

BBVA RMBS 22 Fondo de Titulización

Brief report

Date: 11/30/2025
Currency: EUR



Constitution date
 11/28/2022

VAT Reg. no.
 V72577526

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

Originator
 BBVA

Service
 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 DBRS / S&P / SCOPE	
		Current	Original			Final maturity (legal)	Next	Current	Original
Series A ES0305689004	12/01/2022 13,580	79,140.52 1,074,728,261.60 79.14%	100,000.00 1,358,000,000.00	Floating Interpolación lineal (1 - 3 meses) 26.Jan/Apr/Jul/Oct	2.2150% 01/26/2026 443.109970 Gross 358.919076 Net	07/26/2066 Quarterly 26.Jan/Apr/Jul/Oct	"Pass-Through" Secuential	AA (high) (sf) AAAsf	AA (high) 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	2.3150% 01/26/2026 585.180556 Gross 473.996250 Net	07/26/2066 Quarterly 26.Jan/Apr/Jul/Oct	"Pass-Through" Secuential	AA (sf) AA (sf) Asf	A (high) AA- A
Total		1,116,728,261.60	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													
		% 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	Years	10.36	9.53	8.77	8.09	7.49	6.94	6.47	6.05		
			Date	03/03/2036	05/05/2035	08/01/2034	11/27/2033	04/20/2033	10/04/2032	04/16/2032	11/13/2031		
		Final Maturity	Years	20.26	19.51	18.51	17.51	16.51	15.51	14.76	14.01		
	Without optional redemption *	Average life	Years	10.52	9.69	8.95	8.29	7.69	7.16	6.69	6.25		
			Date	05/01/2036	07/03/2035	10/06/2034	02/06/2034	07/05/2033	12/23/2032	07/02/2032	01/27/2032		
		Final Maturity	Years	24.27	23.51	23.01	22.26	21.51	20.76	20.01	19.26		
Series B	With optional redemption *	Average life	Years	20.26	19.51	18.51	17.51	16.51	15.51	14.76	14.01		
			Date	01/26/2046	04/26/2045	04/26/2044	04/26/2043	04/26/2042	04/26/2041	07/26/2040	10/26/2039		
		Final Maturity	Years	20.26	19.51	18.51	17.51	16.51	15.51	14.76	14.01		
	Without optional redemption *	Average life	Years	25.45	25.10	24.69	24.23	23.71	23.16	22.58	21.98		
			Date	04/02/2051	11/26/2050	07/01/2050	01/13/2050	07/07/2049	12/17/2048	05/20/2048	10/13/2047		
		Final Maturity	Years	36.52	36.52	36.52	36.52	36.52	36.52	36.52	36.52		
		Date	04/26/2062	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		% CE	At issue date		% CE
Series A	96.24%	1,074,728,261.60	10.03%	97.00%	1,358,000,000.00	8.00%	
Series B	3.76%	42,000,000.00	6.27%	3.00%	42,000,000.00	5.00%	
Issue of Bonds		1,116,728,261.60			1,400,000,000.00		
Reserve Fund	6.27%	70,000,000.00		5.00%	70,000,000.00		

Other financial operations (current)			
Assets		Balance	Interest
Treasury Account		82,759,989.79	1.922%
Service ppal collect not yet credited		4,471,715.64	
Service ints collect not yet credited		1,412,185.26	
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		70,000,000.00	2.165%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans (PTCs)

General			
	Current	At constitution date	
Count	8,657	9,549	
Principal			
Principal outstanding	1,102,001,048.90	1,399,981,745.21	
Average loan	127,295.95	146,610.30	
Minimum	375.42	63,327.04	
Maximum	1,397,085.62	1,547,730.80	
Interest rate			
Weighted average (wac)	1.68%	1.38%	
Minimum	0.50%	0.00%	
Maximum	6.72%	6.53%	
Final maturity			
Weighted average (WARM) (months)	264	298	
Minimum	12/31/2025	11/30/2027	
Maximum	05/31/2062	05/31/2062	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR (Mortgage Market)	17.43%	22.63%	
Mortgage Market: Savings Banks	0.16%	0.16%	
Mortgage Market: All Institutions	0.56%	0.60%	
Fixed Interest	81.86%	76.61%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.14	7.59	0.01	8.75
10.01 - 20%	1.01	16.16	0.34	16.86
20.01 - 30%	2.70	25.69	1.21	25.94
30.01 - 40%	6.16	35.68	3.22	35.88
40.01 - 50%	10.34	45.43	6.18	45.51
50.01 - 60%	17.50	55.49	9.94	55.29
60.01 - 70%	42.56	65.63	15.65	65.47
70.01 - 80%	17.50	72.95	42.11	76.14
80.01 - 90%	1.26	83.55	18.84	82.53
90.01 - 100%	0.37	93.88	1.46	94.14
100.01 - 110%	0.16	105.22	0.48	104.68
110.01 - 120%	0.09	112.57	0.18	114.26
120.01 - 130%	0.08	123.14	0.13	125.11
130.01 - 140%	0.02	133.14	0.09	135.50
140.01 - 150%	0.02	142.81	0.01	147.05
150.01 - 160%	0.03	155.76	0.04	154.55
160.01 - 170%	0.01	161.52	0.01	163.04
170.01 - 180%	0.04	173.82	0.03	173.97
Weighted average (WALTV)	60.17			70.34
Minimum	0.03			7.49
Maximum	223.15			240.38

Europea de Titulización publishes this report to supplement the information laid down in the Offering Circular for the Bond Issue by this Securitisation Fund.
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Additional information

Europea de Titulización: C/Jorge Juan 68 - 28009 Madrid www.edt-sg.com info@edt-sg.com
 Official register CNMV: C/ Edison, 4 - 28006 Madrid www.cnmv.com

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Lead Manager and Suscriber
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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.35%	0.33%	0.33%	0.33%	0.31%
Annual Percentage Rate (CPR)	4.08%	3.84%	3.88%	3.94%	3.68%

Geographic distribution		
	Current	At constitution date
Andalucia	16.48%	16.36%
Aragon	1.42%	1.54%
Asturias	1.01%	1.00%
Balearic Islands	2.55%	2.45%
Basque Country	4.51%	4.60%
Canary Islands	3.37%	3.27%
Cantabria	1.11%	1.11%
Castilla-La Mancha	2.12%	2.25%
Castilla-Leon	2.56%	2.50%
Catalonia	32.71%	32.40%
Ceuta	0.51%	0.54%
Extremadura	1.28%	1.25%
Galicia	2.38%	2.30%
La Rioja	0.37%	0.39%
Madrid	15.51%	15.90%
Melilla	0.55%	0.51%
Murcia	2.34%	2.20%
Navarra	0.49%	0.54%
Valencia	8.75%	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	223	83,988.97	59,000.20	0.00	142,989.17	12.35	26,204,805.41	26,347,794.58	81.82	60.08
from > 1 to = 2 months	22	19,319.33	15,760.29	0.00	35,079.62	3.03	2,487,852.71	2,522,932.33	7.84	59.41
from > 2 to = 3 months	3	4,084.64	2,831.40	0.00	6,916.04	0.60	395,856.16	402,772.20	1.25	71.63
from > 3 to = 6 months	5	4,460.49	4,156.80	0.00	8,617.29	0.74	561,235.11	569,852.40	1.77	63.51
from > 6 to < 12 months	4	4,157.38	10,141.64	0.00	14,299.02	1.24	430,919.22	445,218.24	1.38	77.05
from = 12 to < 18 months	5	19,529.99	20,401.86	19.06	39,950.91	3.45	586,672.13	626,623.04	1.95	87.58
from = 18 to < 24 months	4	246,096.42	33,544.87	447.21	280,088.50	24.19	270,561.46	550,649.96	1.71	78.20
from ≥ 2 years	5	584,048.44	44,074.71	1,637.16	629,760.31	54.40	105,038.54	734,798.85	2.28	76.30
Subtotal	271	965,685.66	189,911.77	2,103.43	1,157,700.86	100.00	31,042,940.74	32,200,641.60	100.00	61.31
Total	271	965,685.66	189,911.77	2,103.43	1,157,700.86		31,042,940.74	32,200,641.60		