

HIPOTECARIO 2 Fondo de Titulización Hipotecaria

Brief report

Date: 10/31/2006
Currency: EUR

Date of constitution
12/04/1998

VAT Reg. no.
G82191453

Management Company
Europa de Titulización S.G.F.T

Originator
BBVA (Argentaria)

Servicer
BBVA (Argentaria)

Lead Managers
Argentaria
Banco Negocios Argentaria

Bond Underwriters and Placement Agents
Banco Negocios Argentaria

Bond Paying Agent
BBVA (Argentaria)

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
BBVA (Argentaria)

Swap
BBVA (Argentaria)

Subordinated Loan
BBVA (Argentaria)

Assets Custodian
BBVA (Argentaria)

Fund Auditors
Ernst&Young

Issued securities: Residential Mortgages Backed Bonds

Bonds issue									
Series ISIN Code	Issue date Nº bonds	Principal outstanding (Bond Unit / Series Total / %Factor)		Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption		Rating Moody's	
		Current	Original			Final maturity (legal)	Next	Current	Original
Series A ES0345791000	12/09/1998 6,758	34,370.07 232,272,933.06 22.87%	150,253.03 1,015,409,950.36	Floating 6-M Euribor + 0.200% 16.May/Nov	3.3114% 11/16/2006 573.74 Gross 487.68 Net	05/16/2023 Half-yearly 16.May/Nov	11/16/2006 "Pass-Through"	Aaa	Aaa
Series B ES0345791018	12/09/1998 242	66,226.59 16,026,834.78 44.08%	150,253.03 36,361,232.32	Floating 6-M Euribor + 0.480% 16.May/Nov	3.5953% 11/16/2006 1,200.31 Gross 1,020.26 Net	05/16/2023 Half-yearly 16.May/Nov	11/16/2006 "Pass-Through" Pro rata deferred start / Secuential	A2	A2
Total		248,299,767.84	1,051,771,182.67						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)											
		% Monthly CPR (SMM)		0,00		0,34		0,51		0,69	
		% Annual equivalent CPR		0,00		4,00		6,00		8,00	
Series A	With optional redemption *	Average life	Years	1.97	3.12	3.12	3.12	3.12	3.12	3.12	3.12
		Final Maturity	Date	11/17/2008	01/11/2010	01/11/2010	01/11/2010	01/11/2010	01/11/2010	01/11/2010	01/11/2010
		Average life	Years	2.96	4.46	4.46	4.46	4.46	4.46	4.46	4.46
		Final Maturity	Date	11/16/2009	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011
	Without optional redemption *	Average life	Years	2.55	4.37	4.37	4.37	4.37	4.37	4.37	4.37
		Final Maturity	Date	06/18/2009	04/13/2011	04/13/2011	04/13/2011	04/13/2011	04/13/2011	04/13/2011	04/13/2011
Series B	With optional redemption *	Average life	Years	2.37	3.59	3.59	3.59	3.59	3.59	3.59	3.59
		Final Maturity	Date	11/16/2009	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011
		Average life	Years	2.37	3.59	3.59	3.59	3.59	3.59	3.59	3.59
		Final Maturity	Date	11/16/2009	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011	05/16/2011
	Without optional redemption *	Average life	Years	7.90	11.17	11.17	11.17	11.17	11.17	11.17	11.17
		Final Maturity	Date	10/20/2014	01/29/2018	01/29/2018	01/29/2018	01/29/2018	01/29/2018	01/29/2018	01/29/2018

* 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
Series A	93.55%	232,272,933.06	9.60%	96.54%	1,015,409,950.36
Series B	6.45%	16,026,834.78	3.15%	3.46%	36,361,232.32
Issue of Bonds		248,299,767.84			1,051,771,182.67
Reserve Fund	3.15%	7,821,442.73		1.05%	11,043,597.42

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	38,145,912.27	3.055%	
Servicer ppal collect not yet credited	2,996,433.72		
Servicer ints collect not yet credited	710,611.05		
Liabilities	Available	Balance	Interest
Subordinated Loan		7,904,951.42	4.066%

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	10,231	25,780	
Principal			
Principal outstanding	218,492,738.89	1,051,772,964.04	
Average loan	21,355.95	40,798.02	
Minimum	3.90	6,019.02	
Maximum	182,295.63	235,884.32	
Interest rate			
Weighted average (wac)	4.25%	5.42%	
Minimum	3.16%	3.75%	
Maximum	5.75%	8.75%	
Final maturity			
Weighted average (WARM) (months)	101	172	
Minimum	11/30/2006	01/31/2000	
Maximum	02/28/2023	02/28/2023	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR (Mortgage Market)	87.44%	87.99%	
Mortgage Market: All Institutions	12.56%	12.01%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	3.55	6.67	0.09	8.19
10.01 - 20%	11.75	15.53	1.55	16.19
20.01 - 30%	18.21	25.34	4.45	25.56
30.01 - 40%	23.98	35.10	8.25	35.35
40.01 - 50%	16.38	44.61	12.12	45.40
50.01 - 60%	16.90	54.54	16.48	55.30
60.01 - 70%	9.23	61.77	23.87	65.32
70.01 - 80%			33.18	74.83
Weighted average (WALTV)		37.32		59.35
Minimum		0.00		5.42
Maximum		67.35		79.98

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.79%	0.64%	0.73%	0.80%	0.80%
Annual Percentage Rate (CPR)	9.09%	7.41%	8.39%	9.17%	9.20%

Geographic distribution			
	Current	At constitution date	
Andalucia	21.21%	20.61%	
Aragon	1.37%	1.37%	
Asturias	1.50%	1.41%	
Balearic Islands	3.77%	4.03%	
Basque Country	1.60%	1.43%	
Canary Islands	8.93%	7.74%	
Cantabria	1.19%	1.15%	
Castilla-La Mancha	4.47%	4.03%	
Castilla-Leon	5.40%	5.11%	
Catalonia	7.84%	8.01%	
Extremadura	2.29%	2.23%	
Galicia	4.38%	3.37%	
La Rioja	1.08%	0.98%	
Madrid	23.67%	27.54%	
Murcia	1.95%	2.19%	
Navarra	0.52%	0.62%	
Valencia	8.82%	8.19%	

Additional information

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Official register CNMV: Pº de la Castellana, 19 - 28046 Madrid ☎ +34 91 585 15 00 🌐 www.cnmv.com

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Current delinquency										
Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
Up to 1 month	509	130,303.39	39,995.38	0.00	170,298.77	45.52	11,509,154.13	11,679,452.90	74.46	30.73
1 to 2 months	81	26,870.08	8,942.45	0.00	35,812.53	9.57	1,889,403.51	1,925,216.04	12.27	37.63
2 to 3 months	48	26,261.74	10,282.40	0.00	36,544.14	9.77	1,176,804.32	1,213,348.46	7.74	41.49
3 to 6 months	12	6,796.61	1,280.14	59.98	8,136.73	2.17	136,468.48	144,605.21	0.92	20.09
6 to 12 months	13	18,808.84	5,202.58	2,968.97	26,980.39	7.21	226,047.00	253,027.39	1.61	27.41
12 to 18 months	3	11,811.58	3,323.63	638.65	15,773.86	4.22	90,030.77	105,804.63	0.67	44.15
18 to 24 months	3	6,704.39	4,730.63	1,174.37	12,609.39	3.37	66,368.66	78,978.05	0.50	66.87
Over 2 years	7	33,836.39	30,184.73	3,958.72	67,979.84	18.17	217,432.28	285,412.12	1.82	40.06
Total	676	261,393.02	103,941.94	8,800.69	374,135.65		15,311,709.15	15,685,844.80		32.17