

## VALENCIA HIPOTECARIO 2 Fondo de Titulización Hipotecaria

### Cartera de Activos Titulizados / Portfolio of Securitised Assets

### Distribución por Índices de Referencia / Distribution by Reference Indexes

**Activos / Assets:** Préstamos hipotecarios vivienda (PHs) / Residential mortgage loans

**Fecha / Date:** 31/12/2007

**Divisa / Currency:** EUR

| Índices de Referencia<br>Reference Indexes                                       | Saldo Vivo de Principal<br>Outstanding Principal Balance |               |                       |               | Principal Vencido Impagado<br>Overdue Principal |               |                   |               | Principal Pendiente Vencimiento<br>Outstanding Principal |               |                       |               | Tipo Int.<br>Int. Rate | Margen s/Índice<br>Margin o/Index |       |       |
|----------------------------------------------------------------------------------|----------------------------------------------------------|---------------|-----------------------|---------------|-------------------------------------------------|---------------|-------------------|---------------|----------------------------------------------------------|---------------|-----------------------|---------------|------------------------|-----------------------------------|-------|-------|
|                                                                                  | Num.                                                     | %             | Importe / Amount      | %             | Num.                                            | %             | Importe / Amount  | %             | Num.                                                     | %             | Importe / Amount      | %             | Med.Pond.<br>W. Avg.   | M.Pond.<br>W. Avg.                | Min.  | Max.  |
| <b>Interés Variable<br/>Floating Interest</b>                                    | <b>9.808</b>                                             | <b>100,00</b> | <b>683.114.295,30</b> | <b>100,00</b> | <b>677</b>                                      | <b>100,00</b> | <b>322.255,32</b> | <b>100,00</b> | <b>9.807</b>                                             | <b>100,00</b> | <b>682.792.039,98</b> | <b>100,00</b> | <b>5,142%</b>          |                                   |       |       |
| EURIBOR/MIBOR a 3 meses<br>3-month EURIBOR/MIBOR                                 | 2                                                        | 0,02          | 86.053,89             | 0,01          | 1                                               | 0,15          | 447,37            | 0,14          | 2                                                        | 0,02          | 85.606,52             | 0,01          | 4,765%                 | 0,790                             | 0,650 | 1,250 |
| EURIBOR/MIBOR a 1 año<br>1-year EURIBOR/MIBOR                                    | 321                                                      | 3,27          | 16.748.876,29         | 2,45          | 24                                              | 3,55          | 9.814,50          | 3,05          | 321                                                      | 3,27          | 16.739.061,79         | 2,45          | 5,351%                 | 0,842                             | 0,500 | 2,000 |
| EURIBOR/MIBOR a 1 año (M. Hipotecario)<br>1-year EURIBOR/MIBOR (Mortgage Market) | 9.482                                                    | 96,68         | 666.068.511,19        | 97,50         | 652                                             | 96,31         | 311.993,45        | 96,82         | 9.481                                                    | 96,68         | 665.756.517,74        | 97,51         | 5,137%                 | 0,817                             | 0,000 | 2,500 |
| M. Hipotecario Bancos<br>Mortgage Market: Banks                                  | 1                                                        | 0,01          | 44.764,17             | 0,01          | 0                                               | 0,00          | 0,00              | 0,00          | 1                                                        | 0,01          | 44.764,17             | 0,01          | 6,500%                 | 1,000                             | 1,000 | 1,000 |
| M. Hipotecario Conjunto de Entidades<br>Mortgage Market: All Institutions        | 2                                                        | 0,02          | 166.089,76            | 0,02          | 0                                               | 0,00          | 0,00              | 0,00          | 2                                                        | 0,02          | 166.089,76            | 0,02          | 5,462%                 | 0,038                             | 0,000 | 0,250 |
| <b>Total :</b>                                                                   | <b>9.808</b>                                             | <b>100,00</b> | <b>683.114.295,30</b> | <b>100,00</b> | <b>677</b>                                      | <b>100,00</b> | <b>322.255,32</b> | <b>100,00</b> | <b>9.807</b>                                             | <b>100,00</b> | <b>682.792.039,98</b> | <b>100,00</b> |                        |                                   |       |       |
| <b>Media Ponderada / Weighted Average :</b>                                      |                                                          |               |                       |               |                                                 |               |                   |               |                                                          |               |                       |               | <b>5,142%</b>          |                                   |       |       |
| <b>Media Simple / Average :</b>                                                  |                                                          |               | <b>69.648,68</b>      |               |                                                 |               | <b>476,00</b>     |               |                                                          |               | <b>69.622,93</b>      |               | <b>5,219%</b>          |                                   |       |       |
| <b>Mínimo / Minimum :</b>                                                        |                                                          |               | <b>6,79</b>           |               |                                                 |               | <b>0,16</b>       |               |                                                          |               | <b>78,89</b>          |               | <b>3,500%</b>          |                                   |       |       |
| <b>Máximo / Maximum :</b>                                                        |                                                          |               | <b>471.016,45</b>     |               |                                                 |               | <b>9.110,93</b>   |               |                                                          |               | <b>471.016,45</b>     |               | <b>7,000%</b>          |                                   |       |       |