

RURAL HIPOTECARIO VII Fondo de Titulización de Activos



Brief report

Date: 04/30/2021
Currency: EUR

Constitution date
04/29/2005

VAT Reg. no.
V84329598

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

Originator
Caixa Popular-Caixa Rural
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Swap
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Assets Custodian
Banco Cooperativo Español

Fund Auditor

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Additional information
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Official register CNMV: C/ Edison, 4 - 28006 Madrid ☎ +34 91 585 15 00 🌐 www.cnmv.com

Issued securities: Asset-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 Fitch / Moody's	
		Current	Original			Final maturity (legal)	Next	Current	Original
Series A1 ES0366366005	05/06/2005 9,571	10,380.85 99,355,115.35 10.38%	100,000.00 957,100,000.00	Floating 3-M Euribor+0.130% 15.Mar/Jun/Sep/Dec	0.0000% 06/15/2021 0.000000 Gross 0.000000 Net	03/15/2038 Quarterly 15.Mar/Jun/Sep/Dec	06/15/2021 "Pass-Through"	AAAsf Aa1 (sf)	AAA Aaa
Series A2 ES0366366013	05/06/2005 1,000		100,000.00 100,000,000.00	Floating BEI Rate Interest+0.000% 15.Mar/Jun/Sep/Dec	06/15/2021	03/15/2015 Quarterly 15.Mar/Jun/Sep/Dec	Planned	AA+sf Aa2 (sf)	AAA Aaa
Series B ES0366366021	05/06/2005 192	22,764.61 4,370,805.12 22.76%	100,000.00 19,200,000.00	Floating 3-M Euribor+0.210% 15.Mar/Jun/Sep/Dec	0.0000% 06/15/2021 0.000000 Gross 0.000000 Net	03/15/2038 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secquential	AA-sf Aa3 (sf)	A+ Aa3
Series C ES0366366039	05/06/2005 237	23,689.63 5,614,442.31 23.69%	100,000.00 23,700,000.00	Floating 3-M Euribor+0.550% 15.Mar/Jun/Sep/Dec	0.0080% 06/15/2021 0.484321 Gross 0.392300 Net	03/15/2038 Quarterly 15.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secquential	Asf Ba2 (sf)	BBB- Baa3
Total		109,340,362.78	1,100,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR) as of the last Payment Date											
		% Monthly CPR (SMM)		0,17		0,25		0,34		0,42	
		% Annual equivalent CPR		2,00		3,00		4,00		5,00	
Series A1	With optional redemption *	Average life	Years	0,49	0,49	0,49	0,49	0,49	0,49	0,49	0,49
		Date		09/10/2021	09/10/2021	09/10/2021	09/09/2021	09/09/2021	09/09/2021	09/08/2021	09/08/2021
		Final Maturity	Years	0,50	0,50	0,50	0,50	0,50	0,50	0,50	0,50
	Without optional redemption *	Average life	Years	3,81	3,66	3,52	3,39	3,27	3,15	3,04	2,94
		Date		01/03/2025	11/10/2024	09/21/2024	08/04/2024	06/20/2024	05/09/2024	03/30/2024	02/21/2024
		Final Maturity	Years	9,76	9,51	9,26	9,01	8,76	8,26	8,26	8,01
Series B	With optional redemption *	Average life	Years	0,50	0,50	0,50	0,50	0,50	0,50	0,50	0,50
		Date		09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021
		Final Maturity	Years	0,50	0,50	0,50	0,50	0,50	0,50	0,50	0,50
	Without optional redemption *	Average life	Years	10,40	10,16	9,90	9,64	9,38	9,11	8,85	8,60
		Date		08/07/2031	05/08/2031	02/04/2031	11/01/2030	07/29/2030	04/23/2030	01/17/2030	10/16/2029
		Final Maturity	Years	11,01	10,76	10,76	10,51	10,26	10,01	9,76	9,51
Series C	With optional redemption *	Average life	Years	0,50	0,50	0,50	0,50	0,50	0,50	0,50	0,50
		Date		09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021	09/15/2021
		Final Maturity	Years	0,50	0,50	0,50	0,50	0,50	0,50	0,50	0,50
	Without optional redemption *	Average life	Years	12,08	11,96	11,82	11,67	11,52	11,35	11,18	11,00
		Date		04/11/2033	02/24/2033	01/06/2033	11/13/2032	09/17/2032	07/19/2032	05/17/2032	03/12/2032
		Final Maturity	Years	13,76	13,76	13,76	13,76	13,76	13,76	13,76	13,76

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		
Class A	90.87%	99,355,115.35	14.36%	96.10%	1,057,100,000.00	4.94%
Series A1	90.87%	99,355,115.35		87.01%	957,100,000.00	
Series A2	0.00%	0.00		9.09%	100,000,000.00	
Series B	4.00%	4,370,805.12	10.36%	1.75%	19,200,000.00	3.19%
Series C	5.13%	5,614,442.31	5.23%	2.15%	23,700,000.00	1.04%
Issue of Bonds		109,340,362.78			1,100,000,000.00	
Reserve Fund	5.23%	5,720,000.00		1.04%	11,440,000.00	

Other financial operations (current)

Assets	Balance	Interest
Treasury Account	9,096,083.28	-0.500%
Servicer ppal collect not yet credited	144,947.14	
Servicer ints collect not yet credited	7,296.52	
Liabilities	Available	Balance
Subordinated Loan L/T		5,720,000.00
Subordinated Loan S/T		0.00
Start-up Loan L/T		0.00
Start-up Loan S/T		0.00

Collateral: Residential mortgage loans (PTCs/MCs)

General			
		Current	At constitution date
Count		4,072	16,155
Principal			
Principal outstanding		106,727,060.92	1,100,016,438.76
Average loan		26,209.99	68,091.39
Minimum		7.90	3,101.28
Maximum		172,378.00	544,097.40
Interest rate			
Weighted average (wac)		0.86%	3.37%
Minimum		0.00%	2.31%
Maximum		5.00%	9.50%
Final maturity			
Weighted average (WARM) (months)		109	254
Minimum		05/01/2021	12/29/2005
Maximum		02/08/2035	04/01/2035
Index (principal outstanding distribution)			
6-month EURIBOR/MIBOR		0.00%	0.03%
1-year EURIBOR/MIBOR		7.09%	9.14%
1-year EURIBOR/MIBOR (Mortgage Market)		75.58%	69.78%
Mortgage Market: Savings Banks		0.00%	9.00%
Mortgage Market: All Institutions		13.85%	12.03%
Savings Banks Lending Rate (CECA Indicator)		0.00%	0.01%
Secondary Market Public Debt 2-6 years		3.48%	0.00%

LTV Distribution

	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	7.38	6.88	0.17	7.80
10.01 - 20%	17.86	15.29	1.19	16.18
20.01 - 30%	31.02	25.46	2.80	25.61
30.01 - 40%	29.20	35.08	7.06	35.65
40.01 - 50%	13.20	42.55	11.07	45.27
50.01 - 60%	1.34	52.56	16.45	55.26
60.01 - 70%			21.35	65.28
70.01 - 80%			35.18	75.26
80.01 - 90%			2.62	84.88
90.01 - 100%			2.09	94.61
100.01 - 110%			0.01	104.23
120.01 - 130%			0.01	122.90
Weighted average (WALTV)		27.70		62.19
Minimum		0.01		2.75
Maximum		56.98		122.90

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Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.56%	0.44%	0.40%	0.39%	0.50%
Annual Percentage Rate (CPR)	6.53%	5.12%	4.75%	4.56%	5.82%

Geographic distribution		
	Current	At constitution date
Andalucia	34.54%	36.89%
Aragon	6.94%	6.77%
Asturias	1.11%	1.11%
Balearic Islands	5.14%	3.82%
Basque Country	1.30%	3.21%
Canary Islands	6.40%	4.36%
Cantabria	2.29%	1.66%
Castilla-La Mancha	0.57%	0.70%
Castilla-Leon	9.39%	7.75%
Catalonia	1.73%	1.75%
Extremadura	0.00%	0.01%
Galicia	0.03%	0.06%
La Rioja	4.34%	3.62%
Madrid	0.40%	0.69%
Murcia	0.68%	0.53%
Navarra	1.92%	4.37%
Valencia	23.21%	22.69%

Current delinquency									
Aging	Assets	Overdue debt					Outstanding debt	Total debt	% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			
Delinquencies									
Up to 1 month	125	31,151.68	1,311.48	0.00	32,463.16	1.27	3,907,446.25	3,939,909.41	39.02
from > 1 to = 2 months	27	14,748.69	1,310.42	0.00	16,059.11	0.63	701,638.84	717,697.95	7.11
from > 2 to = 3 months	13	10,715.74	594.36	0.00	11,310.10	0.44	299,614.78	310,924.88	3.08
from > 3 to = 6 months	9	13,319.97	1,018.69	0.00	14,338.66	0.56	333,096.78	347,435.44	3.44
from > 6 to < 12 months	17	56,198.50	1,992.52	0.00	58,191.02	2.28	721,511.23	779,702.25	7.72
from = 12 to < 18 months	14	81,919.19	13,553.16	0.00	95,472.35	3.74	670,515.55	765,987.90	7.59
from = 18 to < 24 months	5	27,684.37	2,676.07	0.00	30,360.44	1.19	103,648.44	134,008.88	1.33
from ≥ 2 years	58	2,022,524.33	269,166.19	0.00	2,291,690.52	89.87	810,755.81	3,102,446.33	30.72
Subtotal	268	2,258,262.47	291,622.89	0.00	2,549,885.36	100.00	7,548,227.68	10,098,113.04	100.00
Total	268	2,258,262.47	291,622.89	0.00	2,549,885.36		7,548,227.68	10,098,113.04	