

VALENCIA HIPOTECARIO 2 Fondo de Titulización Hipotecaria

Brief report

Date: 10/31/2007
Currency: EUR

Date of constitution
 12/07/2005

VAT Reg. no.
 G84530526

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

Originator
 Banco de Valencia

Servicer
 Banco de Valencia

Lead Managers
 Bancaja
 Deutsche Bank

Bond Underwriters and Placement Agents
 Bancaja
 Deutsche Bank
 Dexia
 Fortis Bank

Bond Paying Agent
 Bancaja

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Bancaja

Start-up Loan
 Banco de Valencia

Swap
 Banco de Valencia

Swap Collateral
 Bancaja

Assets Custodian
 Banco de Valencia

Fund Auditors
 Ernst&Young

Issued securities: Mortgage-Backed Bonds

Bonds issue									
Series ISIN Code	Issue date N° bonds	Principal outstanding (Bond Unit / Series Total / %Factor) Current Original		Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption		Rating Fitch / Moody's Current Original	
						Final maturity (legal) Next	Next		
Series A ES0382745000	12/12/2005 9,095	74,068.19 673,650,188.05 74.07%	100,000.00 909,500,000.00	Floating 3-M Euribor+0.140% 24.Jan/Apr/Jul/Oct	4.7720% 01/24/2008 903.269807 Gross 767.779336 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	01/24/2008 "Pass-Through"	AAA Aaa	AAA Aaa
Series B ES0382745018	12/12/2005 212	100,000.00 21,200,000.00 100.00%	100,000.00 21,200,000.00	Floating 3-M Euribor+0.320% 24.Jan/Apr/Jul/Oct	4.9520% 01/24/2008 1,265.511111 Gross 1,075.684444 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Sequential	A+ A1	A+ A1
Series C ES0382745026	12/12/2005 94	100,000.00 9,400,000.00 100.00%	100,000.00 9,400,000.00	Floating 3-M Euribor+0.550% 24.Jan/Apr/Jul/Oct	5.1820% 01/24/2008 1,324.288889 Gross 1,125.645556 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Sequential	BBB+ Baa3	BBB+ Baa3
Series D ES0382745034	12/12/2005 99	100,000.00 9,900,000.00 100.00%	100,000.00 9,900,000.00	Floating 3-M Euribor+3.500% 24.Jan/Apr/Jul/Oct	8.1320% 01/24/2008 2,078.177778 Gross 1,766.451111 Net	01/24/2043 Quarterly 24.Jan/Apr/Jul/Oct	To be determined Due to Cash Reserve reduction	CCC- Ca	CCC- Ca
Total		714,150,188.05	950,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)													
Series	Option	Average life	Years	% Monthly CPR (SMM)									
				% Annual equivalent CPR									
Series A	With optional redemption *	Average life	Years	0.34	0.51	0.69	0.87	1.06	1.25	1.44	1.64		
		Final Maturity	Years	4.00	6.00	8.00	10.00	12.00	14.00	16.00	18.00		
		Date		07/13/2015	07/24/2014	09/29/2013	01/30/2013	07/18/2012	01/30/2012	09/14/2011	05/14/2011		
	Without optional redemption *	Average life	Years	7.71	6.74	5.92	5.26	4.72	4.25	3.87	3.54		
		Final Maturity	Years	15.74	14.24	12.74	11.49	10.49	9.49	8.74	7.99		
		Date		07/24/2023	01/24/2022	07/24/2020	04/24/2019	04/24/2018	04/24/2017	07/24/2016	10/24/2015		
Series B	With optional redemption *	Average life	Years	8.17	7.22	6.43	5.76	5.20	4.73	4.32	3.96		
		Final Maturity	Years	12/29/2015	01/16/2015	02/04/2014	03/08/2013	11/01/2013	07/20/2012	02/22/2012	10/15/2011		
		Date		07/24/2023	01/24/2022	07/24/2020	04/24/2019	04/24/2018	04/24/2017	07/24/2016	10/24/2015		
	Without optional redemption *	Average life	Years	10.62	9.33	8.23	7.32	6.58	5.93	5.40	4.93		
		Final Maturity	Years	15.74	14.24	12.74	11.49	10.49	9.49	8.74	7.99		
		Date		07/24/2023	01/24/2022	07/24/2020	04/24/2019	04/24/2018	04/24/2017	07/24/2016	10/24/2015		
Series C	With optional redemption *	Average life	Years	11.33	10.07	9.01	8.09	7.32	6.65	6.08	5.57		
		Final Maturity	Years	02/26/2019	11/24/2017	10/30/2016	02/12/2015	02/22/2015	06/24/2014	11/26/2013	05/26/2013		
		Date		01/24/2036	01/24/2036	01/24/2036	01/24/2036	01/24/2036	01/24/2036	01/24/2036	01/24/2036		
	Without optional redemption *	Average life	Years	10.62	9.34	8.23	7.32	6.58	5.93	5.40	4.93		
		Final Maturity	Years	15.74	14.24	12.74	11.49	10.49	9.49	8.74	7.99		
		Date		07/24/2023	01/24/2022	07/24/2020	04/24/2019	04/24/2018	04/24/2017	07/24/2016	10/24/2015		
Series D	With optional redemption *	Average life	Years	11.51	10.21	9.04	8.08	7.32	6.60	6.05	5.53		
		Final Maturity	Years	04/30/2019	01/14/2018	12/11/2016	11/28/2015	02/22/2015	06/06/2014	11/16/2013	08/05/2013		
		Date		07/24/2023	01/24/2022	07/24/2020	04/24/2019	04/24/2018	04/24/2017	07/24/2016	10/24/2015		
	Without optional redemption *	Average life	Years	17.83	17.29	16.88	16.55	16.29	16.08	15.91	15.76		
		Final Maturity	Years	08/23/2025	08/02/2025	10/09/2024	05/15/2024	10/02/2024	11/25/2023	09/22/2023	07/31/2023		
		Date		10/24/2035	10/24/2035	10/24/2035	10/24/2035	10/24/2035	10/24/2035	10/24/2035	10/24/2035		

* 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)					
	Current		At issue date		
	% CE	% CE	% CE	% CE	
Series A	94.33%	673,650,188.05	5.75%	95.74%	909,500,000.00
Series B	2.97%	21,200,000.00	2.74%	2.23%	21,200,000.00
Series C	1.32%	9,400,000.00	1.41%	0.99%	9,400,000.00
Series D	1.39%	9,900,000.00	1.04%	0.99%	9,900,000.00
Issue of Bonds		714,150,188.05			950,000,000.00
Reserve Fund	1.41%	9,900,000.00	1.05%		9,900,000.00

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	13,228,553.22	4.592%	
Servicer ppal collect not yet credited	1,492,314.77		
Servicer ints collect not yet credited	478,371.07		
Liabilities	Available	Balance	Interest
Start-up Loan		611,161.24	6.632%

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	9,964	12,241	
Principal			
Principal outstanding	700,269,450.23	940,242,690.85	
Average loan	70,279.95	76,810.94	
Minimum	78.05	3,356.13	
Maximum	472,810.94	496,461.58	
Interest rate			
Weighted average (wac)	4.99%	3.11%	
Minimum	3.50%	1.00%	
Maximum	7.00%	5.25%	
Final maturity			
Weighted average (WARM) (months)	221	239	
Minimum	11/01/2007	01/04/2007	
Maximum	12/20/2035	11/05/2035	
Index (principal outstanding distribution)			
3-month EURIBOR/MIBOR	0.01%	0.01%	
1-year EURIBOR/MIBOR	2.48%	2.19%	
1-year EURIBOR/MIBOR (Mortgage Market)	97.48%	97.78%	
Mortgage Market: Banks	0.01%	0.01%	
Mortgage Market: All Institutions	0.02%	0.02%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.60	7.19	0.29	7.77
10.01 - 20%	2.84	15.74	1.93	15.83
20.01 - 30%	6.06	25.66	3.82	25.38
30.01 - 40%	10.32	35.34	6.58	35.62
40.01 - 50%	13.05	45.41	10.97	45.35
50.01 - 60%	18.36	55.29	15.89	55.36
60.01 - 70%	26.41	65.28	22.49	65.47
70.01 - 80%	22.27	73.08	38.04	75.26
80.01 - 90%	0.08	85.12		
90.01 - 100%	0.02	96.78		
Weighted average (WALTV)		55.37		60.76
Minimum		0.06		2.08
Maximum		96.78		80.00

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Management Company

Europa de Titulización, S.G.F.T

Originator

Banco de Valencia

Servicer

Banco de Valencia

Lead Managers

Bancaja

Deutsche Bank

Bond Underwriters and Placement Agents

Bancaja

Deutsche Bank

Dexia

Fortis Bank

Bond Paying Agent

Bancaja

Market

AIAF Mercado de Renta Fija

Register of Book Securities

Iberclear

Treasury Account

Bancaja

Start-up Loan

Banco de Valencia

Swap

Banco de Valencia

Swap Collateral

Bancaja

Assets Custodian

Banco de Valencia

Fund Auditors

Ernst&Young

Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month mort. (SMM)	0.57%	0.51%	0.72%	0.83%	0.87%
Annual Percentage Rate (CPR)	6.59%	5.94%	8.29%	9.53%	9.94%

Geographic distribution

	Current	At constitution date
Andalucia	4.60%	4.64%
Aragon	6.30%	6.24%
Asturias	0.00%	0.00%
Balearic Islands	0.45%	0.41%
Basque Country	0.01%	0.04%
Canary Islands	0.01%	0.01%
Castilla-La Mancha	0.31%	0.36%
Castilla-Leon	0.04%	0.03%
Catalonia	0.74%	0.77%
Ceuta	0.03%	0.03%
Extremadura	0.01%	0.01%
Galicia	0.02%	0.01%
La Rioja	0.81%	0.83%
Madrid	7.16%	7.40%
Murcia	13.44%	13.14%
Navarra	0.40%	0.43%
Valencia	65.65%	65.64%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt	% Total debt / Appraisal Value	
		Principal	Interest	Other	Total	%				
Up to 1 month	443	105,116.94	118,416.73	0.00	223,533.67	33.70	31,343,763.36	31,567,297.03	60.33	49.83
1 to 2 months	145	73,194.20	86,328.64	0.00	159,522.84	24.05	11,690,994.13	11,850,516.97	22.65	53.01
2 to 3 months	92	58,332.05	73,798.46	0.00	132,130.51	19.92	6,121,668.69	6,253,799.20	11.95	53.08
3 to 6 months	17	15,152.82	18,909.51	0.00	34,062.33	5.14	1,205,279.20	1,239,341.53	2.37	59.28
6 to 12 months	13	25,614.04	32,487.49	0.00	58,101.53	8.76	870,853.06	928,954.59	1.78	54.03
12 to 18 months	3	9,785.65	8,374.76	0.00	18,160.41	2.74	146,754.56	164,914.97	0.32	38.04
18 to 24 months	3	17,126.84	20,624.84	0.00	37,751.68	5.69	283,913.33	321,665.01	0.61	68.51
Total	716	304,322.54	358,940.43	0.00	663,262.97		51,663,226.33	52,326,489.30		51.20

Each range includes the beginning but not the ending time

Additional information