.95	
10.01 - 20%	5.29	15.78	
20.01 - 30%	10.90	0.04	23.23
30.01 - 40%	28.57	0.01	38.44
40.01 - 50%	35.88	0.09	47.42
50.01 - 60%	18.15	0.53	56.94
60.01 - 70%		21.53	67.83
70.01 - 80%		77.81	75.21
Weighted average (WALTV)	40.03	73.48	
Minimum	0.14	22.46	
Maximum	58.17	79.79	

BANKINTER 7 Fondo de Titulación Hipotecaria

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.16%	0.20%	0.29%	0.28%	0.54%
Annual Percentage Rate (CPR)	1.89%	2.43%	3.41%	3.28%	6.23%

Geographic distribution		
	Current	At constitution date
Andalucia	8.49%	8.14%
Aragon	2.08%	2.18%
Asturias	2.41%	2.18%
Balearic Islands	1.98%	1.66%
Basque Country	15.63%	13.03%
Canary Islands	3.09%	3.70%
Cantabria	2.51%	2.31%
Castilla-La Mancha	2.92%	2.45%
Castilla-Leon	5.98%	5.24%
Catalonia	16.89%	17.44%
Extremadura	0.56%	0.60%
Galicia	5.17%	4.88%
La Rioja	0.39%	0.36%
Madrid	23.02%	25.64%
Murcia	1.96%	2.52%
Navarra	0.66%	0.84%
Valencia	6.27%	6.82%

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	41	10,666.96	552.05	0.00	11,219.01	3.57	2,276,682.09	2,287,901.10	44.54	43.67
from > 1 to ≤ 2 months	13	9,033.55	653.52	0.00	9,687.07	3.08	789,891.28	799,578.35	15.57	41.38
from > 2 to ≤ 3 months	9	11,745.38	923.28	0.00	12,668.66	4.03	600,044.36	612,713.02	11.93	40.23
from > 3 to ≤ 6 months	4	4,507.56	466.96	0.00	4,974.52	1.58	137,135.16	142,109.68	2.77	36.82
from > 6 to < 12 months	6	17,287.87	2,149.92	0.00	19,437.79	6.19	295,206.18	314,643.97	6.13	39.67
from ≥ 12 to < 18 months	1	4,965.54	458.53	0.00	5,424.07	1.73	36,040.39	41,464.46	0.81	38.13
from ≥ 18 to < 24 months	2	19,376.65	1,027.39	0.00	20,404.04	6.50	50,488.60	70,892.64	1.38	32.36
from ≥ 2 years	13	185,640.69	44,630.94	0.00	230,271.63	73.31	636,889.65	867,161.28	16.88	60.09
Subtotal	89	263,224.20	50,862.59	0.00	314,086.79	100.00	4,822,377.71	5,136,464.50	100.00	44.11
<i>Doubt debts (subjectives)</i>										
	0	0.00	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	89	263,224.20	50,862.59	0.00	314,086.79		4,822,377.71	5,136,464.50		44.11