



# MBS BANCAJA 5 Fondo de Titulización de Activos

## Brief report

Date: 11/30/2008  
Currency: EUR

Date of constitution  
05/08/2008

VAT Reg. no.  
G85433803

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

Originator  
Bancaja

Servicer  
Bancaja

Lead Managers  
Bancaja  
BNP Paribas

Suscriber  
Bancaja

Bond Paying Agent  
Bancaja

Market  
AJAF Mercado de Renta Fija

Register of Book Securities  
Iberclear

Treasury Account  
Bancaja

Start-up Loan  
Bancaja

Subordinated Loan  
Bancaja

Swap  
BNP Paribas

Assets Custodian  
Bancaja

Fund Auditors  
Pendiente de nombramiento

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.46%	0.49%	0.52%		0.56%
Annual Percentage Rate (CPR)	5.43%	5.72%	6.07%		6.47%

Geographic distribution		
	Current	At constitution date
Andalucia	6.71%	6.64%
Aragon	0.88%	0.87%
Asturias	0.51%	0.50%
Balearic Islands	5.57%	5.53%
Basque Country	1.80%	1.78%
Canary Islands	5.00%	5.02%
Cantabria	0.18%	0.19%
Castilla-La Mancha	1.97%	1.92%
Castilla-Leon	3.33%	3.43%
Catalonia	9.10%	9.09%
Ceuta	0.01%	0.01%
Extremadura	0.34%	0.33%
Galicia	2.15%	2.15%
La Rioja	0.23%	0.23%
Madrid	7.31%	7.35%
Melilla	0.02%	0.02%
Murcia	2.96%	2.92%
Navarra	5.26%	5.17%
Valencia	46.67%	46.83%

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	1,027	201,200.26	347,588.94	0.00	548,789.20	27.85	127,515,190.66	128,063,979.86	59.81	54.83
from > 1 to ≤ 2 months	367	175,875.82	390,110.64	0.00	565,986.46	28.72	50,811,419.33	51,377,405.79	23.99	59.57
from > 2 to ≤ 3 months	140	94,908.93	226,041.78	0.00	320,950.71	16.29	17,865,726.38	18,186,677.09	8.49	60.34
from > 3 to ≤ 6 months	88	115,047.48	291,396.50	0.00	406,443.98	20.62	12,834,996.12	13,241,440.10	6.18	61.34
from > 6 to < 12 months	22	29,817.26	98,763.70	0.00	128,580.96	6.52	3,130,702.59	3,259,283.55	1.52	66.82
<b>Subtotal</b>	<b>1,644</b>	<b>616,849.75</b>	<b>1,353,901.56</b>	<b>0.00</b>	<b>1,970,751.31</b>	<b>100.00</b>	<b>212,158,035.08</b>	<b>214,128,786.39</b>	<b>100.00</b>	<b>56.89</b>
<i>Doubt debts (subjectives)</i>										
	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>Subtotal</b>	<b>0</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>Total</b>	<b>1,644</b>	<b>616,849.75</b>	<b>1,353,901.56</b>	<b>0.00</b>	<b>1,970,751.31</b>		<b>212,158,035.08</b>	<b>214,128,786.39</b>		<b>56.89</b>