

Brief report

Date: 07/31/2023
 Currency: EUR

Constitution date
 11/28/2022

VAT Reg. no.
 V72577526

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

Originator
 BBVA

Servicer
 BBVA

Lead Manager and Subscriber
 BBVA

Assets Custodian
 BBVA

Bond Paying Agent
 BBVA

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 BBVA

Start-up Loan
 BBVA

Subordinated Loan
 BBVA

Financial Swap
 BBVA

Fund Auditor
 KPMG Auditores

Issued securities: Asset-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	
		Current	Original			Final maturity (legal)	Next	DBRS / S&P / SCOPE	Current
Series A ES0305689004	12/01/2022 13,580	94,438.80 1,282,478,904.00 94.44%	100,000.00 1,358,000,000.00	Floating interpolación lineal (1 - 3 meses) 26.Jan/Apr/Jul/Oct	3.8660% 10/26/2023 933.034358 Gross 755.757830 Net	07/26/2066 Quarterly 26.Jan/Apr/Jul/Oct	"Pass-Through" Securitized	AA (high) (sf) AA (sf) AAAsf	AA (high) (sf) AA AAA
Series B ES0305689012	12/01/2022 420	100,000.00 42,000,000.00 100.00%	100,000.00 42,000,000.00	Floating interpolación lineal (1 - 3 meses) 26.Jan/Apr/Jul/Oct	3.9660% 10/26/2023 1,013.533333 Gross 820.962000 Net	07/26/2066 Quarterly 26.Jan/Apr/Jul/Oct	"Pass-Through" Securitized	A (high) (sf) AA- (sf) Asf	A (high) (sf) AA- A
Total		1,324,478,904.00	1,400,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR) as of the last Payment Date										
Series	Option	Type	% Monthly CPR (SMM)							
			0,17	0,34	0,51	0,69	0,87	1,06	1,25	1,44
% 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	11.57	10.57	9.68	8.88	8.19	7.57	7.02	6.53
		Final Maturity	02/17/2035	02/15/2034	03/29/2033	06/09/2032	09/30/2031	02/18/2031	08/01/2030	02/01/2030
	Without optional redemption *	Average life	11.70	10.70	9.82	9.05	8.36	7.74	7.20	6.71
		Final Maturity	04/02/2035	04/05/2034	05/19/2033	08/09/2032	12/01/2031	04/21/2031	10/03/2030	04/08/2030
Series B	With optional redemption *	Average life	23.02	22.02	21.02	19.76	18.76	17.76	16.76	15.76
		Final Maturity	07/26/2046	07/26/2045	07/26/2044	04/26/2043	04/26/2042	04/26/2041	04/26/2040	04/26/2039
	Without optional redemption *	Average life	26.52	26.02	25.27	24.52	23.77	23.02	22.27	21.27
		Final Maturity	01/26/2050	07/26/2049	10/26/2048	01/26/2048	04/26/2047	07/26/2046	10/26/2045	10/26/2044
Series B	With optional redemption *	Average life	23.02	22.02	21.02	19.76	18.76	17.76	16.76	15.76
		Final Maturity	07/25/2046	07/25/2045	07/26/2044	04/26/2043	04/25/2042	04/25/2041	04/26/2040	04/25/2039
	Without optional redemption *	Average life	27.84	27.47	27.04	26.53	25.96	25.34	24.70	24.02
		Final Maturity	05/23/2051	01/06/2051	08/01/2050	01/28/2050	07/03/2049	11/21/2048	03/31/2048	07/25/2047
Date			04/26/2062	04/26/2062	04/26/2062	04/26/2062	04/26/2062	04/26/2062	04/26/2062	

* 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	% CE
Series A	96.83%	1,282,478,904.00	8.46%	97.00%	1,358,000,000.00	8.00%
Series B	3.17%	42,000,000.00	5.29%	3.00%	42,000,000.00	5.00%
Issue of Bonds		1,324,478,904.00			1,400,000,000.00	
Reserve Fund	5.29%	70,000,000.00	5.00%		70,000,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	74,623,391.33	3.686%	
Servicer ppal collect not yet credited	3,717,940.04		
Servicer ints collect not yet credited	1,919,636.59		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		70,000,000.00	3.816%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		574,856.33	3.816%
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans (PTCs)

General			
	Current	At constitution date	
Count	9,335	9,549	
Principal			
Principal outstanding	1,316,465,280.65	1,399,981,745.21	
Average loan	141,024.67	146,610.30	
Minimum	549.69	63,327.04	
Maximum	1,511,343.42	1,547,730.80	
Interest rate			
Weighted average (wac)	1.97%	1.38%	
Minimum	0.50%	0.00%	
Maximum	7.95%	6.53%	
Final maturity			
Weighted average (WARM) (months)	291	298	
Minimum	09/30/2023	11/30/2027	
Maximum	05/31/2062	05/31/2062	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR (Mortgage Market)	20.78%	22.63%	
Mortgage Market: Savings Banks	0.17%	0.16%	
Mortgage Market: All Institutions	0.61%	0.60%	
Fixed Interest	78.44%	76.61%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.05	8.25	0.01	8.75
10.01 - 20%	0.47	16.82	0.34	16.86
20.01 - 30%	1.72	25.87	1.21	25.94
30.01 - 40%	3.85	35.07	3.22	35.88
40.01 - 50%	7.58	45.47	6.18	45.51
50.01 - 60%	11.30	55.42	9.94	55.29
60.01 - 70%	20.64	65.61	15.65	65.47
70.01 - 80%	46.12	74.85	42.11	76.14
80.01 - 90%	6.51	82.86	18.84	82.53
90.01 - 100%	0.93	93.66	1.46	94.14
100.01 - 110%	0.31	104.27	0.48	104.68
110.01 - 120%	0.19	115.19	0.18	114.26
120.01 - 130%	0.11	124.29	0.13	125.11
130.01 - 140%	0.06	133.53	0.09	135.50
140.01 - 150%	0.03	143.20	0.01	147.05
150.01 - 160%	0.03	155.99	0.04	154.55
160.01 - 170%	0.03	165.98	0.01	163.04
170.01 - 180%	0.01	170.25	0.03	173.97
180.01 - 190%	0.02	184.26	0.02	185.80
190.01 - 200%	0.02	195.81	0.02	197.37
230.01 - 240%	0.02	233.80	0.01	239.44
Weighted average (WALTV)	66.97		70.34	
Minimum	0.17		7.49	
Maximum	234.46		240.38	

BBVA RMBS 22 Fondo de Titulización

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.27%	0.37%	0.34%		0.38%
Annual Percentage Rate (CPR)	3.20%	4.40%	3.98%		4.47%

Geographic distribution		
	Current	At constitution date
Andalucia	16.37%	16.36%
Aragon	1.48%	1.54%
Asturias	1.01%	1.00%
Balearic Islands	2.49%	2.45%
Basque Country	4.57%	4.60%
Canary Islands	3.33%	3.27%
Cantabria	1.11%	1.11%
Castilla-La Mancha	2.24%	2.25%
Castilla-Leon	2.51%	2.50%
Catalonia	32.67%	32.40%
Ceuta	0.52%	0.54%
Extremadura	1.29%	1.25%
Galicia	2.30%	2.30%
La Rioja	0.38%	0.39%
Madrid	15.68%	15.90%
Melilla	0.53%	0.51%
Murcia	2.22%	2.20%
Navarra	0.50%	0.54%
Valencia	8.79%	8.90%

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	224	70,869.45	86,341.11	0.00	157,210.56	73.19	27,550,042.94	27,707,253.50	88.46	65.11
from > 1 to = 2 months	21	21,312.59	22,479.68	0.00	43,792.27	20.39	3,011,252.98	3,055,045.25	9.75	72.96
from > 2 to = 3 months	2	558.79	1,567.45	0.00	2,126.24	0.99	144,281.92	146,408.16	0.47	77.44
from > 3 to = 6 months	1	659.05	1,619.45	0.00	2,278.50	1.06	121,482.49	123,760.99	0.40	100.38
from > 6 to < 12 months	3	3,373.88	6,003.92	0.00	9,377.80	4.37	281,384.20	290,762.00	0.93	78.81
Subtotal	251	96,773.76	118,011.61	0.00	214,785.37	100.00	31,108,444.53	31,323,229.90	100.00	66.05
Total	251	96,773.76	118,011.61	0.00	214,785.37		31,108,444.53	31,323,229.90		

Additional information