

BANKINTER 12 Fondo de Titulización Hipotecaria



Brief report

Date: 10/31/2007
Currency: EUR

Date of constitution
03/06/2006

VAT Reg. no.
V84634575

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

Originator
Bankinter

Servicer
Bankinter

Lead Managers
Bankinter
Société Générale

Bond Underwriter
Société Générale
Bankinter

Placement Agents
Société Générale
Bankinter

Bond Paying Agent
Bankinter

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Bankinter

Amortisation Account
Bankinter

Start-up Loan
Bankinter

Swap
Bankinter

Assets Custodian
Bankinter

Fund Auditors
Ernst&Young

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 Fitch / Moody's	
		Current	Original			Final maturity (legal)	Next	Current	Original
Series A1 ES0313715007	03/10/2006 500		100,000.00 50,000,000.00	Floating 3-M Euribor+0.040% 15.Mar/Jun/Sep/Dec	12/17/2007 Gross Net	06/15/2007 12/15/2043 15.Mar/Jun/Sep/Dec	12/17/2007 "Soft-Bullet" except certain circumstances	AAA Aaa	AAA Aaa
Series A2 ES0313715015	03/10/2006 11,024	87,711.69 966,933,670.56 87.71%	100,000.00 1,102,400,000.00	Floating 3-M Euribor+0.120% 15.Mar/Jun/Sep/Dec	4.8500% 12/17/2007 1,075.320955 Gross 914.022812 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Secuential / Pro rata under certain circumstances	AAA Aaa	AAA Aaa
Series B ES0313715023	03/10/2006 131		100,000.00 13,100,000.00 100.00%	Floating 3-M Euribor+0.250% 15.Mar/Jun/Sep/Dec	4.9800% 12/17/2007 1,258.833333 Gross 1,070.008333 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	A+ Aa3	A+ Aa3
Series C ES0313715031	03/10/2006 119		100,000.00 11,900,000.00 100.00%	Floating 3-M Euribor+0.350% 15.Mar/Jun/Sep/Dec	5.0800% 12/17/2007 1,284.111111 Gross 1,091.494444 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	A- A3	A- A3
Series D ES0313715049	03/10/2006 113		100,000.00 11,300,000.00 100.00%	Floating 3-M Euribor+2.250% 15.Mar/Jun/Sep/Dec	6.9800% 12/17/2007 1,764.388889 Gross 1,499.730556 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	BBB- Ba1	BBB- Ba1
Series E ES0313715056	03/10/2006 113		100,000.00 11,300,000.00 100.00%	Floating 3-M Euribor+3.900% 15.Mar/Jun/Sep/Dec	8.6300% 12/17/2007 2,181.472222 Gross 1,854.251389 Net	12/15/2043 Quarterly 15.Mar/Jun/Sep/Dec	To be determined Due to Cash Reserve reduction	CCC Ca	CCC Ca
Total		1,014,533,670.56	1,200,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)												
		% Monthly CPR (SMM)		0,34	0,51	0,69	0,87	1,06	1,25	1,44	1,64	
		% Annual equivalent CPR		4,00	6,00	8,00	10,00	12,00	14,00	16,00	18,00	
Series A2	With optional redemption *	Average life	Years	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	
		Final Maturity	Years	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	
	Without optional redemption *	Average life	Years	0.38	0.38	0.38	0.38	0.38	0.38	0.38	0.38	
		Final Maturity	Years	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	
Series B	With optional redemption *	Average life	Years	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	
		Final Maturity	Years	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	
	Without optional redemption *	Average life	Years	0.38	0.38	0.38	0.38	0.38	0.38	0.38	0.38	
		Final Maturity	Years	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	
Series C	With optional redemption *	Average life	Years	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	
		Final Maturity	Years	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	
	Without optional redemption *	Average life	Years	0.38	0.38	0.38	0.38	0.38	0.38	0.38	0.38	
		Final Maturity	Years	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	
Series D	With optional redemption *	Average life	Years	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	
		Final Maturity	Years	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	
	Without optional redemption *	Average life	Years	0.38	0.38	0.38	0.38	0.38	0.38	0.38	0.38	
		Final Maturity	Years	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	03/17/2008	
Series E	With optional redemption *	Average life	Years	0.13	0.13	0.13	0.13	0.13	0.13	0.13	0.13	
		Final Maturity	Years	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	12/17/2007	
	Without optional redemption *	Average life	Years	18.01	18.01	18.01	18.01	18.01	18.01	18.01	18.01	
		Final Maturity	Years	10/28/2025	10/28/2025	10/28/2025	10/28/2025	10/28/2025	10/28/2025	10/28/2025	10/28/2025	

* 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	
Class A	95.31%	966,933,670.56	4.74%	1,152,400,000.00	4.00%
Series A1	0.00%	0.00	4.17%	50,000,000.00	
Series A2	95.31%	966,933,670.56	91.87%	1,102,400,000.00	
Series B	1.29%	13,100,000.00	1.09%	13,100,000.00	2.90%
Series C	1.17%	11,900,000.00	2.25%	11,900,000.00	1.90%
Series D	1.11%	11,300,000.00	1.13%	11,300,000.00	0.95%
Series E	1.11%	11,300,000.00	0.94%	11,300,000.00	
Issue of Bonds		1,014,533,670.56		1,200,000,000.00	
Reserve Fund	1.13%	11,300,000.00	0.95%	11,300,000.00	

Other financial operations (current)			
Assets		Balance	Interest
Treasury Account		31,411,071.74	4.800%
Amortization Account		0.00	
Servicer ppal collect not yet credited		2,201,150.14	
Servicer ints collect not yet credited		1,028,166.51	
Liabilities		Available	Balance
Start-up Loan		1,792,612.22	6.730%

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Collateral: Residential mortgage loans

General		
	Current	At constitution date
Count	7,620	8,376
Principal		
Principal outstanding	987,562,878.31	1,188,737,343.89
Average loan	129,601.43	141,921.84
Minimum	182.65	4,349.01
Maximum	900,000.00	969,950.00
Interest rate		
Weighted average (wac)	4.75%	3.03%
Minimum	3.86%	2.25%
Maximum	6.73%	4.83%
Final maturity		
Weighted average (WARM) (months)	294	313
Minimum	11/11/2007	10/14/2006
Maximum	12/12/2040	12/12/2040
Index (principal outstanding distribution)		
1-year EURIBOR/MIBOR	100.00%	100.00%

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.44	7.30	0.23	8.08
10.01 - 20%	2.21	15.87	1.47	15.96
20.01 - 30%	5.42	25.48	4.01	25.53
30.01 - 40%	10.25	35.49	7.94	35.55
40.01 - 50%	15.61	45.41	13.21	45.43
50.01 - 60%	20.20	55.10	18.85	55.27
60.01 - 70%	22.86	64.98	22.47	65.25
70.01 - 80%	23.02	74.13	31.83	75.74
Weighted average (WALTV)	55.53		59.29	
Minimum	0.13		2.01	
Maximum	79.17		80.00	

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.55%	0.55%	0.69%	0.71%	0.69%
Annual Percentage Rate (CPR)	6.46%	6.36%	7.93%	8.19%	7.99%

Geographic distribution		
	Current	At constitution date
Andalucia	11.32%	11.33%
Aragon	1.19%	1.12%
Asturias	1.29%	1.26%
Balearic Islands	1.79%	1.75%
Basque Country	9.41%	9.04%
Canary Islands	3.45%	3.57%
Cantabria	2.33%	2.31%
Castilla-La Mancha	1.68%	1.73%
Castilla-Leon	3.63%	3.54%
Catalonia	18.76%	18.24%
Extremadura	0.45%	0.45%
Galicia	1.65%	1.59%
La Rioja	0.19%	0.21%
Madrid	30.50%	31.13%
Murcia	1.09%	1.06%
Navarra	0.27%	0.26%
Valencia	11.00%	11.40%

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	169	41,977.01	42,261.24	0.00	84,238.25	46.57	23,155,904.38	23,240,142.63	77.27	51.54
from > 1 to ≤ 2 months	38	23,223.34	26,663.60	0.00	49,886.94	27.58	4,624,864.49	4,674,751.43	15.54	46.81
from > 2 to ≤ 3 months	13	12,821.96	15,353.09	0.00	28,175.05	15.58	1,667,480.66	1,695,655.71	5.64	49.73
from > 3 to ≤ 6 months	3	4,541.11	7,912.57	0.00	12,453.68	6.88	385,790.59	398,244.27	1.32	56.65
from > 6 to < 12 months	1	4,032.48	2,106.39	0.00	6,138.87	3.39	62,537.37	68,676.24	0.23	65.21
Subtotal	224	86,595.90	94,296.89	0.00	180,892.79	100.00	29,896,577.49	30,077,470.28	100.00	50.73
<i>Doubt debts (subjectives)</i>										
	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
Subtotal	0	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total	224	86,595.90	94,296.89	0.00	180,892.79		29,896,577.49	30,077,470.28		50.73