RURAL HIPOTECARIO II Fondo de Titulización Hipotecaria

Brief report

Date: 02/29/2012
Currency: EUR

Date of constitution
05/29/2001

VAT Reg. no.
V83012922

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

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

Servicer
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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
Bankinter

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Assets Custodian
Banco Cooperativo Español

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Deloitte (ejercicios 2009 a actual)
Ernst & Young (hasta ejercicio 2008)

Issued securities: Mortgage-Backed Bonds

Bonds issue

Series ISIN Code	Issue date Nº bonds	Principal outstanding (Bond Unit / Series Total / %Factor) Current	 Original	Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption Final maturity (legal)	 Next	Rating Moody´s Current	 Original
Series A ES0374228007	06/05/2001 2,220	6,994.73 15,528,300.60 6.99%	100,000.00 222,000,000.00	Floating 3-M Euribor+0.240% 12.Feb/May/Aug/Nov	1.3100% 05/14/2012 23.16 Gross 18.76 Net	08/12/2026 Quarterly 12.Feb/May/Aug/Nov	05/14/2012 "Pass-Through"	Aa2sf	Aaa
Series B ES0374228015	06/05/2001 130	100,000.00 13,000,000.00 100.00%	100,000.00 13,000,000.00	Floating 3-M Euribor+0.500% 12.Feb/May/Aug/Nov	1.5700% 05/14/2012 396.86 Gross 321.46 Net	08/12/2026 Quarterly 12.Feb/May/Aug/Nov	To be determined "Pass-Through" Pro rata deferred start / Secuential	A2	A2
Total		28,528,300.60	235,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)

					0,17	0,34	0,51	0,69	0,87	1,06	1,25	1,44
		% 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		0.96	0.94	0.79	0.78	0.77	0.76	0.75	0.73
				Date	02/14/2013	02/07/2013	12/12/2012	12/09/2012	12/05/2012	12/01/2012	11/26/2012	11/22/2012
		Final Maturity	Years		1.20	1.20	0.96	0.96	0.96	0.96	0.96	0.96
				Date	05/12/2013	05/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013
	Without optional redemption *	Average life	Years		1.50	1.40	1.31	1.23	1.16	1.10	1.04	0.99
				Date	08/28/2013	07/22/2013	06/19/2013	05/22/2013	04/27/2013	04/03/2013	03/14/2013	02/23/2013
		Final Maturity	Years		3.20	2.96	2.70	2.70	2.45	2.20	2.20	1.96
				Date	05/12/2015	02/12/2015	11/12/2014	11/12/2014	08/12/2014	05/12/2014	05/12/2014	02/12/2014
Series B	With optional redemption *	Average life	Years		1.20	1.20	0.96	0.96	0.96	0.96	0.96	0.96
				Date	05/12/2013	05/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013
		Final Maturity	Years		1.20	1.20	0.96	0.96	0.96	0.96	0.96	0.96
				Date	05/12/2013	05/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013	02/12/2013
	Without optional redemption *	Average life	Years		6.33	5.98	5.66	5.36	5.08	4.82	4.58	4.35
				Date	06/26/2018	02/21/2018	10/27/2017	07/09/2017	03/28/2017	12/24/2016	09/25/2016	07/05/2016
		Final Maturity	Years		13.71	13.71	13.71	13.71	13.71	13.71	13.71	13.71
				Date	11/12/2025	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	% CE		At issue date	% CE
Series A	54.43%	15,528,300.60	53.81%	94.47%	222,000,000.00	8.03%
Series B	45.57%	13,000,000.00	8.24%	5.53%	13,000,000.00	2.50%
Issue of Bonds		28,528,300.60			235,000,000.00	
Reserve Fund	8.24%	2,350,062.18		2.50%	5,875,000.00	

Other finantial operations (current)

Assets		Balance	Interest
Treasury Account		2,749,103.46	0.960%
Servicer ppal collect not yet credited		229,504.11	
Servicer ints collect not yet credited		34,701.29	
Liabilities	**Available**	**Balance**	**Interest**
Subordinated Loan L/T		2,350,062.18	2.070%
Subordinated Loan S/T		0.00	
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

Collateral: Residential mortgage loans

General

	Current	At constitution date
Count	1,618	5,118
Principal		
Principal outstanding	27,867,540.04	235,006,217.60
Average loan	17,223.45	45,917.59
Minimum	1.58	3,692.85
Maximum	161,555.88	246,754.56
Interest rate		
Weighted average (wac)	3.34%	6.08%
Minimum	1.83%	3.20%
Maximum	7.50%	8.24%
Final maturity		
Weighted average (WARM) (months)	87	185
Minimum	03/03/2012	06/01/2003
Maximum	09/05/2025	11/30/2025
Index (principal outstanding distribution)		
1-year EURIBOR/MIBOR	11.82%	17.21%
1-year EURIBOR/MIBOR (Mortgage Market)	37.43%	37.12%
Mortgage Market: Banks	5.47%	5.77%
Mortgage Market: Savings Banks	19.34%	19.03%
Mortgage Market: All Institutions	25.94%	20.85%

LTV Distribution

	Current % Pool	Current % LTV	At constitution date % Pool	At constitution date % LTV
0.01 - 10%	8.79	6.89	0.14	5.80
10.01 - 20%	23.40	15.20	1.13	16.33
20.01 - 30%	19.19	25.08	4.47	25.56
30.01 - 40%	30.21	35.17	7.97	35.38
40.01 - 50%	13.47	44.21	12.23	45.46
50.01 - 60%	4.94	51.89	17.40	55.28
60.01 - 70%			23.71	65.33
70.01 - 80%			32.94	74.79
Weighted average (WALTV)		28.12		59.48
Minimum		0.00		0.30
Maximum		55.07		79.21

Additional information
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Official register CNMV: C/ Miguel Angel, 11 - 28010 Madrid ☎ +34 91 585 15 00 www.cnmv.com

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Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.31%	0.54%	0.44%	0.43%	0.75%
Annual Percentage Rate (CPR)	3.64%	6.29%	5.19%	5.05%	8.63%

Geographic distribution

	Current	At constitution date
Andalucia	32.77%	30.97%
Aragon	21.90%	25.34%
Balearic Islands		0.02%
Basque Country	1.08%	1.02%
Cantabria	0.09%	0.02%
Castilla-La Mancha	0.14%	0.11%
Castilla-Leon	6.13%	5.67%
Catalonia	2.98%	2.74%
Ceuta		0.01%
Galicia	0.06%	0.07%
La Rioja	1.42%	1.14%
Madrid	0.46%	0.45%
Melilla	0.38%	0.29%
Murcia	8.61%	9.53%
Navarra	13.65%	11.44%
Valencia	10.32%	11.14%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
Delinquencies										
Up to 1 month	133	35,077.27	5,000.64	0.00	40,077.91	38.29	2,349,571.36	2,389,649.27	71.57	20.56
from > 1 to ≤ 2 months	20	12,919.75	3,093.79	0.00	16,013.54	15.30	569,808.79	585,822.33	17.55	26.05
from > 2 to ≤ 3 months	9	9,157.13	1,348.51	0.00	10,505.64	10.04	195,317.05	205,822.69	6.16	24.05
from > 3 to ≤ 6 months	2	4,158.86	507.30	0.00	4,666.16	4.46	35,610.32	40,276.48	1.21	19.35
from > 6 to < 12 months	1	1,212.51	563.72	0.00	1,776.23	1.70	21,540.57	23,316.80	0.70	35.12
from ≥ 2 years	2	20,637.52	10,989.94	0.00	31,627.46	30.22	62,418.88	94,046.34	2.82	59.21
Subtotal	167	83,163.04	21,503.90	0.00	104,666.94	100.00	3,234,266.97	3,338,933.91	100.00	22.02
Doubt debts (subjectives)										
	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	167	83,163.04	21,503.90	0.00	104,666.94		3,234,266.97	3,338,933.91		22.02

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