

Brief report

Date: 02/28/2026  
 Currency: EUR

Constitution date  
 07/24/2013

VAT Reg. no.  
 V86790680

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

Originator  
 Caja Rural de Soria  
 Caja Rural de Teruel  
 Caja Rural de Zamora

Servicer  
 Caja Rural de Soria  
 Caja Rural de Teruel  
 Caja Rural de Zamora

Lead Manager and Subscriber  
 Banco Cooperativo Español

Servicer Credit Support Provider  
 Banco Cooperativo Español

Bond Paying Agent  
 Soci t  G n rale

Market  
 AIAF Mercado de Renta Fija

Register of Book Securities  
 Iberclear

Treasury Account  
 Soci t  G n rale

Assets Custodian  
 Banco Cooperativo Espa ol

Start-up Loan  
 Entidades Cedentes

Subordinated Loan  
 Entidades Cedentes

Fund Auditor  
 KPMG Auditores

Issued securities: Asset-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	Current	Original	
Series A ES0323978009	07/24/2013 1,335	10,539.98 14,070,873.30 10.54%	100,000.00 133,500,000.00	Floating 3-M Euribor+0.300% 15.Jan/Apr/Jul/Oct	2.3160% 04/15/2026 61.026484 Gross 49.431452 Net	04/15/2055 Quarterly 15.Jan/Apr/Jul/Oct	04/15/2026 "Pass-Through"	AAA (sf) A+sf	A A	
Series B ES0323978017	07/24/2013 165	100,000.00 16,500,000.00 100.00%	100,000.00 16,500,000.00	Floating 3-M Euribor+0.500% 15.Jan/Apr/Jul/Oct	2.5160% 04/15/2026 629.000000 Gross 509.490000 Net	04/15/2055 Quarterly 15.Jan/Apr/Jul/Oct	04/15/2026 "Pass-Through"	AA (sf) Asf	BB CCC	
Total		30,570,873.30	150,000,000.00							

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR) as of the last Payment Date										
Series	With optional redemption *	Average life	Years	% Monthly CPR (SMM)						
				0.17	0.25	0.34	0.42	0.51	0.60	0.69
Series A	Final Maturity	2.52	2.34	2.18	2.04	1.92	1.80	1.70	1.61	
		07/24/2028	05/18/2028	03/21/2028	01/29/2028	12/15/2027	11/03/2027	09/27/2027	08/25/2027	
	Date	5.25	4.75	4.50	4.25	4.00	3.75	3.50	3.50	
		04/15/2031	10/15/2030	07/15/2030	04/15/2030	01/15/2030	10/15/2029	07/15/2029	07/15/2029	
	Date	2.52	2.34	2.18	2.04	1.92	1.80	1.70	1.61	
		07/24/2028	05/18/2028	03/21/2028	01/29/2028	12/15/2027	11/03/2027	09/27/2027	08/25/2027	
Date	5.25	4.75	4.50	4.25	4.00	3.75	3.50	3.50		
	04/15/2031	10/15/2030	07/15/2030	04/15/2030	01/15/2030	10/15/2029	07/15/2029	07/15/2029		
Series B	Final Maturity	5.73	5.46	5.21	4.73	4.48	4.23	3.99	3.97	
		10/06/2031	07/02/2031	03/30/2031	10/07/2030	07/06/2030	04/07/2030	01/08/2030	01/01/2030	
	Date	5.75	5.50	5.25	4.75	4.50	4.25	4.00	4.00	
		10/15/2031	07/15/2031	04/15/2031	10/15/2030	07/15/2030	04/15/2030	01/15/2030	01/15/2030	
	Date	9.95	9.52	9.12	8.74	8.37	8.03	7.71	7.40	
		12/24/2035	07/22/2035	02/25/2035	10/08/2034	05/29/2034	01/24/2034	09/28/2033	06/08/2033	
Date	25.26	25.26	25.26	25.26	25.26	25.26	25.26	25.26		
	04/15/2051	04/15/2051	04/15/2051	04/15/2051	04/15/2051	04/15/2051	04/15/2051	04/15/2051		

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	46.03%	14,070,873.30	78.50%	89.00%	133,500,000.00	16.00%
Series B	53.97%	16,500,000.00	24.53%	11.00%	16,500,000.00	5.00%
Issue of Bonds		30,570,873.30			150,000,000.00	
Principal Reserve Fund	24.53%	7,500,000.00	5.00%		7,500,000.00	
Secondary Reserve Fund	0.41%	126,637.86	0.80%		1,200,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	8,848,556.56	1.726%	
Servicer ppal collect not yet credited	78,820.73		
Servicer ints collect not yet credited	28,096.82		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		7,626,637.86	3.016%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans (PTCs/MCs)

General			
	Current	At constitution date	
Count	559	1,250	
Principal			
Principal outstanding	29,794,243.17	150,149,558.47	
Average loan	53,299.18	120,119.65	
Minimum	829.21	50,357.63	
Maximum	198,787.96	478,679.11	
Interest rate			
Weighted average (wac)	3.01%	2.25%	
Minimum	1.55%	0.80%	
Maximum	5.43%	5.00%	
Final maturity			
Weighted average (WARM) (months)	157	286	
Minimum	04/21/2026	07/31/2017	
Maximum	07/31/2051	07/31/2051	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR	17.20%	0.31%	
1-year EURIBOR/MIBOR (Mortgage Market)	82.80%	99.69%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	3.19	6.07		
10.01 - 20%	9.23	15.45	0.38	17.00
20.01 - 30%	20.84	25.51	1.39	25.55
30.01 - 40%	30.17	35.23	5.51	35.51
40.01 - 50%	25.76	44.50	12.69	45.67
50.01 - 60%	10.57	52.41	14.96	55.24
60.01 - 70%	0.24	61.31	29.20	65.58
70.01 - 80%			32.01	73.64
80.01 - 90%			3.66	84.47
90.01 - 100%			0.19	92.29
Weighted average (WALTV)	34.71		62.43	
Minimum	0.24		15.33	
Maximum	61.31		95.09	

In accordance with the provisions of the Prospectus, it is hereby certified that the Originator maintains, at all times, a material net economic interest of not less than five per cent (5%) in the securitisation transaction, in compliance with Article 6 of Regulation (EU) 2017/2402 and other applicable risk retention requirements.

Europa de Titulización publishes this report to supplement the information laid down in the Offering Circular for the Bond Issue by this Securitisation Fund. Only the information communicated by Europa de Titulización, in pursuance of the provisions of the Offering Circular, shall be considered for third-party publicity and dissemination purposes.

Additional information  
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 Official register CNMV: C/ Edison, 4 - 28006 Madrid [www.cnmv.com](http://www.cnmv.com)

# RURAL HIPOTECARIO XVI Fondo de Titulización de Activos

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	1.16%	0.69%	0.61%	0.56%	0.57%
Annual Percentage Rate (CPR)	13.08%	8.00%	7.05%	6.49%	6.63%

Geographic distribution		
	Current	At constitution date
Andalucia	0.35%	0.50%
Aragon	32.30%	33.53%
Asturias		0.06%
Balearic Islands		0.08%
Basque Country		0.08%
Canary Islands	0.01%	0.05%
Cantabria	0.16%	0.08%
Castilla-La Mancha	1.18%	1.01%
Castilla-Leon	57.44%	55.86%
Catalonia	1.01%	0.74%
Galicia	1.13%	1.09%
La Rioja	0.00%	0.36%
Madrid	4.50%	4.59%
Navarra	0.32%	0.17%
Valencia	1.60%	1.79%

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	22	5,537.31	1,758.78	0.00	7,296.09	14.02	1,690,313.55	1,697,609.64	92.42	41.71
from > 3 to = 6 months	1	1,804.18	539.77	0.00	2,343.95	4.50	39,579.28	41,923.23	2.28	29.29
from = 18 to < 24 months	1	5,676.71	1,111.07	0.00	6,787.78	13.04	16,618.84	23,406.62	1.27	16.38
from ≥ 2 years	2	29,109.81	6,511.94	0.00	35,621.75	68.44	38,308.30	73,930.05	4.02	26.38
Subtotal	26	42,128.01	9,921.56	0.00	52,049.57	100.00	1,784,819.97	1,836,869.54	100.00	39.62
Total	26	42,128.01	9,921.56	0.00	52,049.57		1,784,819.97	1,836,869.54		

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