

RURAL HIPOTECARIO II Fondo de Titulización Hipotecaria

Brief report

Date: 06/30/2011
Currency: EUR

Date of constitution
05/29/2001

VAT Reg. no.
V83012922

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

Originator
Caja Rural de Almería y Málaga
Caja Rural Credicoop
Caja Rural del Jálón
Caja Rural de Navarra
Caja Rural del Sur
Caja Rural de Zamora
Caja Rural de Zaragoza

Servicer
Caja Rural de Almería y Málaga
Caja Rural Credicoop
Caja Rural del Jálón
Caja Rural de Navarra
Caja Rural del Sur
Caja Rural de Zamora
Caja Rural de Zaragoza

Lead Managers
Banco Cooperativo
Credit Agricole Indosuez
DG Bank

Bond Underwriters and Placement Agents
Banco Cooperativo
Credit Agricole Indosuez
DG Bank
EBN Banco
ABN AMRO Bank
Credit Suisse First Boston
BNP Paribas
Société Générale

Servicer Credit Support Provider
Banco Cooperativo Español

Bond Paying Agent
Banco Cooperativo

Market
AIAF Mercado de Renta Fija

Register of Book Securities
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Treasury Account
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Subordinated Loan
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Assets Custodian
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Fund Auditors
Deloitte (ejercicios 2009 a actual)
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Issued securities: Mortgage-Backed Bonds

Bonds Issue											
Series	ISIN Code	Issue date	N° bonds	Principal outstanding		Interest type	Interest Rate	Redemption		Rating	
				(Bond Unit / Series Total / %Factor)				Next	Moody's		
				Current	Original	Reference rate and margin	Next coupon	Final maturity (legal)		Current	Original
Series A	ES0374228007	06/05/2001	2.220	9,652.74	100,000.00	Floating	1.6660%	08/12/2026	08/12/2011	Aaa	Aaa
				21,429,082.80	222,000,000.00	3-M Euribor+0.240%	41.10 Gross	Quarterly	"Pass-Through"		
				9.65%		12.Feb/May/Aug/Nov	33.29 Net	12.Feb/May/Aug/Nov			
Series B	ES0374228015	06/05/2001	130	100,000.00	100,000.00	Floating	1.9260%	08/12/2026	To be determined	A2	A2
				13,000,000.00	13,000,000.00	3-M Euribor+0.500%	492.20 Gross	Quarterly	"Pass-Through"		
				100.00%		12.Feb/May/Aug/Nov	398.68 Net	12.Feb/May/Aug/Nov	Pro rata		
									deferred start /		
									Secutorial		
Total				34,429,082.80	235,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)													
Series	Option	Average life	Years	% Monthly CPR (SMM)									
				0.17	0.34	0.51	0.69	0.87	1.06	1.25	1.44		
				% Annual equivalent CPR									
				2.00	4.00	6.00	8.00	10.00	12.00	14.00	16.00		
Series A	With optional redemption *	Average life	Years	1.32	1.28	1.15	1.12	1.09	0.97	0.95	0.93		
		Final Maturity	Years	10/23/2012	10/10/2012	08/22/2012	08/12/2012	08/01/2012	06/17/2012	06/09/2012	06/02/2012		
	Without optional redemption *	Average life	Years	1.87	1.87	1.62	1.62	1.62	1.37	1.37	1.37		
		Final Maturity	Years	05/12/2013	05/12/2013	02/12/2013	02/12/2013	02/12/2013	11/12/2012	11/12/2012	11/12/2012		
Series B	With optional redemption *	Average life	Years	1.74	1.62	1.52	1.42	1.34	1.26	1.19	1.13		
		Final Maturity	Years	03/27/2013	02/11/2013	01/03/2013	11/29/2012	10/29/2012	10/02/2012	09/07/2012	08/15/2012		
	Without optional redemption *	Average life	Years	4.12	3.62	3.37	3.12	3.12	2.87	2.62	2.62		
		Final Maturity	Years	08/12/2015	02/12/2015	11/12/2014	08/12/2014	08/12/2014	05/12/2014	02/12/2014	02/12/2014		
Series B	With optional redemption *	Average life	Years	1.87	1.87	1.62	1.62	1.62	1.37	1.37	1.37		
		Final Maturity	Years	05/12/2013	05/12/2013	02/12/2013	02/12/2013	02/12/2013	11/12/2012	11/12/2012	11/12/2012		
	Without optional redemption *	Average life	Years	7.04	6.66	6.30	5.96	5.65	5.35	5.08	4.82		
		Final Maturity	Years	07/13/2018	02/23/2018	10/14/2017	06/13/2017	02/18/2017	11/02/2016	07/26/2016	04/24/2016		
				14.38	14.38	14.38	14.38	14.38	14.38	14.38			
				11/12/2025	11/12/2025	11/12/2025	11/12/2025	11/12/2025	11/12/2025	11/12/2025			

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	% CE	% CE	% CE	% CE
Series A	62.24%	21,429,082.80	45.58%	94.47%	222,000,000.00	8.03%
Series B	37.76%	13,000,000.00	7.82%	5.53%	13,000,000.00	2.50%
Issue of Bonds		34,429,082.80			235,000,000.00	
Reserve Fund	7.82%	2,691,022.74	2.50%		5,875,000.00	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	3,914,531.68	1.320%	
Servicer ppal collect not yet credited	337,467.65		
Servicer ints collect not yet credited	38,752.24		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		2,473,330.95	2.428%
Subordinated Loan S/T		217,691.79	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans

General			
	Current	At constitution date	
Count	1,756	5,118	
Principal			
Principal outstanding	32,809,714.93	235,006,217.60	
Average loan	18,684.35	45,917.59	
Minimum	7.37	3,692.85	
Maximum	168,264.88	246,754.56	
Interest rate			
Weighted average (wac)	3.00%	6.08%	
Minimum	1.88%	3.20%	
Maximum	7.50%	8.24%	
Final maturity			
Weighted average (WARM) (months)	91	185	
Minimum	07/02/2011	06/01/2003	
Maximum	09/05/2025	11/30/2025	
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR	12.30%	17.21%	
1-year EURIBOR/MIBOR (Mortgage Market)	37.72%	37.12%	
Mortgage Market: Banks	5.63%	5.77%	
Mortgage Market: Savings Banks	18.82%	19.03%	
Mortgage Market: All Institutions	25.53%	20.85%	

LTV Distribution				
	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	6.34	6.59	0.14	5.80
10.01 - 20%	21.30	15.51	1.13	16.33
20.01 - 30%	21.41	24.18	4.47	25.56
30.01 - 40%	25.99	35.48	7.97	35.38
40.01 - 50%	17.31	43.23	12.23	45.46
50.01 - 60%	7.66	52.84	17.40	55.28
60.01 - 70%			23.71	65.33
70.01 - 80%			32.94	74.79
Weighted average (WALTV)		29.65		59.48
Minimum		0.01		0.30
Maximum		57.05		79.21

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Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.47%	0.41%	0.35%	0.40%	0.77%
Annual Percentage Rate (CPR)	5.46%	4.83%	4.13%	4.68%	8.84%

Geographic distribution

	Current	At constitution date
Andalucia	33.09%	30.97%
Aragon	22.33%	25.34%
Balearic Islands		0.02%
Basque Country	1.10%	1.02%
Cantabria	0.08%	0.02%
Castilla-La Mancha	0.23%	0.11%
Castilla-Leon	6.06%	5.67%
Catalonia	2.75%	2.74%
Ceuta		0.01%
Galicia	0.06%	0.07%
La Rioja	1.36%	1.14%
Madrid	0.42%	0.45%
Mejilla	0.36%	0.29%
Murcia	8.57%	9.53%
Navarra	13.49%	11.44%
Valencia	10.11%	11.14%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%		Total	%	
<i>Delinquencies</i>										
Up to 1 month	114	28,030.97	3,484.97	0.00	31,515.94	19.17	2,669,128.18	2,700,644.12	74.54	25.11
from > 1 to ≤ 2 months	16	10,792.88	1,765.31	0.00	12,558.19	7.64	400,077.87	412,636.06	11.39	24.99
from > 2 to ≤ 3 months	11	9,699.93	1,252.32	0.00	10,952.25	6.66	180,066.70	191,018.95	5.27	19.67
from > 3 to ≤ 6 months	1	4,357.62	622.68	0.00	4,980.30	3.03	38,950.92	43,931.22	1.21	25.07
from > 6 to < 12 months	1	5,233.39	942.32	0.00	6,175.71	3.76	62,799.84	68,975.55	1.90	33.69
from ≥ 2 years	8	65,906.21	32,347.39	0.00	98,253.60	59.75	107,648.51	205,902.11	5.68	31.60
Subtotal	151	124,021.00	40,414.99	0.00	164,435.99	100.00	3,458,672.02	3,623,108.01	100.00	25.15
<i>Doubt debts (subjectives)</i>										
	0	0.00	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	151	124,021.00	40,414.99	0.00	164,435.99		3,458,672.02	3,623,108.01		25.15

Additional information