

BANKINTER 12 Fondo de Titulización Hipotecaria

Brief report

Date: 01/31/2010
Currency: EUR

Date of constitution
 03/06/2006

VAT Reg. no.
 V84634575

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

Originator
 Bankinter

Servicer
 Bankinter

Lead Managers
 Bankinter
 Société Générale

Bond Underwriter
 Société Générale

Placement Agents
 Société Générale
 Bankinter

Bond Paying Agent
 Bankinter

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Bankinter

Amortisation Account
 Bankinter

Start-up Loan
 Bankinter

Swap
 Bankinter

Assets Custodian
 Bankinter

Fund Auditors
 Ernst&Young

Issued securities: Asset-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	Original	
Series A1 ES0313715007	03/10/2006 500	100,000.00 50,000,000.00	100,000.00	Floating 3-M Euribor+0.040% 15.Mar/Jun/Sep/Dec	03/15/2010 Gross Net	06/15/2007 12/15/2043 15.Mar/Jun/Sep/Dec	Amortized	AAA Aaa	AAA Aaa	
Series A2 ES0313715015	03/10/2006 11,024	68,781.62 758,248,578.88 68.78%	100,000.00 1,102,400,000.00	Floating 3-M Euribor+0.120% 15.Mar/Jun/Sep/Dec	0.8340% 03/15/2010 143.409678 Gross 117.595936 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	03/15/2010 "Pass-Through" Secutorial / Pro rata under certain circumstances	AAA Aaa	AAA Aaa	
Series B ES0313715023	03/10/2006 131	100,000.00 13,100,000.00 100.00%	100,000.00 13,100,000.00	Floating 3-M Euribor+0.250% 15.Mar/Jun/Sep/Dec	0.9640% 03/15/2010 241.000000 Gross 197.620000 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secutorial	A+ Aa3	A+ Aa3	
Series C ES0313715031	03/10/2006 119	100,000.00 11,900,000.00 100.00%	100,000.00 11,900,000.00	Floating 3-M Euribor+0.350% 15.Mar/Jun/Sep/Dec	1.0640% 03/15/2010 266.000000 Gross 218.120000 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secutorial	A- A3	A- A3	
Series D ES0313715049	03/10/2006 113	100,000.00 11,300,000.00 100.00%	100,000.00 11,300,000.00	Floating 3-M Euribor+2.250% 15.Mar/Jun/Sep/Dec	2.9640% 03/15/2010 741.000000 Gross 607.620000 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secutorial	BBB- Ba1	BBB- Ba1	
Series E ES0313715056	03/10/2006 113	100,000.00 11,300,000.00 100.00%	100,000.00 11,300,000.00	Floating 3-M Euribor+3.900% 15.Mar/Jun/Sep/Dec	4.6140% 03/15/2010 1,153.500000 Gross 945.870000 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined Due to Cash Reserve reduction	CCC Ca	CCC Ca	
Total		805,848,578.88	1,200,000,000.00							

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)											
Series	Optionality	Average life	Years	% Monthly CPR (SMM)							
				0,17	0,34	0,51	0,69	0,87	1,06	1,25	1,44
Series A2	With optional redemption *	Average life	Years	9.57	8.13	6.94	6.02	5.32	4.72	4.24	3.81
		Final Maturity	Years	08/24/2019	03/17/2018	06/01/2017	05/02/2016	05/25/2015	10/19/2014	04/26/2014	11/22/2013
		Date	12/15/2028	12/15/2026	09/15/2024	12/15/2022	09/15/2021	06/15/2020	06/15/2019	06/15/2018	
	Without optional redemption *	Average life	Years	10.18	8.77	7.54	6.72	5.97	5.35	4.82	4.38
		Final Maturity	Years	04/04/2020	05/11/2018	09/19/2017	10/19/2016	01/19/2016	05/06/2015	11/26/2014	06/18/2014
		Date	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	
Series B	With optional redemption *	Average life	Years	12.29	10.49	8.96	7.79	6.88	6.11	5.48	4.93
		Final Maturity	Years	12/05/2022	07/24/2020	01/15/2019	11/11/2017	12/14/2016	11/03/2016	07/25/2015	03/01/2015
		Date	12/15/2028	12/15/2026	09/15/2024	12/15/2022	09/15/2021	06/15/2020	06/15/2019	06/15/2018	
	Without optional redemption *	Average life	Years	13.11	11.35	9.90	8.73	7.75	6.95	6.27	5.69
		Final Maturity	Years	09/03/2023	03/06/2021	12/25/2019	10/22/2018	10/30/2017	12/01/2017	07/05/2016	08/10/2015
		Date	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	
Series C	With optional redemption *	Average life	Years	12.29	10.49	8.96	7.79	6.88	6.11	5.48	4.93
		Final Maturity	Years	12/05/2022	07/24/2020	01/14/2019	11/11/2017	12/14/2016	11/03/2016	07/25/2015	03/01/2015
		Date	12/15/2028	12/15/2026	09/15/2024	12/15/2022	09/15/2021	06/15/2020	06/15/2019	06/15/2018	
	Without optional redemption *	Average life	Years	13.11	11.35	9.90	8.73	7.75	6.95	6.27	5.69
		Final Maturity	Years	09/03/2023	03/06/2021	12/24/2019	10/22/2018	10/30/2017	11/01/2017	07/05/2016	08/10/2015
		Date	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	
Series D	With optional redemption *	Average life	Years	12.29	10.49	8.96	7.78	6.88	6.11	5.48	4.93
		Final Maturity	Years	12/05/2022	07/24/2020	01/14/2019	11/11/2017	12/14/2016	11/03/2016	07/25/2015	03/01/2015
		Date	12/15/2028	12/15/2026	09/15/2024	12/15/2022	09/15/2021	06/15/2020	06/15/2019	06/15/2018	
	Without optional redemption *	Average life	Years	13.11	11.35	9.90	8.73	7.75	6.95	6.27	5.69
		Final Maturity	Years	09/03/2023	03/06/2021	12/24/2019	10/22/2018	10/30/2017	11/01/2017	07/05/2016	08/10/2015
		Date	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	
Series E	With optional redemption *	Average life	Years	13.37	11.63	9.98	8.73	7.84	7.03	6.39	5.79
		Final Maturity	Years	06/13/2023	09/15/2021	01/20/2020	10/21/2018	01/12/2017	07/02/2017	06/20/2016	11/15/2015
		Date	12/15/2028	12/15/2026	09/15/2024	12/15/2022	09/15/2021	06/15/2020	06/15/2019	06/15/2018	
	Without optional redemption *	Average life	Years	19.50	18.76	18.23	17.85	17.59	17.40	17.27	17.17
		Final Maturity	Years	07/26/2029	10/28/2028	04/18/2028	04/12/2027	08/30/2027	06/22/2027	03/05/2027	03/29/2027
		Date	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	03/15/2041	

* 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		% CE	% CE
		% CE	% CE		
Class A	94.09%	758,248,578.88	5.99%	96.03%	1,152,400,000.00
Series A1	0.00%	0.00	0.00	4.17%	50,000,000.00
Series A2	94.09%	758,248,578.88	91.87%	1.10%	1,102,400,000.00
Series B	1.63%	13,100,000.00	4.34%	1.09%	13,100,000.00
Series C	1.48%	11,900,000.00	2.84%	0.99%	11,900,000.00
Series D	1.40%	11,300,000.00	1.42%	0.94%	11,300,000.00
Series E	1.40%	11,300,000.00	0.94%	0.94%	11,300,000.00
Issue of Bonds		805,848,578.88			1,200,000,000.00
Reserve Fund	1.42%	11,300,000.00	0.95%		11,300,000.00

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	26,788,451.45	0.720%	
Amortization Account	0.00		
Servicer ppal collect not yet credited	1,743,289.67		
Servicer ints collect not yet credited	529,462.09		
Liabilities	Available	Balance	Interest
Start-up Loan L/P		128,043.73	2.710%
Start-up Loan C/P		512,174.92	

BANKINTER 12 Fondo de Titulización Hipotecaria

Brief report

Date: 01/31/2010
Currency: EUR

Date of constitution
 03/06/2006

VAT Reg. no.
 V84634575

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

Originator
 Bankinter

Servicer
 Bankinter

Lead Managers
 Bankinter
 Société Générale

Bond Underwriter
 Société Générale

Placement Agents
 Société Générale
 Bankinter

Bond Paying Agent
 Bankinter

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Bankinter

Amortisation Account
 Bankinter

Start-up Loan
 Bankinter

Swap
 Bankinter

Assets Custodian
 Bankinter

Fund Auditors
 Ernst&Young

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	6,763	8,376	
Principal			
Principal outstanding	780,750,128.74	1,188,737,343.89	
Average loan	115,444.35	141,921.84	
Minimum	34.90	4,349.01	
Maximum	854,598.57	969,950.00	
Interest rate			
Weighted average (wac)	2.24%	3.03%	
Minimum	1.54%	2.25%	
Maximum	4.62%	4.83%	
Final maturity			
Weighted average (WARM) (months)	267	313	
Minimum	02/11/2010	10/14/2006	
Maximum	12/12/2040	12/12/2040	
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%	0.84	7.10	0.23	8.08
10.01 - 20%	3.38	15.71	1.47	15.96
20.01 - 30%	6.88	25.38	4.01	25.53
30.01 - 40%	13.12	35.22	7.94	35.55
40.01 - 50%	17.65	45.15	13.21	45.43
50.01 - 60%	21.71	55.02	18.85	55.27
60.01 - 70%	23.00	65.01	22.47	65.25
70.01 - 80%	13.43	72.48	31.83	75.74
Weighted average (WALTV)	51.55		59.29	
Minimum	0.04		2.01	
Maximum	76.59		80.00	

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.39%	0.49%	0.45%	0.48%	0.64%
Annual Percentage Rate (CPR)	4.58%	5.71%	5.27%	5.58%	7.42%

Geographic distribution		
	Current	At constitution date
Andalucia	11.40%	11.33%
Aragon	1.24%	1.12%
Asturias	1.27%	1.26%
Balearic Islands	1.84%	1.75%
Basque Country	9.23%	9.04%
Canary Islands	3.35%	3.57%
Cantabria	2.31%	2.31%
Castilla-La Mancha	1.71%	1.73%
Castilla-Leon	3.54%	3.54%
Catalonia	19.44%	18.24%
Extremadura	0.43%	0.45%
Galicia	1.64%	1.59%
La Rioja	0.17%	0.21%
Madrid	30.13%	31.13%
Murcia	1.07%	1.06%
Navarra	0.31%	0.26%
Valencia	10.92%	11.40%

Current delinquency										
Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%		%		
Delinquencies										
Up to 1 month	172	49,071.07	15,023.53	0.00	64,094.60	9.91	19,847,332.32	19,911,426.92	55.17	46.68
from > 1 to ≤ 2 months	43	27,382.95	15,878.17	0.00	43,261.12	6.69	5,450,824.92	5,494,086.04	15.22	51.26
from > 2 to ≤ 3 months	26	28,777.60	14,839.55	0.00	43,617.15	6.75	2,838,995.22	2,882,612.37	7.99	39.25
from > 3 to ≤ 6 months	20	44,195.59	38,870.15	0.00	83,065.74	12.85	3,260,304.64	3,343,370.38	9.26	53.80
from > 6 to < 12 months	15	48,870.10	51,889.08	0.00	100,759.18	15.59	1,527,494.18	2,028,253.36	5.62	57.32
from ≥ 12 to < 18 months	9	48,181.29	72,239.52	0.00	120,420.81	18.63	1,060,056.01	1,180,476.82	3.27	45.58
from ≥ 18 to < 24 months	6	60,543.91	70,643.06	0.00	131,186.97	20.29	772,242.19	903,429.16	2.50	53.81
from ≥ 2 years	2	22,579.48	37,488.85	0.00	60,068.33	9.29	288,556.38	348,624.71	0.97	74.49
Subtotal	293	329,601.99	316,871.91	0.00	646,473.90	100.00	35,445,805.86	36,092,279.76	100.00	47.99
Doubt debts (subjectives)										
	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	293	329,601.99	316,871.91	0.00	646,473.90		35,445,805.86	36,092,279.76		47.99