

BANCAJA 5 Fondo de Titulización de Activos

Brief report

Date: 04/30/2007
Currency: EUR

Date of constitution
04/14/2003

VAT Reg. no.
G83624684

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

Originator
Bancaja

Servicer
Bancaja

Lead Managers
JP Morgan
Bancaja

Bond Underwriters and Placement Agents
Crédit Foncier
JP Morgan

Bond Paying Agent
Bancaja

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Bancaja

Subordinated Loan
Bancaja

Start-up Loan
Bancaja

Swap
Bancaja

Assets Custodian
Bancaja

Fund Auditors
Ernst&Young

Issued securities: Residential Mortgages Backed Bonds

Bonds issue									
Series ISIN Code	Issue date N° 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	Fitch / Moody's / S&P	Current
Series A ES0312884002	04/17/2003 9,605	41,264.16 396,342,256.80 41.26%	100,000.00 960,500,000.00	Floating 3-M Euribor+0.270% 18.Jan/Apr/Jul/Oct	4.2450% 07/18/2007 442.78 Gross 376.36 Net	04/18/2035 Quarterly 18.Jan/Apr/Jul/Oct	07/18/2007 "Pass-Through"	AAA Aaa AAA	AAA Aaa AAA
Series B ES0312884010	04/17/2003 245	86,067.83 21,086,618.35 86.07%	100,000.00 24,500,000.00	Floating 3-M Euribor+0.650% 18.Jan/Apr/Jul/Oct	4.6250% 07/18/2007 1,006.22 Gross 855.29 Net	04/18/2035 Quarterly 18.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Sequential	AA+ A2 AA-	A A2 A
Series C ES0312884028	04/17/2003 150	86,067.83 12,910,174.50 86.07%	100,000.00 15,000,000.00	Floating 3-M Euribor+1.250% 18.Jan/Apr/Jul/Oct	5.2250% 07/18/2007 1,136.75 Gross 966.24 Net	04/18/2035 Quarterly 18.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Sequential	A- Baa2 A-	BBB Baa2 BBB
Total		430,339,049.65	1,000,000,000.00						

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)									
				0.51	0.69	0.87	1.06	1.25	1.44	1.64	1.84		
				% Annual equivalent CPR									
				6.00	8.00	10.00	12.00	14.00	16.00	18.00	20.00		
Series A	With optional redemption *	Average life	Years	5.94	5.26	4.67	4.15	3.74	3.42	3.14	2.88		
		Final Maturity	Years	04/07/2013	08/02/2012	12/30/2011	06/23/2011	01/24/2011	09/30/2010	06/18/2010	03/15/2010		
Series B	With optional redemption *	Average life	Years	6.96	6.21	5.58	5.04	4.58	4.19	3.84	3.54		
		Final Maturity	Years	04/13/2014	07/13/2013	11/24/2012	05/12/2012	11/27/2011	07/06/2011	03/03/2011	11/13/2010		
Series C	With optional redemption *	Average life	Years	5.94	5.26	4.67	4.15	3.74	3.42	3.14	2.88		
		Final Maturity	Years	04/07/2013	08/02/2012	12/30/2011	06/23/2011	01/24/2011	09/30/2010	06/18/2010	03/15/2010		

* 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		
Series A	92.10%	396,342,256.80	9.70%	96.05%	960,500,000.00	4.85%
Series B	4.90%	21,086,618.35	4.80%	2.45%	24,500,000.00	2.40%
Series C	3.00%	12,910,174.50	1.80%	1.50%	15,000,000.00	0.90%
Issue of Bonds		430,339,049.65			1,000,000,000.00	
Reserve Fund	1.80%	7,746,102.89	0.90%		9,000,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	11,640,712.31	3.975%	
Servicer ppal collect not yet credited	1,075,804.01		
Servicer ints collect not yet credited	270,326.16		
Liabilities	Available	Balance	Interest
Subordinated Loan		7,746,102.89	4.975%
Start-up Loan		147,421.56	4.975%

Collateral: Residential mortgage loans

General		
	Current	At constitution date
Count	7,899	14,724
Principal		
Principal outstanding	426,175,723.80	1,000,011,381.36
Average loan	53,953.12	67,917.10
Minimum	0.92	44.03
Maximum	259,652.10	294,778.68
Interest rate		
Weighted average (wac)	4.73%	4.24%
Minimum	3.50%	3.00%
Maximum	6.50%	7.25%
Final maturity		
Weighted average (WARM) (months)	210	262
Minimum	05/01/2007	05/01/2003
Maximum	11/14/2032	11/14/2032
Index (principal outstanding distribution)		
3-month EURIBOR/MIBOR	0.33%	0.29%
1-year EURIBOR/MIBOR	5.16%	5.54%
1-year EURIBOR/MIBOR (Mortgage Market)	84.46%	82.98%
Mortgage Market: Savings Banks	10.05%	11.18%
Savings Banks Lending Rate (CECA Indicator)	0.00%	0.00%

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.57	6.88	0.23	7.30
10.01 - 20%	2.28	15.79	0.86	15.81
20.01 - 30%	5.24	25.49	1.99	25.69
30.01 - 40%	8.23	35.41	3.40	35.46
40.01 - 50%	12.62	45.39	6.65	45.37
50.01 - 60%	16.66	55.33	10.10	55.46
60.01 - 70%	26.67	65.50	14.89	65.52
70.01 - 80%	26.60	74.03	32.44	76.25
80.01 - 90%	1.13	80.60	29.42	83.99
90.01 - 100%			0.01	93.34
Weighted average (WALTV)	57.66		69.70	
Minimum	0.00		0.07	
Maximum	81.29		94.75	

Additional information

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Ernst&Young

Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month mort. (SMM)	1.00%	1.13%	1.32%	1.33%	1.37%
Annual Percentage Rate (CPR)	11.36%	12.73%	14.75%	14.80%	15.23%

Geographic distribution

	Current	At constitution date
Andalucia	2.17%	2.41%
Aragon	0.87%	0.92%
Asturias	0.03%	0.02%
Balearic Islands	3.69%	4.35%
Basque Country	1.05%	0.89%
Canary Islands	4.00%	4.07%
Cantabria	0.02%	0.03%
Castilla-La Mancha	3.68%	3.79%
Castilla-Leon	1.16%	1.09%
Catalonia	8.35%	9.03%
Extremadura	0.07%	0.05%
Galicia	0.61%	0.49%
La Rioja	0.02%	0.03%
Madrid	15.96%	17.44%
Murcia	0.86%	0.82%
Navarra	0.56%	0.55%
Valencia	56.91%	54.03%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt	% Total debt / Appraisal Value	
		Principal	Interest	Other	Total	%				
Up to 1 month	276	44,042.93	34,016.36	0.00	78,059.29	41.03	16,131,822.00	16,209,881.29	78.80	54.06
1 to 2 months	48	16,466.40	18,560.23	0.00	35,026.63	18.41	2,870,835.50	2,905,862.13	14.13	54.39
2 to 3 months	15	8,080.83	7,296.96	0.00	15,377.79	8.08	782,054.80	797,432.59	3.88	29.20
3 to 6 months	8	4,797.48	6,387.63	0.00	11,185.11	5.88	345,814.25	356,999.36	1.74	62.13
6 to 12 months	2	2,485.40	873.29	0.00	3,358.69	1.77	29,438.51	32,797.20	0.16	41.21
12 to 18 months	1	2,581.15	5,726.27	0.00	8,307.42	4.37	114,716.08	123,023.50	0.60	81.59
18 to 24 months	1	68.26	182.05	0.00	250.31	0.13	1,930.48	2,180.79	0.01	2.80
Over 2 years	2	24,972.96	13,688.88	0.00	38,661.84	20.32	103,069.22	141,731.06	0.69	49.01
Total	353	103,495.41	86,731.67	0.00	190,227.08		20,379,680.84	20,569,907.92		52.42

Each range includes the beginning but not the ending time

Additional information