

RURAL HIPOTECARIO IV Fondo de Titulización Hipotecaria

Brief report

Date: 02/28/2007
Currency: EUR

Date of constitution

11/14/2002

VAT Reg. no.

G83470823

Management Company

Europea de Titulización, S.G.F.T

Originator

Caja Rural de Aragón
Caja Rural de Navarra
Caja Rural de Zamora
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural Intermediterránea (Cajamar)

Servicer

Caja Rural de Aragón
Caja Rural de Navarra
Caja Rural de Zamora
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural Intermediterránea (Cajamar)

Lead Managers

Banco Cooperativo
Crédit Agricole Indosuez
DZ Bank

Bond Underwriters and Placement Agents

Banco Cooperativo
Crédit Agricole Indosuez
DZ Bank

Ahorro Corp. Financiera, S.V. S.A.

Banesto

BCP Inversión, S.A.

SG Investment Banking

Bankinter

Natexis Banques Populaires

EBN Banco

BBVA

Tokyo-Mitsubishi International PLC

Servicer Credit Support Provider

Banco Cooperativo Español

Bond Paying Agent

Banco Cooperativo

Market

AIAF Mercado de Renta Fija

Register of Book Securities

Iberclear

Treasury Account

Bancoval

Start-up Loan

Caja Rural de Aragón
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Subordinated Loan

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Assets Custodian

Banco Cooperativo Español

Fund Auditors

Ernst&Young

Issued securities: Mortgage-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 Moody's	
		Current	Original			Final maturity (legal)	Next		
Series A ES0358283002	11/19/2002 4,987	43,985.94 219,357,882.78 43.99%	100,000.00 498,700,000.00	Floating 3-M Euribor + 0.240% 13.Feb/May/Aug/Nov	4.0460% 05/14/2007 444.92 Gross 378.18 Net	02/13/2033 Quarterly 13.Feb/May/Aug/Nov	05/14/2007 "Pass-Through"	Aaa	Aaa
Series B ES0358283010	11/19/2002 213	100,000.00 21,300,000.00 100.00%	100,000.00 21,300,000.00	Floating 3-M Euribor + 0.550% 13.Feb/May/Aug/Nov	4.3560% 05/14/2007 1,089.00 Gross 925.65 Net	02/13/2033 Quarterly 13.Feb/May/Aug/Nov	To be determined "Pass-Through" Pro rata deferred start / Secuential	A2	A2
Total		240,657,882.78	520,000,000.00						

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

		% Monthly CPR (SMM)		0.00	0.69	0.87	1.06	1.25	1.44	1.64	1.84
		% Annual equivalent CPR		0.00	8.00	10.00	12.00	14.00	16.00	18.00	20.00
Series A	With optional redemption *	Average life	Years	2.74	2.74	2.74	2.74	2.74	2.74	2.74	2.74
		Final Maturity	Years	11/23/2009	11/23/2009	11/23/2009	11/23/2009	11/23/2009	11/23/2009	11/23/2009	11/23/2009
			Years	5.96	5.96	5.96	5.96	5.96	5.96	5.96	5.96
	Without optional redemption *	Average life	Years	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013
		Final Maturity	Years	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013
			Years	2.87	2.87	2.87	2.87	2.87	2.87	2.87	2.87
Series B	With optional redemption *	Average life	Years	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010
		Final Maturity	Years	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010	01/09/2010
			Years	8.46	8.46	8.46	8.46	8.46	8.46	8.46	8.46
	Without optional redemption *	Average life	Years	08/14/2015	08/14/2015	08/14/2015	08/14/2015	08/14/2015	08/14/2015	08/14/2015	08/14/2015
		Final Maturity	Years	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013	02/13/2013
			Years	5.96	5.96	5.96	5.96	5.96	5.96	5.96	5.96

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	91.15%	219,357,882.78	12.85%	95.90%	498,700,000.00	5.95%	
Series B	8.85%	21,300,000.00	4.00%	4.10%	21,300,000.00	1.85%	
Issue of Bonds		240,657,882.78			520,000,000.00		
Reserve Fund	4.00%	9,620,000.00		1.85%	9,620,000.00		

Other financial operations (current)

Assets	Balance	Interest
Treasury Account	12,374,043.51	3.726%
Servicer ppal collect not yet credited	867,262.26	
Servicer ints collect not yet credited	313,979.12	
Liabilities	Available	Balance
Start-up Loan		303,000.34
Subordinated Loan		9,620,000.00

Collateral: Residential mortgage loans

General				
		Current	At constitution date	
Count		5,256	8,853	
Principal				
Principal outstanding		237,440,894.78	520,015,145.09	
Average loan		45,175.21	58,738.86	
Minimum		180.59	12,090.86	
Maximum		269,567.62	296,263.90	
Interest rate				
Weighted average (wac)		4.51%	4.80%	
Minimum		3.32%	3.00%	
Maximum		6.75%	7.50%	
Final maturity				
Weighted average (WARM) (months)		182	230	
Minimum		03/15/2007	08/01/2004	
Maximum		05/30/2032	05/30/2032	
Index (principal outstanding distribution)				
1-year EURIBOR/MIBOR		4.79%	4.80%	
1-year EURIBOR/MIBOR (Mortgage Market)		54.83%	51.96%	
Mortgage Market: Banks		0.96%	1.01%	
Mortgage Market: Savings Banks		31.53%	34.51%	
Mortgage Market: All Institutions		7.89%	7.72%	

LTV Distribution

	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	0.74	7.34	0.09	5.67
10.01 - 20%	3.92	15.87	0.75	16.46
20.01 - 30%	7.94	25.50	2.96	25.78
30.01 - 40%	13.37	35.35	6.36	35.40
40.01 - 50%	16.25	45.51	9.64	45.49
50.01 - 60%	23.27	55.19	14.65	55.23
60.01 - 70%	29.01	65.36	20.93	65.43
70.01 - 80%	5.50	71.41	44.61	76.01
Weighted average (WALTV)	50.55		63.23	
Minimum	0.10		0.32	
Maximum	75.62		79.65	

Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.78%	1.09%	1.03%	1.07%	1.07%
Annual Percentage Rate (CPR)	9.01%	12.34%	11.67%	12.14%	12.07%

Geographic distribution

	Current	At constitution date
Andalucía	32.47%	31.58%
Aragón	5.72%	4.74%
Asturias	0.03%	0.02%
Basque Country	3.57%	3.04%
Canary Islands	0.04%	0.02%
Cantabria	0.08%	0.08%
Castilla-La Mancha	0.05%	0.06%
Castilla-León	4.60%	3.61%
Catalonia	9.12%	9.91%
Ceuta	0.04%	0.03%
Galicia	0.22%	0.17%
La Rioja	1.25%	0.98%
Madrid	2.00%	2.34%
Melilla	0.35%	0.25%
Murcia	12.61%	13.56%
Navarra	8.85%	7.32%
Valencia	19.01%	22.27%

Additional information

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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	345	80,131.68	42,933.70	0.00	123,065.38	31.19	15,868,245.71	15,991,311.09	75.47	46.51
1 to 2 months	52	22,930.19	13,916.49	0.00	36,846.68	9.34	2,212,028.16	2,248,874.84	10.61	47.30
2 to 3 months	24	14,597.43	12,219.01	0.00	26,816.44	6.80	1,347,664.97	1,374,481.41	6.49	57.14
3 to 6 months	8	15,715.58	11,244.36	0.00	26,959.94	6.83	667,178.53	694,138.47	3.28	57.60
6 to 12 months	7	19,328.81	7,354.86	0.00	26,683.67	6.76	262,291.76	288,975.43	1.36	49.44
12 to 18 months	1	4,641.95	4,168.87	0.00	8,810.82	2.23	86,901.52	95,712.34	0.45	66.27
18 to 24 months	2	12,779.09	8,002.12	0.00	20,781.21	5.27	111,008.30	131,789.51	0.62	62.58
Over 2 years	4	74,260.93	50,287.29	0.00	124,548.22	31.57	239,680.99	364,229.21	1.72	89.99
Total	443	244,385.66	150,126.70	0.00	394,512.36		20,794,999.94	21,189,512.30		48.06

Each range includes the beginning but not the ending time