

Brief report

Date: 04/30/2013
 Currency: EUR

Date of constitution
 12/05/2005

VAT Reg. no.
 V84529460

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

Originator
 Banco Pastor

Servicer
 Banco Pastor

Lead Managers
 Banco Pastor
 Deutsche Bank
 JPMorgan

Bond Underwriters and Placement Agents
 Banco Pastor
 Deutsche Bank
 JPMorgan
 CIBC
 Bancaja
 SCH

Bond Paying Agent
 Barclays Bank PLC

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Barclays Bank PLC

Start-up Loan
 Banco Pastor

Subordinated Loan
 Banco Pastor

Series A2(G) Guarantee
 Estado Español

Series B Guarantee
 Fondo Europeo de Inversiones

Assets Custodian
 Banco Pastor

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

Financial Swap
 CECA

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)					Final maturity (legal)	Next		Moody's / S&P	
				Current	Original						Current	Original	
Series A1	ES0328421005	12/12/2005	3,659		100,000.00 365,900,000.00	Floating	3-M Euribor+0.090%	07/19/2013	01/19/2039 Quarterly	19.Jan/Apr/Jul/Oct	"Pass-Through"	Aaa AAA	Aaa AAA
Series A2(G)	ES0328421013	12/12/2005	1,000		100,000.00 100,000,000.00	Floating	3-M Euribor+0.030%	07/19/2013	01/19/2039 Quarterly	19.Jan/Apr/Jul/Oct	"Pass-Through" Secuential / Pro rata under certain circumstances	Aaa AAA	Aaa AAA
Series B	ES0328421021	12/12/2005	387	37,947.49 14,685,678.63 37.95%	100,000.00 38,700,000.00	Floating	3-M Euribor+0.070%	0.2800% 07/19/2013 26.858390 Gross 21.218128 Net	01/19/2039 Quarterly	19.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Secuential	A3sf AAAsf	Aaa AAA
Series C	ES0328421039	12/12/2005	154		100,000.00 15,400,000.00 100.00%	Floating	3-M Euribor+2.500%	2.7100% 07/19/2013 685.027778 Gross 541.171945 Net	01/19/2039 Quarterly	19.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Secuential	Caa1 BB	Ba2 BB
Total					30,085,678.63	520,000,000.00							

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)									
				% Annual equivalent CPR									
				0.51	0.69	0.87	1.06	1.25	1.44	1.64	1.84		
				6.00	8.00	10.00	12.00	14.00	16.00	18.00	20.00		
Series B	With optional redemption *	Average life	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25		
		Final Maturity	Years	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	
	Without optional redemption *	Average life	Years	1.88	1.75	1.63	1.53	1.44	1.35	1.28	1.22		
		Final Maturity	Years	03/09/2015	01/18/2015	12/05/2014	10/28/2014	09/25/2014	08/26/2014	07/31/2014	07/07/2014		
Series C	With optional redemption *	Average life	Years	0.25	0.25	0.25	0.25	0.25	0.25	0.25	0.25		
		Final Maturity	Years	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	07/19/2013	
	Without optional redemption *	Average life	Years	8.02	7.42	6.89	6.42	6.00	5.63	5.30	5.00		
		Final Maturity	Years	04/23/2021	09/16/2020	03/07/2020	09/19/2019	04/19/2019	12/05/2018	08/05/2018	04/18/2018		
				Date	01/19/2017	10/19/2016	07/19/2016	04/19/2016	01/19/2016	10/19/2015	07/19/2015		
				Date	04/19/2035	04/19/2035	04/19/2035	04/19/2035	04/19/2035	04/19/2035	04/19/2035		

* 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	0.00%	0.00	89.60%	465,900,000.00	13.55%	
Series A1	0.00%	0.00	70.37%	365,900,000.00		
Series A2(G)	0.00%	0.00	19.23%	100,000,000.00		
Series B	48.81%	14,685,678.63	60.84%	7.44%	38,700,000.00	6.11%
Series C	51.19%	15,400,000.00	9.65%	2.96%	15,400,000.00	3.15%
Issue of Bonds		30,085,678.63			520,000,000.00	
Reserve Fund	9.65%	2,903,142.55	3.15%		16,380,000.00	
Spanish State guarantee						
Series A2(G)				100,000,000.00		

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	2,933,904.95	0.210%	
Servicer ppal collect not yet credited	247,079.20		
Servicer ints collect not yet credited	54,114.15		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		16,380,000.00	1.710%
Subordinated Loan S/T			0.00
Start-up Loan L/T			0.00
Start-up Loan S/T			0.00
Swap collateralized amount	Amount	Credited	
CSA *	0.00		
Cash			0.00
Securities			0.00

* Credit Support Amount in favour of the Fund

Collateral: SME Loans

General			
	Current	At constitution date	
Count	214	2,165	
Principal			
Principal outstanding	33,561,688.12	520,000,009.41	
Average loan	156,830.32	240,184.76	
Minimum	559.24	3,030.81	
Maximum	2,649,028.96	6,214,000.00	
Interest rate			
Weighted average (wac)	3.43%	3.72%	
Minimum	1.02%	2.10%	
Maximum	7.90%	8.90%	
Final maturity			
Weighted average (WARM) (months)	112	80	
Minimum	05/23/2013	01/13/2006	
Maximum	06/30/2035	06/30/2035	
Index (principal outstanding distribution)			
3-month EURIBOR/MIBOR	0.00%	9.21%	
6-month EURIBOR/MIBOR	1.84%	8.71%	
1-year EURIBOR/MIBOR	80.09%	65.39%	
1-year EURIBOR/MIBOR (Mortgage Market)	17.62%	5.68%	
Mortgage Market: All Institutions	0.00%	0.08%	
Fixed Interest	0.44%	10.86%	

Distribution by sector (CNAE 2009)			
	Current	At constitution date	
(L) - Real estate activities	44.76%	43.44%	
(C) - Manufacturing industry	8.18%	13.39%	
(G) - Wholesale and retail trade; repair of motor vehicles and motorcycles	14.90%	11.51%	
(F) - Building	6.24%	11.26%	
(I) - Catering trade	3.44%	4.54%	
(M) - Professional, scientific and technical activities	4.55%	3.49%	
(H) - Transport and storage	0.49%	3.04%	
(K) - Financial and insurance activities	2.59%	2.14%	
(N) - Clerical activities and support services	0.69%	1.40%	
(R) - Artistic, recreational and entertainment activities	5.77%	1.17%	
(J) - Information and communications	0.44%	0.90%	
(P) - Education	3.50%	0.90%	
(Q) - Health Activities and Social Services	1.89%	0.75%	
(A) - Agriculture, stockbreeding, fishing and silviculture	1.45%	0.81%	
(E) - Water supply, sanitation activities, waste management and depollution	0.66%	0.59%	
(B) - Extractive industries	0.19%	0.43%	
(S) - Other services	0.14%	0.34%	
(D) - Supply of electric power, gas, steam and air-conditioning	0.13%	0.04%	

EdT FTPYME PASTOR 3 Fondo de Titulización de Activos

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.16%	1.47%	1.30%	1.18%	1.12%
Annual Percentage Rate (CPR)	1.85%	16.27%	14.58%	13.32%	12.68%

Geographic distribution		
	Current	At constitution date
Andalucia	9.32%	13.61%
Aragon	4.36%	2.61%
Asturias	0.33%	1.50%
Balearic Islands		0.44%
Basque Country	6.39%	4.23%
Canary Islands	1.03%	1.39%
Cantabria		0.19%
Castilla-La Mancha	0.83%	3.20%
Castilla-Leon	2.62%	4.62%
Catalonia	10.45%	17.03%
Ceuta		0.14%
Extremadura	0.58%	0.20%
Galicia	23.11%	15.46%
La Rioja		0.42%
Madrid	19.63%	15.50%
Murcia	11.57%	6.10%
Navarra	0.12%	1.07%
Valencia	9.65%	12.13%

Current delinquency									
Aging	Assets	Overdue debt					Outstanding debt	Total debt	
		Principal	Interest	Other	Total	%			%
<i>Delinquencies</i>									
Up to 1 month	58	99,075.62	20,162.10	0.00	119,237.72	1.27	12,736,176.57	12,855,414.29	40.62
from > 1 to ≤ 2 months	7	13,227.98	3,234.36	0.00	16,462.34	0.17	552,800.67	569,263.01	1.80
from > 2 to ≤ 3 months	5	45,816.63	4,816.55	0.00	50,633.18	0.54	1,002,660.21	1,053,293.39	3.33
from > 3 to ≤ 6 months	5	19,808.62	3,854.17	0.00	23,662.79	0.25	805,436.73	829,099.52	2.62
from > 6 to < 12 months	8	171,609.83	19,465.24	0.00	191,075.07	2.03	711,207.70	902,282.77	2.85
from ≥ 12 to < 18 months	15	269,146.34	45,855.53	0.00	315,001.87	3.34	740,264.79	1,055,266.66	3.33
from ≥ 18 to < 24 months	14	450,497.97	146,113.13	0.00	596,611.10	6.33	1,738,245.72	2,334,856.82	7.38
from ≥ 2 years	168	6,668,704.36	1,439,391.24	0.00	8,108,095.60	86.07	3,939,568.75	12,047,664.35	38.07
Subtotal	280	7,737,887.35	1,682,892.32	0.00	9,420,779.67	100.00	22,226,361.14	31,647,140.81	100.00
<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
Total	280	7,737,887.35	1,682,892.32	0.00	9,420,779.67		22,226,361.14	31,647,140.81	