

RURAL HIPOTECARIO VIII Fondo de Titulización de Activos



Brief report

Date: 05/31/2017
Currency: EUR

Date of constitution
05/26/2006

VAT Reg. no.
V84722446

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

Originator
Caixa Popular - Caixa Rural
Caixa Rural de Balears
Caja Campo Caja Rural
Caja Rural Central
Caja Rural de Albacete
Caja Rural de Aragón
Caja Rural de Burgos
Caja Rural de Canarias
Caja Rural de Ciudad Real
Caja Rural de Córdoba
Caja Rural de Extremadura
Caja Rural de Granada
Caja Rural de Navarra
Caja Rural de Tenerife
Caja Rural de Teruel
Caja Rural de Zamora
Caja Rural del Duero
Caja Rural del Mediterráneo,
Rural Caja
Caja Rural del Sur

Servicer
Caixa Popular-Caixa Rural
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Caja Rural del Duero
Caja Rural del Mediterráneo,
Ruralcaja
Caja Rural del Sur

Lead Managers
Banco Cooperativo
Deutsche Bank
Dexia Capital Markets
DZ Bank AG

Bond Underwriters and Placement Agents
Banco Cooperativo
Deutsche Bank
Dexia Capital Markets
DZ Bank
ING
Bankia
Banco Popular
Banco Santander Central Hispano
CAM

Senior Underwriter & Placement Agent
ING

Servicer Credit Support Provider
Banco Cooperativo Español

Bond Paying Agent
Citibank

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Citibank

Swap
Banco Cooperativo

Start-up Loan
Caixa Popular-Caixa Rural
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Caja Rural del Duero
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural del Sur

Assets Custodian
Banco Cooperativo Español

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

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 ES0366367003	05/31/2006 975		100,000.00 97,500,000.00	Floating 3-M Euribor+0.050% 19.Jan/Apr/Jul/Oct	07/19/2017 Gross Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	Planned	AAA Aaa	AAA Aaa
Series A2a ES0366367011	05/31/2006 8,024	24,508.17 196,653,556.08 24.51%	100,000.00 802,400,000.00	Floating 3-M Euribor+0.130% 19.Jan/Apr/Jul/Oct	0.0000% 07/19/2017 0.000000 Gross 0.000000 Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	07/19/2017 "Pass-Through" Secuential / Pro rata under certain circumstances	AA-sf Aa2sf	AAA Aaa
Series A2b ES0366367029	05/31/2006 3,500	24,508.17 85,778,595.00 24.51%	100,000.00 350,000,000.00	Floating 3-M Euribor+0.140% 19.Jan/Apr/Jul/Oct	0.0000% 07/19/2017 0.000000 Gross 0.000000 Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	07/19/2017 "Pass-Through" Secuential / Pro rata under certain circumstances	AA-sf Aa2sf	AAA Aaa
Series B ES0366367037	05/31/2006 273	100,000.00 27,300,000.00 100.00%	100,000.00 27,300,000.00	Floating 3-M Euribor+0.250% 19.Jan/Apr/Jul/Oct	0.0000% 07/19/2017 0.000000 Gross 0.000000 Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	To Be Determined "Pass-Through" Secuential / Pro rata under certain circumstances	A+ Baa3sf	A+ A1
Series C ES0366367045	05/31/2006 156	100,000.00 15,600,000.00 100.00%	100,000.00 15,600,000.00	Floating 3-M Euribor+0.550% 19.Jan/Apr/Jul/Oct	0.2180% 07/19/2017 55.105556 Gross 44.635500 Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	To Be Determined "Pass-Through" Secuential / Pro rata under certain circumstances	BBB B3sf	BBB Baa2
Series D ES0366367052	05/31/2006 72	100,000.00 7,200,000.00 100.00%	100,000.00 7,200,000.00	Floating 3-M Euribor+2.000% 19.Jan/Apr/Jul/Oct	1.6680% 07/19/2017 421.633333 Gross 341.523000 Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	To Be Determined "Pass-Through" Secuential / Pro rata under certain circumstances	BB+ Caa3sf	BB+ Ba2
Series E ES0366367060	05/31/2006 234	50,000.00 11,700,000.00 100.00%	50,000.00 11,700,000.00	Floating 3-M Euribor+4.000% 19.Jan/Apr/Jul/Oct	3.6680% 07/19/2017 463.594444 Gross 375.511500 Net	01/19/2044 Quarterly 19.Jan/Apr/Jul/Oct	To Be Determined Due to Cash Reserve reduction	CC Casf	CC Caa3
Total		344,232,151.08	1,311,700,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)											
Series A2a	With optional redemption *	% Monthly CPR (SMM)		0,17	0,25	0,34	0,42	0,51	0,60	0,69	0,78
		% Annual equivalent CPR		2,00	3,00	4,00	5,00	6,00	7,00	8,00	9,00
		Average life	Years	4.47	4.24	3.96	3.76	3.51	3.34	3.17	3.02
Series A2a	Without optional redemption *	Final Maturity		10/05/2021	07/14/2021	04/02/2021	01/20/2021	10/20/2020	08/18/2020	06/19/2020	04/24/2020
		Date		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
		Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series A2b	With optional redemption *	Average life		5.09	4.80	4.53	4.29	4.06	3.86	3.67	3.50
		Final Maturity		05/20/2022	02/02/2022	10/28/2021	07/31/2021	05/11/2021	02/25/2021	12/18/2020	10/17/2020
		Date		12.01	11.51	11.01	10.76	10.25	9.76	9.25	9.01
Series A2b	Without optional redemption *	Date		04/19/2029	10/19/2028	04/19/2028	01/19/2028	07/19/2027	01/19/2027	07/19/2026	04/19/2026
Series A2b	With optional redemption *	Average life		4.47	4.24	3.96	3.76	3.51	3.34	3.17	3.02
		Final Maturity		10/05/2021	07/14/2021	04/02/2021	01/20/2021	10/20/2020	08/18/2020	06/19/2020	04/24/2020
		Date		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
Series A2b	Without optional redemption *	Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series A2b	With optional redemption *	Average life		5.09	4.80	4.53	4.29	4.06	3.86	3.67	3.50
		Final Maturity		05/20/2022	02/02/2022	10/28/2021	07/31/2021	05/11/2021	02/25/2021	12/18/2020	10/17/2020
		Date		12.01	11.51	11.01	10.76	10.25	9.76	9.25	9.01
Series B	With optional redemption *	Date		04/19/2029	10/19/2028	04/19/2028	01/19/2028	07/19/2027	01/19/2027	07/19/2026	04/19/2026
Series B	Without optional redemption *	Average life		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
		Final Maturity		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series B	Without optional redemption *	Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Average life		13.27	12.80	12.34	11.90	11.47	11.05	10.64	10.24
		Final Maturity		07/24/2030	01/31/2030	08/17/2029	03/09/2029	10/03/2028	05/03/2028	12/06/2027	07/13/2027
Series C	With optional redemption *	Date		14.76	14.26	13.76	13.26	13.01	12.51	12.01	11.76
		Date		01/19/2032	07/19/2031	01/19/2031	07/19/2030	04/19/2030	10/19/2029	04/19/2029	01/19/2029
		Date		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
Series C	Without optional redemption *	Average life		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Final Maturity		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series C	Without optional redemption *	Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Average life		15.94	15.58	15.19	14.77	14.34	13.91	13.50	13.09
		Final Maturity		03/24/2033	11/12/2032	06/21/2032	01/22/2032	08/18/2031	03/15/2031	10/14/2030	05/17/2030
Series D	With optional redemption *	Date		17.01	17.01	16.76	16.26	16.01	15.76	15.26	15.01
		Date		04/19/2034	04/19/2034	01/19/2034	07/19/2033	04/19/2033	01/19/2033	07/19/2032	04/19/2032
		Date		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
Series D	Without optional redemption *	Average life		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Final Maturity		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series E	With optional redemption *	Average life		18.25	18.04	17.83	17.60	17.37	17.12	16.86	16.58
		Final Maturity		07/16/2035	04/29/2035	02/10/2035	11/21/2034	08/26/2034	05/28/2034	02/21/2034	11/11/2033
		Date		23.52	23.52	23.52	23.52	23.52	23.52	23.52	23.52
Series E	Without optional redemption *	Date		10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040
		Average life		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
		Final Maturity		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series E	Without optional redemption *	Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Average life		7.25	7.01	6.50	6.25	5.76	5.50	5.25	5.00
		Final Maturity		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
Series E	Without optional redemption *	Date		07/19/2024	04/19/2024	10/19/2023	07/19/2023	01/19/2023	10/19/2022	07/19/2022	04/19/2022
		Average life		23.52	23.52	23.52	23.52	23.52	23.52	23.52	23.52
		Final Maturity		10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040	10/19/2040

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%.

Europa de Titulización publishes this report to supplement the information laid down in the Offering Circular for the Bond Issue by this Securitisation Fund.
Only the information communicated by Europa de Titulización, in pursuance of the provisions of the Offering Circular, shall be considered for third-party publicity and dissemination purposes.

Additional information
Europa de Titulización: C/ Lagasca, 120 - 28006 Madrid ☎ +34 91 411 84 67 📠 +34 91 411 84 68 🌐 www.edt-sg.com ✉ info@edt-sg.com
Official register CNMV: C/ Edison, 4 - 28006 Madrid ☎ +34 91 585 15 00 🌐 www.cnmv.com

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Ernst & Young (hasta ejercicio 2008)

Credit enhancement and financial operations

Credit enhancement (CE)							
		Current		At issue date			
			% CE		% CE		
Class A	82.05%	282,432,151.08	18.58%	95.29%	1,249,900,000.00	4.75%	
Series A1	0.00%	0.00		7.43%	97,500,000.00		
Series A2a	57.13%	196,653,556.08		61.17%	802,400,000.00		
Series A2b	24.92%	85,778,595.00		26.68%	350,000,000.00		
Series B	7.93%	27,300,000.00	10.37%	2.08%	27,300,000.00	2.65%	
Series C	4.53%	15,600,000.00	5.68%	1.19%	15,600,000.00	1.45%	
Series D	2.09%	7,200,000.00	3.52%	0.55%	7,200,000.00	0.90%	
Series E	3.40%	11,700,000.00		0.89%	11,700,000.00		
Issue of Bonds		344,232,151.08			1,311,700,000.00		
Reserve Fund	3.52%	11,700,000.00		0.90%	11,700,000.00		

Collateral: Residential mortgage loans

General				
		Current		At constitution date
Count		6,841		14,296
Principal				
Principal outstanding		329,181,328.50		1,300,020,570.99
Average loan		48,118.89		90,935.97
Minimum		55.08		17,107.38
Maximum		316,437.01		440,870.39
Interest rate				
Weighted average (wac)		1.32%		3.53%
Minimum		0.00%		2.10%
Maximum		5.50%		8.50%
Final maturity				
Weighted average (WARM) (months)		165		276
Minimum		06/01/2017		11/16/2008
Maximum		11/07/2040		11/07/2040
Index (principal outstanding distribution)				
3-month EURIBOR/MIBOR		0.07%		0.00%
6-month EURIBOR/MIBOR		0.02%		0.02%
1-year EURIBOR/MIBOR		5.73%		9.75%
1-year EURIBOR/MIBOR (Mortgage Market)		85.37%		80.10%
Mortgage Market: Banks		0.00%		0.02%
Mortgage Market: Savings Banks		0.00%		5.41%
Mortgage Market: All Institutions		6.88%		4.67%
6-month MIBOR		0.00%		0.03%
Secondary Market Public Debt 2-6 years		1.93%		0.00%

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.29%	0.28%	0.33%	0.51%	0.54%
Annual Percentage Rate (CPR)	3.38%	3.35%	3.93%	5.96%	6.24%

Current delinquency										
Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
Delinquencies										
Up to 1 month	267	71,900.11	11,357.28	0.00	83,257.39	1.27	14,773,809.97	14,857,067.36	39.75	33.92
from > 1 to ≤ 2 months	81	56,595.16	13,477.32	3.00	70,075.48	1.07	5,290,229.47	5,360,304.95	14.34	38.13
from > 2 to ≤ 3 months	61	63,070.21	16,059.44	0.00	79,129.65	1.21	3,935,810.23	4,014,939.88	10.74	41.03
from > 3 to ≤ 6 months	27	50,308.39	9,130.04	0.00	59,438.43	0.91	1,555,639.97	1,615,078.40	4.32	32.94
from > 6 to < 12 months	23	414,351.86	15,007.92	0.00	429,359.78	6.54	818,635.24	1,247,995.02	3.34	37.20
from ≤ 12 to < 18 months	16	633,432.39	23,462.69	0.00	656,895.08	10.01	627,609.69	1,284,504.77	3.44	45.76
from ≥ 18 to < 24 months	13	305,401.82	26,521.38	0.00	331,923.20	5.06	383,982.28	715,905.48	1.92	49.11
from ≥ 2 years	107	4,191,806.56	663,294.78	0.00	4,855,101.34	73.95	3,425,160.89	8,280,262.23	22.15	45.17
Subtotal	595	5,786,866.50	778,310.85	3.00	6,565,180.35	100.00	30,810,877.74	37,376,058.09	100.00	37.95
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	595	5,786,866.50	778,310.85	3.00	6,565,180.35		30,810,877.74	37,376,058.09		37.95

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	18,568,810.83	0.000%	
Swap Deposit Account	4,790,000.00	0.000%	
Servicer ppal collect not yet credited	200,714.05		
Servicer ints collect not yet credited	27,833.22		
Liabilities	Available	Balance	Interest
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

LTV Distribution			
	Current		At constitution date
	% Pool	% LTV	
0.01 - 10%	2.63	6.95	0.07
10.01 - 20%	8.46	15.60	0.99
20.01 - 30%	14.07	25.35	4.00
30.01 - 40%	21.80	35.37	6.86
40.01 - 50%	25.23	45.15	10.79
50.01 - 60%	23.39	54.54	14.88
60.01 - 70%	3.80	64.32	20.28
70.01 - 80%	0.61	71.81	34.48
80.01 - 90%			4.10
90.01 - 100%			3.53
Weighted average (WALTV)	39.81		62.83
Minimum	0.02		0.11
Maximum	74.91		99.09

Geographic distribution		
	Current	At constitution date
Andalucía	31.79%	33.88%
Aragón	7.61%	6.56%
Asturias	0.03%	0.04%
Balearic Islands	5.87%	4.62%
Basque Country	0.61%	2.43%
Canary Islands	6.98%	6.20%
Cantabria	1.81%	1.69%
Castilla-La Mancha	5.73%	4.92%
Castilla-León	9.55%	8.11%
Catalonia	1.25%	1.48%
Extremadura	2.12%	2.11%
Galicia	0.07%	0.07%
La Rioja	4.85%	4.40%
Madrid	1.02%	0.86%
Murcia	1.54%	1.36%
Navarra	1.19%	4.82%
Valencia	18.01%	16.47%