

RURAL HIPOTECARIO IX Fondo de Titulización de Activos



Brief report

Date: 04/30/2019
Currency: EUR

Constitution date
03/28/2007

VAT Reg. no.
V85049039

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

Originator
Caixa Popular-Caixa Rural
Caixa Rural de Balears
Caixa Rural de Callosa d'En Sarrià
Caixa Rural Galega
Caja Campo, Caja Rural
Caja Rural Aragonesa y de los Pirineos
Caja Rural Central
Caja Rural de Aragón
Caja Rural de Asturias
Caja Rural de Burgos
Caja Rural de Canarias
Caja Rural de Casinos
Caja Rural de Córdoba
Caja Rural de Cuenca
Caja Rural de Extremadura
Caja Rural de Gijón
Caja Rural de Granada
Caja Rural de Navarra
Caja Rural de Soria
Caja Rural de Tenerife
Caja Rural de Teruel
Caja Rural de Zamora
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural del Sur
Caja Rural R. San Agustín de Fuente
Alamo
Credit Valencia

Servicer
Caixa Popular-Caixa Rural
Caixa Rural de Balears
Caixa Rural de Callosa d'En Sarrià
Caixa Rural Galega
Caja Campo, Caja Rural
Caja Rural Aragonesa y de los Pirineos
Caja Rural Central
Caja Rural de Aragón
Caja Rural de Asturias
Caja Rural de Burgos
Caja Rural de Canarias
Caja Rural de Casinos
Caja Rural de Córdoba
Caja Rural de Cuenca
Caja Rural de Extremadura
Caja Rural de Gijón
Caja Rural de Granada
Caja Rural de Navarra
Caja Rural de Soria
Caja Rural de Tenerife
Caja Rural de Teruel
Caja Rural de Zamora
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural del Sur
Caja Rural R. San Agustín de Fuente
Alamo
Credit Valencia

Lead Managers
Banco Cooperativo Español
Calyon
Deutsche Bank
DZ Bank

Bond Underwriters and Placement Agents
Banco Cooperativo Español
Calyon
Deutsche Bank
DZ Bank
Bancaja
Banco Pastor
Rabobank International

Servicer Credit Support Provider
Banco Cooperativo Español

Bond Paying Agent
Société Générale

Market
AIAP Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Société Générale

Swap
Banco Cooperativo Español

Assets Custodian
Banco Cooperativo Español

Fund Auditor
KPMG Auditores

Start-up Loan

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 ES0374274001	04/03/2007 2,000		100,000.00 200,000,000.00	Floating 3-M Euribor+0.050% 17.Feb/May/Aug/Nov	05/17/2019	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	"Pass-Through"	AAA Aaa	AAA Aaa
Series A2 ES0374274019	04/03/2007 10,217	15,860.62 162,047,954.54 15.86%	100,000.00 1,021,700,000.00	Floating 3-M Euribor+0.140% 17.Feb/May/Aug/Nov	0.00000% 05/17/2019 0.000000 Gross 0.000000 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	A+sf Aa2	AAA Aaa
Series A3 ES0374274027	04/03/2007 2,100		100,000.00 210,000,000.00 100.00%	Floating 3-M Euribor+0.190% 17.Feb/May/Aug/Nov	0.00000% 05/17/2019 0.000000 Gross 0.000000 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	A+sf Aa2	AAA Aaa
Series B ES0374274035	04/03/2007 293	54,581.36 15,992,338.48 54.58%	100,000.00 29,300,000.00	Floating 3-M Euribor+0.320% 17.Feb/May/Aug/Nov	0.01200% 05/17/2019 1.601053 Gross 1.296853 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	A+ Ba1	A+ Aaa3
Series C ES0374274043	04/03/2007 285	54,576.70 15,554,359.50 54.56%	100,000.00 28,500,000.00	Floating 3-M Euribor+0.520% 17.Feb/May/Aug/Nov	0.21200% 05/17/2019 28.282859 Gross 22.909116 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	A+ B3sf	BBB+ Baa2
Series D ES0374274050	04/03/2007 105	54,576.70 5,730,553.50 54.58%	100,000.00 10,500,000.00	Floating 3-M Euribor+2.000% 17.Feb/May/Aug/Nov	1.69200% 05/17/2019 225.729231 Gross 182.840677 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	BBB Casf	BB+ Ba3
Series E ES0374274068	04/03/2007 300	27,288.35 8,186,505.00 54.58%	50,000.00 15,000,000.00	Floating 3-M Euribor+4.000% 17.Feb/May/Aug/Nov	3.69200% 05/17/2019 246.274327 Gross 199.482205 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined Due to Cash Reserve reduction	CC Csf	CCC Ca
Total		417,511,711.02	1,515,000,000.00						

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	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	
Series A2	With optional redemption *	Average life	Years	2.55	2.35	2.18	2.02	1.89	1.77	1.67	1.57	
		Final Maturity	Years	09/05/2021	06/24/2021	04/22/2021	02/25/2021	01/08/2021	11/26/2020	10/18/2020	09/14/2020	
			Date	05/17/2024	11/17/2023	08/17/2023	05/17/2023	02/17/2023	11/17/2022	08/17/2022	05/17/2022	
	Without optional redemption *	Average life	Years	2.55	2.35	2.18	2.02	1.89	1.77	1.67	1.57	
		Final Maturity	Years	09/05/2021	06/24/2021	04/22/2021	02/25/2021	01/08/2021	11/26/2020	10/18/2020	09/14/2020	
			Date	05/17/2024	11/17/2023	08/17/2023	05/17/2023	02/17/2023	11/17/2022	08/17/2022	05/17/2022	
Series A3	With optional redemption *	Average life	Years	7.84	7.36	6.90	6.45	6.01	5.75	5.49	5.24	
		Final Maturity	Years	12/19/2026	06/28/2026	01/10/2026	07/31/2025	02/21/2025	11/15/2024	08/14/2024	05/14/2024	
			Date	08/17/2027	02/17/2027	08/17/2026	02/17/2026	08/17/2025	05/17/2025	02/17/2025	11/17/2024	
	Without optional redemption *	Average life	Years	10.42	9.95	9.49	9.07	8.67	8.29	7.93	7.60	
		Final Maturity	Years	07/18/2029	01/26/2029	08/14/2028	03/12/2028	10/17/2027	06/01/2027	01/22/2027	09/22/2026	
			Date	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	
Series B	With optional redemption *	Average life	Years	5.54	5.18	4.84	4.52	4.22	4.02	3.83	3.64	
		Final Maturity	Years	08/30/2024	04/22/2024	12/21/2023	08/27/2023	05/07/2023	02/22/2023	12/15/2022	10/09/2022	
			Date	08/17/2027	02/17/2027	08/17/2026	02/17/2026	08/17/2025	05/17/2025	02/17/2025	11/17/2024	
	Without optional redemption *	Average life	Years	6.64	6.31	5.97	5.62	5.27	4.97	4.69	4.43	
		Final Maturity	Years	02/13/2026	10/06/2025	06/07/2025	02/16/2025	11/04/2024	07/30/2024	05/01/2024	02/07/2024	
			Date	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	
Series C	With optional redemption *	Average life	Years	5.54	5.18	4.84	4.52	4.22	4.02	3.83	3.64	
		Final Maturity	Years	08/30/2024	04/22/2024	12/21/2023	08/27/2023	05/07/2023	02/22/2023	12/15/2022	10/09/2022	
			Date	08/17/2027	02/17/2027	08/17/2026	02/17/2026	08/17/2025	05/17/2025	02/17/2025	11/17/2024	
	Without optional redemption *	Average life	Years	6.99	6.64	6.31	6.00	5.72	5.45	5.20	4.97	
		Final Maturity	Years	02/13/2026	10/06/2025	06/07/2025	02/16/2025	11/04/2024	07/30/2024	05/01/2024	02/07/2024	
			Date	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	
Series D	With optional redemption *	Average life	Years	5.54	5.18	4.84	4.52	4.22	4.02	3.83	3.64	
		Final Maturity	Years	08/30/2024	04/22/2024	12/21/2023	08/27/2023	05/07/2023	02/22/2023	12/15/2022	10/09/2022	
			Date	08/17/2027	02/17/2027	08/17/2026	02/17/2026	08/17/2025	05/17/2025	02/17/2025	11/17/2024	
	Without optional redemption *	Average life	Years	6.99	6.64	6.31	6.00	5.72	5.45	5.20	4.97	
		Final Maturity	Years	02/13/2026	10/06/2025	06/07/2025	02/16/2025	11/04/2024	07/30/2024	05/01/2024	02/07/2024	
			Date	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	
Series E	With optional redemption *	Average life	Years	4.38	4.13	3.88	3.63	3.38	3.25	3.13	3.00	
		Final Maturity	Years	07/07/2023	04/06/2023	01/04/2023	10/05/2022	07/05/2022	05/19/2022	04/04/2022	02/17/2022	
			Date	08/17/2027	02/17/2027	08/17/2026	02/17/2026	08/17/2025	05/17/2025	02/17/2025	11/17/2024	
	Without optional redemption *	Average life	Years	13.76	13.76	13.76	13.76	13.76	13.76	13.76	13.76	
		Final Maturity	Years	11/20/2032	11/19/2032	11/18/2032	11/18/2032	11/17/2032	11/17/2032	11/16/2032	11/16/2032	
			Date	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	05/17/2046	

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%.

RURAL HIPOTECARIO IX Fondo de Titulización de Activos

Brief report

Date: 04/30/2019
Currency: EUR

Constitution date
03/28/2007

VAT Reg. no.
V85049039

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

Originator
Caixa Popular-Caixa Rural
Caixa Rural de Balears
Caixa Rural de Callosa d'En Sarrià
Caixa Rural Galega
Caja Campo, Caja Rural
Caja Rural Aragonesa y de los Pirineos
Caja Rural Central
Caja Rural de Aragón
Caja Rural de Asturias
Caja Rural de Burgos
Caja Rural de Canarias
Caja Rural de Casinos
Caja Rural de Córdoba
Caja Rural de Cuenca
Caja Rural de Extremadura
Caja Rural de Gijón
Caja Rural de Granada
Caja Rural de Navarra
Caja Rural de Soria
Caja Rural de Tenerife
Caja Rural de Teruel
Caja Rural de Zamora
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural del Sur
Caja Rural R. San Agustín de Fuente
Álamo
Credit Valencia

Servicer
Caixa Popular-Caixa Rural
Caixa Rural de Balears
Caixa Rural de Callosa d'En Sarrià
Caixa Rural Galega
Caja Campo, Caja Rural
Caja Rural Aragonesa y de los Pirineos
Caja Rural Central
Caja Rural de Aragón
Caja Rural de Asturias
Caja Rural de Burgos
Caja Rural de Canarias
Caja Rural de Casinos
Caja Rural de Córdoba
Caja Rural de Cuenca
Caja Rural de Extremadura
Caja Rural de Gijón
Caja Rural de Granada
Caja Rural de Navarra
Caja Rural de Soria
Caja Rural de Tenerife
Caja Rural de Teruel
Caja Rural de Zamora
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural del Sur
Caja Rural R. San Agustín de Fuente
Álamo
Credit Valencia

Lead Managers
Banco Cooperativo Español
Calyon
Deutsche Bank
DZ Bank

Bond Underwriters and Placement Agents
Banco Cooperativo Español
Calyon
Deutsche Bank
DZ Bank
Bancaja
Banco Pastor
Rabobank International

Servicer Credit Support Provider
Banco Cooperativo Español

Bond Paying Agent
Société Générale

Market
AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
Société Générale

Swap
Banco Cooperativo Español

Assets Custodian
Banco Cooperativo Español

Fund Auditor
KPMG Auditores

Start-up Loan

Credit enhancement and financial operations

Credit enhancement (CE)							
		Current		At issue date			
			% CE				% CE
Class A	89.11%	372,047,954.54	11.11%	94.50%	1,431,700,000.00		5.55%
Series A1	0.00%	0.00		13.20%	200,000,000.00		
Series A2	38.81%	162,047,954.54		67.44%	1,021,700,000.00		
Series A3	50.30%	210,000,000.00		13.86%	210,000,000.00		
Series B	3.83%	15,992,338.48	7.20%	1.93%	29,300,000.00		3.60%
Series C	3.73%	15,554,359.50	3.40%	1.88%	28,500,000.00		1.70%
Series D	1.37%	5,730,553.50	2.00%	0.69%	10,500,000.00		1.00%
Series E	1.96%	8,186,505.00		0.99%	15,000,000.00		
Issue of Bonds		417,511,711.02			1,515,000,000.00		
Reserve Fund	2.00%	8,186,505.00		1.00%	15,000,000.00		

Collateral: Residential mortgage loans (PTCs)

General					
		Current		At constitution date	
Count		6,442		12,768	
Principal					
Principal outstanding		405,152,877.05		1,500,118,980.94	
Average loan		62,892.41		117,490.52	
Minimum		50.11		97.12	
Maximum		345,530.28		495,690.90	
Interest rate					
Weighted average (wac)		1.01%		4.38%	
Minimum		0.00%		2.67%	
Maximum		5.90%		7.00%	
Final maturity					
Weighted average (WARM) (months)		177		301	
Minimum		05/05/2019		01/29/2009	
Maximum		08/05/2046		08/16/2046	
Index (principal outstanding distribution)					
3-month EURIBOR/MIBOR		0.02%		0.02%	
1-year EURIBOR/MIBOR		2.39%		5.74%	
1-year EURIBOR/MIBOR (Mortgage Market)		89.67%		84.22%	
Mortgage Market: Savings Banks		0.00%		8.03%	
Mortgage Market: All Institutions		3.53%		1.97%	
Savings Banks Lending Rate (CECA Indicator)		0.00%		0.00%	
Secondary Market Public Debt 2-6 years		4.38%		0.00%	
No translated		0.01%		0.00%	

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.21%	0.27%	0.28%	0.30%	0.45%
Annual Percentage Rate (CPR)	2.50%	3.25%	3.32%	3.50%	5.24%

Current delinquency										
Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
<i>Delinquencies</i>										
Iberclear	296	104,252.02	11,811.84	0.00	116,063.86	1.06	21,505,206.56	21,621,270.42	42.53	38.68
from > 1 to = 2 months	52	41,642.42	7,881.44	0.00	49,523.86	0.45	4,407,323.13	4,456,846.99	8.77	40.61
from > 2 to = 3 months	61	79,299.03	13,097.57	0.00	92,396.60	0.85	4,991,586.19	5,083,982.79	10.00	42.17
from > 3 to = 6 months	18	36,510.16	7,767.25	0.00	44,277.41	0.41	1,336,995.71	1,381,273.12	2.72	40.02
from > 6 to < 12 months	9	35,602.62	9,756.76	0.00	45,359.38	0.42	755,069.99	800,429.37	1.57	47.91
from = 12 to < 18 months	8	42,848.30	8,810.59	0.00	51,658.89	0.47	460,761.34	512,420.23	1.01	40.96
from = 18 to < 24 months	9	166,691.11	18,032.72	0.00	184,723.83	1.69	531,014.28	715,738.11	1.41	39.75
from ≥ 2 years	160	9,036,067.71	1,305,168.30	0.00	10,341,236.01	94.65	5,926,166.56	16,267,402.57	32.00	54.34
Subtotal	613	9,542,913.37	1,382,326.47	0.00	10,925,239.84	100.00	39,914,123.76	50,839,363.60	100.00	43.44
Total	613	9,542,913.37	1,382,326.47	0.00	10,925,239.84		39,914,123.76	50,839,363.60		

Other financial operations (current)

Assets	Balance	Interest
Treasury Account	18,991,495.76	-0.400%
Swap Deposit Account	9,990,000.00	0.000%
Servicer ppal collect not yet credited	397,696.92	
Servicer ints collect not yet credited	30,058.65	
Liabilities	Available	Balance
Start-up Loan L/T		0.00
Start-up Loan S/T		0.00

LTV Distribution

	Current		At constitution date	
	% Pool	% LTV	% Pool	% LTV
0.01 - 10%	1.44	6.93	0.01	8.27
10.01 - 20%	5.82	15.69	0.51	16.46
20.01 - 30%	12.89	25.57	1.82	25.56
30.01 - 40%	21.09	35.32	4.48	35.73
40.01 - 50%	27.46	45.09	7.76	45.47
50.01 - 60%	22.18	53.93	13.20	55.31
60.01 - 70%	7.64	64.19	20.67	65.31
70.01 - 80%	1.48	71.86	37.09	75.82
80.01 - 90%			7.60	84.93
90.01 - 100%			6.86	94.86
Weighted average (WALT)	42.07			67.58
Minimum	0.02			0.11
Maximum	75.88			99.64

Geographic distribution

	Current	At constitution date
Andalucía	18.95%	19.61%
Aragón	9.87%	9.54%
Asturias	3.91%	3.40%
Balearic Islands	4.78%	3.56%
Basque Country	0.27%	1.31%
Canary Islands	8.74%	7.22%
Cantabria	0.68%	0.68%
Castilla-La Mancha	2.42%	1.95%
Castilla-León	3.62%	4.94%
Catalonia	3.16%	3.71%
Extremadura	2.35%	2.32%
Galicia	0.70%	0.68%
La Rioja	1.77%	1.95%
Madrid	0.80%	0.84%
Murcia	0.99%	1.42%
Navarra	1.46%	4.41%
Valencia	35.56%	32.45%