

# HIPOCAT 10 Fondo de Titulización de Activos

Cartera de activos titulizados / *Portfolio of Securitised Assets*

Situación de impagados / *Current delinquency*

Activos / *Assets*: Préstamos hipotecarios vivienda (PHs/CTHs) / *Residential mortgage loans (PTCs/MCs)*  
Fecha / *Date*: 30/11/2025  
Divisa / *Currency*: EUR

| Antigüedad<br><i>Aging</i> | Deuda Vencida<br><i>Overdue Debt</i> |              |                              |                       |              |          | Deuda Pendiente de Vencer<br><i>Outstanding Debt</i> |          |                       | Deuda Total<br><i>Total Debt</i> |          |                                  | Garantía<br><i>Security</i> | % Deuda/Tasación<br><i>% Loan to Value</i> |                           |
|----------------------------|--------------------------------------|--------------|------------------------------|-----------------------|--------------|----------|------------------------------------------------------|----------|-----------------------|----------------------------------|----------|----------------------------------|-----------------------------|--------------------------------------------|---------------------------|
|                            | Num.                                 | Principal    | Intereses<br><i>Interest</i> | Otros<br><i>Other</i> | Total        | %        | Principal                                            | %        | Otros<br><i>Other</i> | Principal                        | %        | Deuda Total<br><i>Total Debt</i> | V. Tasación<br><i>Value</i> | s/ Principal<br><i>o/ Principal</i>        | s/Total<br><i>o/Total</i> |
| De > 0 a <= 1 Mes          | 155                                  | 73.293,77    | 22.650,66                    | 0,00                  | 95.944,43    | 6,40 %   | 7.619.327,12                                         | 81,19 %  | 0,00                  | 7.692.620,89                     | 71,97 %  | 7.715.271,55                     | 26.540.620,21               | 28,9843 %                                  | 29,0697 %                 |
| De > 1 a <= 2 Meses        | 18                                   | 22.896,16    | 6.439,28                     | 0,00                  | 29.335,44    | 1,96 %   | 860.115,05                                           | 9,17 %   | 0,00                  | 883.011,21                       | 8,26 %   | 889.450,49                       | 2.946.432,53                | 29,9688 %                                  | 30,1874 %                 |
| De > 3 a <= 6 Meses        | 5                                    | 9.353,13     | 3.124,96                     | 0,00                  | 12.478,09    | 0,83 %   | 186.800,32                                           | 1,99 %   | 0,00                  | 196.153,45                       | 1,84 %   | 199.278,41                       | 778.263,93                  | 25,2040 %                                  | 25,6055 %                 |
| De > 6 a < 12 Meses        | 4                                    | 24.063,89    | 6.304,84                     | 28,59                 | 30.397,32    | 2,03 %   | 173.227,22                                           | 1,85 %   | 0,00                  | 197.291,11                       | 1,85 %   | 203.624,54                       | 650.535,28                  | 30,3275 %                                  | 31,3011 %                 |
| De >= 12 a <= 18 Meses     | 5                                    | 13.415,32    | 7.585,80                     | 0,00                  | 21.001,12    | 1,40 %   | 137.879,35                                           | 1,47 %   | 0,00                  | 151.294,67                       | 1,42 %   | 158.880,47                       | 765.876,92                  | 19,7544 %                                  | 20,7449 %                 |
| De > 18 a < 24 Meses       | 3                                    | 22.264,39    | 15.802,02                    | 38,12                 | 38.104,53    | 2,54 %   | 175.112,82                                           | 1,87 %   | 0,00                  | 197.377,21                       | 1,85 %   | 213.217,35                       | 468.917,14                  | 42,0921 %                                  | 45,4702 %                 |
| De >= 24                   | 15                                   | 1.139.529,10 | 107.618,72                   | 24.040,75             | 1.271.188,57 | 84,83 %  | 232.019,84                                           | 2,47 %   | 0,00                  | 1.371.548,94                     | 12,83 %  | 1.503.208,41                     | 2.731.731,39                | 50,2080 %                                  | 55,0277 %                 |
| Total:                     | 205                                  | 1.304.815,76 | 169.526,28                   | 24.107,46             | 1.498.449,50 | 100,00 % | 9.384.481,72                                         | 100,00 % | 0,00                  | 10.689.297,48                    | 100,00 % | 10.882.931,22                    | 34.882.377,40               | 30,6438 %                                  | 31,1989 %                 |