BANCAJA 8 Fondo de Titulización de Activos

Europea de Titulización
Sociedad Gestora de Fondos de Titulización

Brief report

Date: 10/31/2022
Currency: EUR

Constitution date
04/22/2005

VAT Reg. no.
V84322205

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

Originator
Bankia

Servicer
Bankia

Lead Managers
Bancaja
Deutsche Bank
Calyon
JP Morgan

Underwriters
Bancaja
Deutsche Bank
Calyon
JP Morgan
Dexia
Fortis Bank
Banco Pastor
SCH

Bond Paying Agent
Société Générale

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Société Générale

Start-up Loan
Bankia

Swap
Deutsche Bank

Assets Custodian
Bankia

Fund Auditor
KPMG Auditores

Issued securities: Residential Mortgages Backed Bonds

Bonds issue

Series ISIN Code	Issue date Nº bonds	Principal outstanding (Bond Unit / Series Total / %Factor) Current	Original	Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption Final maturity (legal)	Next	Rating Fitch / Moody's Current	Original
Series A ES0312887005	04/27/2005 15,617	5,110.92 79,817,237.64 5.11%	100,000.00 1,561,700,000.00	Floating 3-M Euribor+0.110% 25.Jan/Apr/Jul/Oct	1.6530% 01/25/2023 21.590230 Gross 17.488086 Net	10/25/2037 Quarterly 25.Jan/Apr/Jul/Oct	01/25/2023 "Pass-Through"	AAAsf Aa1 (sf)	AAA Aaa
Series B ES0312887013	04/27/2005 602	100,000.00 60,200,000.00 100.00%	100,000.00 60,200,000.00	Floating 3-M Euribor+0.230% 25.Jan/Apr/Jul/Oct	1.7730% 01/25/2023 453.100000 Gross 367.011000 Net	10/25/2037 Quarterly 25.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Secuential	AAAsf Aa1 (sf)	A+ A1
Series C ES0312887021	04/27/2005 149	100,000.00 14,900,000.00 100.00%	100,000.00 14,900,000.00	Floating 3-M Euribor+0.450% 25.Jan/Apr/Jul/Oct	1.9930% 01/25/2023 509.322222 Gross 412.551000 Net	10/25/2037 Quarterly 25.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Secuential	AAAsf Aa1 (sf)	BBB+ Baa2
Series D ES0312887039	04/27/2005 132	100,000.00 13,200,000.00 100.00%	100,000.00 13,200,000.00	Floating 3-M Euribor+1.750% 25.Jan/Apr/Jul/Oct	3.2930% 01/25/2023 841.544444 Gross 681.651000 Net	10/25/2037 Quarterly 25.Jan/Apr/Jul/Oct	To be determined "Pass-Through" Pro rata deferred start / Secuential	BBBsf Aa3 (sf)	BB+ Ba2
Series E ES0312887047	04/27/2005 301	93,355.49 28,100,002.49 93.36%	100,000.00 30,100,000.00	Floating 3-M Euribor+3.500% 25.Jan/Apr/Jul/Oct	5.0430% 01/25/2023 1,203.134437 Gross 974.538894 Net	10/25/2037 Quarterly 25.Jan/Apr/Jul/Oct	01/25/2023 Due to Cash Reserve reduction	n.c. Ca (sf)	n.c. Caa2
Total		196,217,240.13	1.680.100.000,00						

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	0,25	0,34	0,43	0,51	0,60	0,69	0,78
	% Annual equivalent CPR			2,00	3,00	4,00	5,00	6,00	7,00	8,00	9,00
Series A	With optional redemption *	Average life	Years	0.48	0.48	0.48	0.48	0.48	0.47	0.47	0.47
			Date	04/18/2023	04/18/2023	04/17/2023	04/17/2023	04/16/2023	04/15/2023	04/15/2023	04/14/2023
		Final Maturity	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
	Without optional redemption *	Average life	Years	2.09	1.97	1.86	1.76	1.67	1.59	1.51	1.44
			Date	11/26/2024	10/12/2024	09/02/2024	07/28/2024	06/25/2024	05/26/2024	04/29/2024	04/04/2024
		Final Maturity	Years	4.25	4.00	4.00	3.75	3.50	3.25	3.25	3.00
			Date	01/25/2027	10/25/2026	10/25/2026	07/25/2026	04/25/2026	01/25/2026	01/25/2026	10/25/2025
Series B	With optional redemption *	Average life	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
		Final Maturity	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
	Without optional redemption *	Average life	Years	6.37	6.12	5.87	5.64	5.41	5.20	5.00	4.81
			Date	03/06/2029	12/04/2028	09/06/2028	06/12/2028	03/23/2028	01/06/2028	10/25/2027	08/16/2027
		Final Maturity	Years	8.75	8.50	8.26	8.01	7.75	7.50	7.26	7.01
			Date	07/25/2031	04/25/2031	01/25/2031	10/25/2030	07/25/2030	04/25/2030	01/25/2030	10/25/2029
Series C	With optional redemption *	Average life	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
		Final Maturity	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
	Without optional redemption *	Average life	Years	9.57	9.36	9.15	8.92	8.70	8.47	8.23	8.00
			Date	05/17/2032	03/02/2032	12/16/2031	09/25/2031	07/03/2031	04/10/2031	01/15/2031	10/21/2030
		Final Maturity	Years	10.26	10.26	10.01	9.76	9.76	9.51	9.26	9.01
			Date	01/25/2033	01/25/2033	10/25/2032	07/25/2032	07/25/2032	04/25/2032	01/25/2032	10/25/2031
Series D	With optional redemption *	Average life	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
		Final Maturity	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
	Without optional redemption *	Average life	Years	11.07	10.98	10.89	10.79	10.68	10.56	10.43	10.30
			Date	11/16/2033	10/16/2033	09/11/2033	08/05/2033	06/27/2033	05/14/2033	03/28/2033	02/08/2033
		Final Maturity	Years	12.01	12.01	12.01	12.01	12.01	12.01	12.01	12.01
			Date	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034
Series E	With optional redemption *	Average life	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
		Final Maturity	Years	0.50	0.50	0.50	0.50	0.50	0.50	0.50	0.50
			Date	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023	04/25/2023
	Without optional redemption *	Average life	Years	12.01	12.01	12.01	12.01	12.01	12.01	12.01	12.01
			Date	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034
		Final Maturity	Years	12.01	12.01	12.01	12.01	12.01	12.01	12.01	12.01
			Date	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034	10/25/2034

* 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	40.68%	79,817,237.64	69.22%	92.95%	1,561,700,000.00	7.05%
Series B	30.68%	60,200,000.00	33.42%	3.58%	60,200,000.00	3.41%
Series C	7.59%	14,900,000.00	24.55%	0.89%	14,900,000.00	2.50%
Series D	6.73%	13,200,000.00	16.70%	0.79%	13,200,000.00	1.70%
Series E	14.32%	28,100,002.49		1.79%	30,100,000.00	
Issue of Bonds		196,217,240.13			1,680,100,000.00	
Reserve Fund	16.70%	28,078,806.73		1.70%	28,100,000.00	

Other finantial operations (current)

Assets		Balance	Interest
Treasury Account		28,842,079.46	0.750%
Servicer ppal collect not yet credited		62,587.01	
Servicer ints collect not yet credited		3,172.55	
Liabilities	**Available**	**Balance**	**Interest**
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

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KPMG Auditores

Collateral: Residential mortgage loans (PTCs)

General

	Current	At constitution date
Count	4,321	14,547
Principal		
Principal outstanding	171,548,780.02	1,650,061,193.12
Average loan	39,701.18	113,429.66
Minimum	0.00	1.24
Maximum	247,058.77	768,383.59
Interest rate		
Weighted average (wac)	1.33%	3.26%
Minimum	0.00%	2.36%
Maximum	3.73%	5.00%
Final maturity		
Weighted average (WARM) (months)	122	311
Minimum	11/05/2022	06/26/2005
Maximum	12/16/2034	10/21/2034
Index (principal outstanding distribution)		
1-year EURIBOR/MIBOR	0.00%	0.05%
1-year EURIBOR/MIBOR (Mortgage Market)	100.00%	99.95%

LTV Distribution

	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	4.53	6.76	0.03	6.60
10.01 - 20%	11.11	15.80	0.33	15.91
20.01 - 30%	22.63	25.23	1.05	25.78
30.01 - 40%	36.51	35.50	2.57	35.83
40.01 - 50%	25.22	43.85	5.02	45.40
50.01 - 60%			8.23	55.36
60.01 - 70%			14.33	65.97
70.01 - 80%			31.56	76.34
80.01 - 90%			15.49	84.81
90.01 - 100%			21.40	95.98
Weighted average (WALTV)		31.79		75.31
Minimum		0.00		0.00
Maximum		49.38		100.00

Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.48%	0.47%	0.46%	0.48%	0.57%
Annual Percentage Rate (CPR)	5.59%	5.45%	5.42%	5.64%	6.59%

Geographic distribution

	Current	At constitution date
Andalucia	7.17%	7.66%
Aragon	1.56%	1.72%
Asturias	0.08%	0.12%
Balearic Islands	4.76%	4.69%
Basque Country	1.43%	1.32%
Canary Islands	9.48%	7.40%
Cantabria	0.05%	0.03%
Castilla-La Mancha	2.91%	2.54%
Castilla-Leon	2.07%	2.48%
Catalonia	13.28%	12.92%
Extremadura	0.35%	0.32%
Galicia	1.76%	1.60%
La Rioja	0.63%	0.59%
Madrid	15.45%	13.74%
Melilla	0.03%	0.01%
Murcia	4.01%	3.46%
Navarra	0.94%	1.38%
Valencia	34.04%	38.03%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
Delinquencies										
Up to 1 month	72	20,709.84	2,845.69	23,306.42	46,861.95	1.13	2,800,879.92	2,847,741.87	22.56	26.38
from > 1 to = 2 months	6	3,366.31	379.24	0.00	3,745.55	0.09	250,488.20	254,233.75	2.01	26.25
from > 2 to = 3 months	4	2,942.19	363.62	0.00	3,305.81	0.08	161,107.85	164,413.66	1.30	27.08
from > 3 to = 6 months	5	11,540.64	1,101.79	0.00	12,642.43	0.30	276,387.87	289,030.30	2.29	26.29
from > 6 to < 12 months	13	60,404.19	2,413.72	1,400.01	64,217.92	1.54	607,927.59	672,145.51	5.32	23.51
from = 12 to < 18 months	4	22,029.69	660.01	0.00	22,689.70	0.55	74,122.14	96,811.84	0.77	12.90
from = 18 to < 24 months	3	9,429.07	344.97	0.00	9,774.04	0.23	29,202.55	38,976.59	0.31	16.49
from ≥ 2 years	115	3,336,727.07	637,770.08	22,208.88	3,996,706.03	96.08	4,263,204.32	8,259,910.35	65.43	52.06
Subtotal	222	3,467,149.00	645,879.12	46,915.31	4,159,943.43	100.00	8,463,320.44	12,623,263.87	100.00	38.04
Doubt debts (subjectives)										
from ≥ 2 years	6	51,100.85	7,600.24	0.00	58,701.09	100.00	0.00	58,701.09	100.00	8.65
Subtotal	6	51,100.85	7,600.24	0.00	58,701.09	100.00	0.00	58,701.09	100.00	8.65
Total	228	3,518,249.85	653,479.36	46,915.31	4,218,644.52		8,463,320.44	12,681,964.96		

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 +34 91 585 15 00 www.cnmv.com