

Brief report

Date: 12/31/2012
Currency: EUR

Date of constitution
 07/29/2002

VAT Reg. no.
 V83385542

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

Originator

Servicer
 Bancaja

Lead Managers

Bancaja
 Credit Suisse First Boston

Bond Underwriters and Placement Agents

Bancaja
 Credit Suisse First Boston

Bond Paying Agent

Barclays Bank PLC

Market

AIAF Mercado de Renta Fija

Register of Book Securities

Iberclear

Treasury Account

Barclays Bank PLC

Principal Account

Bancaja

Subordinated Credit

Bancaja

Start-up Loan

Bancaja

Swap

Bancaja

Assets Custodian

Bancaja

Fund Auditors

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

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.55%	0.49%	0.39%	0.39%	0.81%
Annual Percentage Rate (CPR)	6.35%	5.68%	4.62%	4.59%	9.27%

Replenishment of securitised assets	
Last acquisition (date)	12/27/2006
Number of loans acquired	672
Additional loan principal	39,910,766.88
Cumulative acquisitions	
Number of loans acquired	12,742
Additional loan principal	480,136,857.22
Next acquisition (date)	
End of revolving period	06/23/2007

Geographic distribution		
	Current	At constitution date
Andalucia	3.29%	0.20%
Aragon	0.92%	0.54%
Asturias	0.22%	0.02%
Balearic Islands	2.72%	2.76%
Basque Country	0.93%	0.01%
Canary Islands	3.20%	0.20%
Cantabria	0.09%	
Castilla-La Mancha	3.59%	4.16%
Castilla-Leon	1.06%	0.07%
Catalonia	2.97%	0.57%
Extremadura	0.23%	0.01%
Galicia	0.98%	
La Rioja	0.23%	0.01%
Madrid	7.89%	3.74%
Murcia	1.20%	0.14%
Navarra	0.82%	
Valencia	69.65%	87.56%

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	276	52,131.19	8,149.45	0.00	60,280.64	11.66	5,729,006.83	5,789,287.47	52.66	21.54
from > 1 to ≤ 2 months	59	32,235.17	6,219.20	0.00	38,454.37	7.44	1,690,116.13	1,728,570.50	15.72	26.26
Bancaja from > 2 to ≤ 3 months	43	31,305.72	5,642.84	0.00	36,948.56	7.14	938,409.40	975,357.96	8.87	22.63
from > 3 to ≤ 6 months	39	53,762.44	10,980.85	0.00	64,743.29	12.52	1,083,218.07	1,147,961.36	10.44	24.30
Subordinated Credit from > 6 to < 12 months	23	52,090.82	10,649.61	0.00	62,740.43	12.13	423,599.35	486,339.78	4.42	26.23
Bancaja from ≥ 12 to < 18 months	9	39,318.27	9,830.98	0.00	49,149.25	9.50	242,743.51	291,892.76	2.66	35.89
Start-up Loan from ≥ 18 to < 24 months	7	45,684.69	6,214.03	0.00	51,898.72	10.04	106,674.36	158,573.08	1.44	25.11
Bancaja from ≥ 2 years	16	119,661.19	33,287.51	0.00	152,948.70	29.57	261,755.59	414,704.29	3.77	32.94
Subtotal	472	426,189.49	90,974.47	0.00	517,163.96	100.00	10,475,523.24	10,992,687.20	100.00	23.24
<i>Doubt debts (subjectives)</i>										
from ≥ 12 to < 18 months	1	0.00	25.38	0.00	25.38	6.56	0.00	25.38	6.56	0.03
from ≥ 18 to < 24 months	1	196.05	0.78	0.00	196.83	50.86	0.00	196.83	50.86	1.31
Bancaja from ≥ 2 years	1	164.79	0.00	0.00	164.79	42.58	0.00	164.79	42.58	0.19
Subtotal	3	360.84	26.16	0.00	387.00	100.00	0.00	387.00	100.00	0.19
Total	475	426,550.33	91,000.63	0.00	517,550.96		10,475,523.24	10,993,074.20		23.14

Additional information