

Brief report

Date: 09/30/2016
 Currency: EUR

Date of constitution
 12/09/2008

VAT Reg. no.
 V85587434

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

Originator
 Bankia

Servicer
 Bankia

Assets Custodian
 Bankia

Bond Paying Agent
 BBVA

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 BBVA

Swap
 JP Morgan Chase

Start-up Loan
 Bankia

Subordinated Loan
 Bankia

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

Lead Manager and Subscriber
 Bankia

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	
		Current	Original			Final maturity (legal)	Next	Fitch / Moody's	Current / Original
Series A ES0312847009	12/11/2008 25.837	55,019.11 1,421,528,745.07 55.02%	100,000.00 2,583,700,000.00	Floating 3-M Euribor+0.300% 23.Jan/Apr/Jul/Oct	0.0030% 10/24/2016 0.412643 Gross 0.334241 Net	04/23/2052 Quarterly 23.Jan/Apr/Jul/Oct	10/24/2016 "Pass-Through"	A-sf Aa2sf	n.c. Aaa
Series B ES0312847017	12/11/2008 1,520	100,000.00 152,000,000.00 100.00%	100,000.00 152,000,000.00	Floating 3-M Euribor+0.600% 23.Jan/Apr/Jul/Oct	0.3030% 10/24/2016 75.750000 Gross 61.357500 Net	04/23/2052 Quarterly 23.Jan/Apr/Jul/Oct	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	n.c. A2sf	n.c. A2
Series C ES0312847025	12/11/2008 1,593	100,000.00 159,300,000.00 100.00%	100,000.00 159,300,000.00	Floating 3-M Euribor+1.200% 23.Jan/Apr/Jul/Oct	0.9030% 10/24/2016 225.750000 Gross 182.857500 Net	04/23/2052 Quarterly 23.Jan/Apr/Jul/Oct	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	n.c. Ba2sf	n.c. Baa3
Total		1,732,828,745.07	2,895,000,000.00						

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)									
				0,17	0,25	0,34	0,42	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	9.01	8.07	7.29	6.62	6.06	5.57	5.15	4.79		
		Final Maturity	Years	07/25/2025	08/19/2024	11/06/2023	03/08/2023	08/13/2022	02/17/2022	09/17/2021	05/07/2021		
	Without optional redemption *	Average life	Years	9.01	8.07	7.29	6.62	6.06	5.57	5.15	4.79		
		Final Maturity	Years	01/23/2037	07/23/2035	04/23/2034	10/23/2032	10/23/2031	07/23/2030	07/23/2029	10/23/2028		
Series B	With optional redemption *	Average life	Years	21.40	19.90	18.61	17.15	16.10	14.89	13.89	12.91		
		Final Maturity	Years	12/14/2037	06/14/2036	02/27/2035	09/14/2033	08/25/2032	06/10/2031	06/11/2030	06/20/2029		
	Without optional redemption *	Average life	Years	21.51	20.01	18.76	17.26	16.26	15.00	14.00	13.00		
		Final Maturity	Years	01/23/2038	07/23/2036	04/23/2035	10/23/2033	10/23/2032	07/23/2031	07/23/2030	07/23/2029		
Series C	With optional redemption *	Average life	Years	22.63	21.17	19.77	18.44	17.20	16.06	15.01	14.06		
		Final Maturity	Years	03/07/2039	09/21/2037	04/25/2036	12/28/2034	10/01/2033	08/10/2032	07/26/2031	08/13/2030		
	Without optional redemption *	Average life	Years	24.76	23.51	22.26	20.76	19.51	18.51	17.26	16.26		
		Final Maturity	Years	04/23/2041	01/23/2040	10/23/2038	04/23/2037	01/23/2036	01/23/2035	10/23/2033	10/23/2032		
Series C	With optional redemption *	Average life	Years	21.51	20.01	18.76	17.26	16.26	15.00	14.00	13.00		
		Final Maturity	Years	01/23/2038	07/23/2036	04/22/2035	10/23/2033	10/23/2032	07/22/2031	07/23/2030	07/22/2029		
	Without optional redemption *	Average life	Years	27.81	26.95	26.00	24.98	23.93	22.88	21.84	20.83		
		Final Maturity	Years	05/08/2044	06/29/2043	07/17/2042	07/11/2041	06/25/2040	06/07/2039	05/23/2038	05/18/2037		
				32.02	32.02	32.02	32.02	32.02	32.02	32.02	32.02		
				07/23/2048	07/23/2048	07/23/2048	07/23/2048	07/23/2048	07/23/2048	07/23/2048	07/23/2048		

* 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	82.04%	1,421,528,745.07	25.14%	89.25%	2,583,700,000.00	16.15%
Series B	8.77%	152,000,000.00	16.37%	5.25%	152,000,000.00	10.90%
Series C	9.19%	159,300,000.00	7.18%	5.50%	159,300,000.00	5.40%
Issue of Bonds		1,732,828,745.07			2,895,000,000.00	
Reserve Fund	7.18%	124,366,407.13		5.40%	156,330,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	173,275,703.95	0.000%	
Servicer ppal collect not yet credited	160,358.19		
Servicer ints collect not yet credited	20,640.10		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		173,532,000.00	1.203%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	
Swap collateralized amount	Amount	Credited	
CSA *	0.00		
Cash		0.00	
Securities		0.00	

* Credit Support Amount in favour of the Fund

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	12,980	16,973	
Principal			
Principal outstanding	1,776,398,617.75	2,895,001,466.75	
Average loan	136,856.60	170,565.10	
Minimum	0.00	207.23	
Maximum	760,000.00	904,672.45	
Interest rate			
Weighted average (wac)	0.82%	5.77%	
Minimum	0.24%	4.50%	
Maximum	3.84%	7.25%	
Final maturity			
Weighted average (WARM) (months)	326	409	
Minimum	10/05/2016	08/10/2010	
Maximum	08/30/2048	08/30/2048	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR (Mortgage Market)	100.00%	99.99%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.20	6.87	0.02	7.83
10.01 - 20%	0.93	15.61	0.28	16.65
20.01 - 30%	2.37	25.69	0.79	25.69
30.01 - 40%	5.06	35.74	2.07	35.55
40.01 - 50%	8.97	45.52	4.44	45.53
50.01 - 60%	15.88	55.34	7.76	55.43
60.01 - 70%	24.17	65.29	13.33	65.84
70.01 - 80%	16.66	75.27	36.08	76.84
80.01 - 90%	18.33	85.41	11.01	85.97
90.01 - 100%	7.42	95.27	24.20	97.05
Weighted average (WALTV)	66.50		76.78	
Minimum	0.00		0.14	
Maximum	100.00		100.00	

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.05%	0.10%	0.17%	0.25%	0.32%
Annual Percentage Rate (CPR)	0.65%	1.23%	2.00%	2.95%	3.73%

Geographic distribution		
	Current	At constitution date
Andalucia	14.62%	14.39%
Aragon	0.60%	0.61%
Asturias	0.82%	0.74%
Balearic Islands	7.12%	6.80%
Basque Country	0.83%	0.85%
Canary Islands	3.10%	3.30%
Cantabria	0.48%	0.43%
Castilla-La Mancha	3.14%	3.13%
Castilla-Leon	2.54%	2.78%
Catalonia	15.56%	15.26%
Ceuta	0.01%	0.00%
Extremadura	0.50%	0.47%
Galicia	1.56%	1.42%
La Rioja	0.18%	0.18%
Madrid	9.77%	9.07%
Melilla	0.03%	0.02%
Murcia	2.78%	2.95%
Navarra	0.58%	0.66%
Valencia	35.80%	36.94%

Current delinquency										
Aging	Assets	Overdue debt				Total	%	Outstanding debt	Total debt	% Total debt / Appraisal Value
		Principal	Interest	Other						
Delinquencies										
Up to 1 month	248	63,201.75	18,709.37	0.00	81,911.12	0.79	36,094,569.39	36,176,480.51	23.80	63.24
from > 1 to ≤ 2 months	91	56,440.82	17,861.28	0.00	74,302.10	0.71	14,016,053.88	14,090,355.98	9.27	66.18
from > 2 to ≤ 3 months	47	55,287.80	16,725.18	0.00	72,012.98	0.69	7,830,366.53	7,902,379.51	5.20	63.01
from > 3 to ≤ 6 months	40	67,687.12	22,740.73	0.00	90,427.85	0.87	5,910,529.60	6,000,957.45	3.95	61.08
from > 6 to < 12 months	49	131,553.44	62,478.39	0.00	194,031.83	1.86	8,081,540.65	8,275,572.48	5.44	66.25
from ≥ 12 to < 18 months	60	328,517.14	147,717.47	0.00	476,234.61	4.57	9,976,628.26	10,452,862.87	6.88	77.15
from ≥ 18 to < 24 months	55	416,092.03	191,839.44	0.00	607,931.47	5.84	8,591,066.19	9,198,997.66	6.05	70.23
from ≥ 2 years	331	5,732,897.54	3,083,965.59	0.00	8,816,863.13	84.67	51,107,987.09	59,924,850.22	39.42	73.35
Subtotal	921	6,851,677.64	3,562,037.45	0.00	10,413,715.09	100.00	141,608,741.59	152,022,456.68	100.00	68.57
Doubt debts (subjectives)										
Up to 1 month	3	267,935.36	39.51	0.00	267,974.87	1.14	0.00	267,974.87	1.14	46.93
from > 1 to ≤ 2 months	6	593,464.33	1,262.51	0.00	594,726.84	2.53	0.00	594,726.84	2.53	37.60
from > 2 to ≤ 3 months	9	467,592.90	1,520.41	0.00	469,113.31	2.00	0.00	469,113.31	2.00	22.98
from > 3 to ≤ 6 months	15	1,326,402.71	6,797.26	0.00	1,333,199.97	5.67	0.00	1,333,199.97	5.67	38.42
from > 6 to < 12 months	17	1,619,852.27	16,429.57	0.00	1,636,281.84	6.96	0.00	1,636,281.84	6.96	45.26
from ≥ 12 to < 18 months	20	1,925,100.07	33,654.25	0.00	1,958,754.32	8.33	0.00	1,958,754.32	8.33	41.99
from ≥ 18 to < 24 months	67	6,527,660.32	162,810.97	0.00	6,690,471.29	28.47	0.00	6,690,471.29	28.47	46.28
from ≥ 2 years	107	10,061,212.52	492,005.05	0.00	10,553,217.57	44.90	0.00	10,553,217.57	44.90	46.16
Subtotal	244	22,789,220.48	714,519.53	0.00	23,503,740.01	100.00	0.00	23,503,740.01	100.00	44.13
Total	1,165	29,640,898.12	4,276,556.98	0.00	33,917,455.10		141,608,741.59	175,526,196.69		63.84