

RURAL HIPOTECARIO IX Fondo de Titulización de Activos



Brief report

Date: 06/30/2023
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
Alamo
Credit Valencia

Servicer
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Caixa Rural de Balears
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Caja Rural de Teruel
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
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

Issued securities: Asset-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 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	08/17/2023	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	"Pass-Through"	AAAsf Aaa (sf)	AAA Aaa
Series A2 ES0374274019	04/03/2007 10,217		100,000.00 1,021,700,000.00	Floating 3-M Euribor+0.140% 17.Feb/May/Aug/Nov	08/17/2023	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	AAAsf Aa1 (sf)	AAA Aaa
Series A3 ES0374274027	04/03/2007 2,100	99,015.85 207,933,285.00 99.02%	100,000.00 210,000,000.00	Floating 3-M Euribor+0.190% 17.Feb/May/Aug/Nov	3.5380% 08/17/2023 895.257309 Gross 725.158420 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	AAAsf Aa2 (sf)	AAA Aaa
Series B ES0374274035	04/03/2007 293	30,504.89 8,937,932.77 30.50%	100,000.00 29,300,000.00	Floating 3-M Euribor+0.320% 17.Feb/May/Aug/Nov	3.6680% 08/17/2023 285.946060 Gross 231.616309 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	A+sf Baa3 (sf)	A+ Aa3
Series C ES0374274043	04/03/2007 265	30,502.29 8,693,152.65 30.50%	100,000.00 28,500,000.00	Floating 3-M Euribor+0.520% 17.Feb/May/Aug/Nov	3.8680% 08/17/2023 301.511748 Gross 244.224516 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	Asf B2 (sf)	BBB+ Baa2
Series D ES0374274050	04/03/2007 105	30,502.29 3,202,740.45 30.50%	100,000.00 10,500,000.00	Floating 3-M Euribor+2.000% 17.Feb/May/Aug/Nov	5.3480% 08/17/2023 416.878187 Gross 337.671331 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined "Pass-Through" Secutorial / Pro rata under certain circumstances	BBBsf Caa2 (sf)	BB+ Ba3
Series E ES0374274068	04/03/2007 300	25,000.00 7,500,000.00 50.00%	50,000.00 15,000,000.00	Floating 3-M Euribor+4.000% 17.Feb/May/Aug/Nov	7.3480% 08/17/2023 469.455556 Gross 380.259000 Net	02/17/2050 Quarterly 17.Feb/May/Aug/Nov	To Be Determined Due to Cash Reserve reduction	CCsf C (sf)	CCC Ca
Total		236,267,110.87	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 A3	With optional redemption *	Average life	Years	2.88	2.68	2.64	2.45	2.26	2.23	2.05	1.87
			Date	04/03/2026	01/19/2026	01/04/2026	10/26/2025	08/19/2025	08/09/2025	06/02/2025	03/27/2025
		Final Maturity	Years	3.51	3.25	3.25	3.00	2.76	2.76	2.51	2.25
		Date	11/17/2026	08/17/2026	08/17/2026	05/17/2026	02/17/2026	02/17/2026	11/17/2025	08/17/2025	
	Without optional redemption *	Average life	Years	5.83	5.58	5.35	5.13	4.92	4.73	4.55	4.37
			Date	03/12/2029	12/12/2028	09/18/2028	06/30/2028	04/16/2028	02/06/2028	12/01/2027	09/29/2027
Final Maturity		Years	23.77	23.77	23.77	23.77	23.77	23.77	23.77	23.77	
	Date	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047		
Series B	With optional redemption *	Average life	Years	2.88	2.68	2.64	2.45	2.26	2.23	2.05	1.87
			Date	04/03/2026	01/19/2026	01/04/2026	10/26/2025	08/19/2025	08/09/2025	06/02/2025	03/27/2025
		Final Maturity	Years	3.51	3.25	3.25	3.00	2.76	2.76	2.51	2.25
		Date	11/17/2026	08/17/2026	08/17/2026	05/17/2026	02/17/2026	02/17/2026	11/17/2025	08/17/2025	
	Without optional redemption *	Average life	Years	5.83	5.58	5.35	5.13	4.92	4.73	4.55	4.37
			Date	03/12/2029	12/12/2028	09/18/2028	06/30/2028	04/16/2028	02/06/2028	12/01/2027	09/29/2027
Final Maturity		Years	23.77	23.77	23.77	23.77	23.77	23.77	23.77	23.77	
	Date	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047		
Series C	With optional redemption *	Average life	Years	2.88	2.68	2.64	2.45	2.26	2.23	2.05	1.87
			Date	04/03/2026	01/19/2026	01/04/2026	10/26/2025	08/19/2025	08/09/2025	06/02/2025	03/27/2025
		Final Maturity	Years	3.51	3.25	3.25	3.00	2.76	2.76	2.51	2.25
		Date	11/17/2026	08/17/2026	08/17/2026	05/17/2026	02/17/2026	02/17/2026	11/17/2025	08/17/2025	
	Without optional redemption *	Average life	Years	5.83	5.58	5.35	5.13	4.92	4.73	4.55	4.37
			Date	03/12/2029	12/12/2028	09/18/2028	06/30/2028	04/16/2028	02/06/2028	12/01/2027	09/29/2027
Final Maturity		Years	23.77	23.77	23.77	23.77	23.77	23.77	23.77	23.77	
	Date	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047		
Series D	With optional redemption *	Average life	Years	2.88	2.68	2.64	2.45	2.26	2.23	2.05	1.87
			Date	04/03/2026	01/19/2026	01/04/2026	10/26/2025	08/19/2025	08/09/2025	06/02/2025	03/27/2025
		Final Maturity	Years	3.51	3.25	3.25	3.00	2.76	2.76	2.51	2.25
		Date	11/17/2026	08/17/2026	08/17/2026	05/17/2026	02/17/2026	02/17/2026	11/17/2025	08/17/2025	
	Without optional redemption *	Average life	Years	5.83	5.58	5.35	5.13	4.92	4.73	4.55	4.37
			Date	03/12/2029	12/12/2028	09/18/2028	06/30/2028	04/16/2028	02/06/2028	12/01/2027	09/29/2027
Final Maturity		Years	23.77	23.77	23.77	23.77	23.77	23.77	23.77	23.77	
	Date	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047		
Series E	With optional redemption *	Average life	Years	3.51	3.25	3.25	3.00	2.76	2.76	2.51	2.25
			Date	11/17/2026	08/17/2026	08/17/2026	05/17/2026	02/17/2026	02/17/2026	11/17/2025	08/17/2025
		Final Maturity	Years	3.51	3.25	3.25	3.00	2.76	2.76	2.51	2.25
		Date	11/17/2026	08/17/2026	08/17/2026	05/17/2026	02/17/2026	02/17/2026	11/17/2025	08/17/2025	
	Without optional redemption *	Average life	Years	23.77	23.77	23.77	23.77	23.77	23.77	23.77	23.77
			Date	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047
Final Maturity		Years	23.77	23.77	23.77	23.77	23.77	23.77	23.77	23.77	
	Date	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047	02/17/2047		

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	88.01%	207,933,285.00	12.39%	94.50%	1,431,700,000.00	5.55%
Series A1	0.00%	0.00		13.20%	200,000,000.00	
Series A2	0.00%	0.00		67.44%	1,021,700,000.00	
Series A3	88.01%	207,933,285.00		13.86%	210,000,000.00	
Series B	3.78%	8,937,932.77	8.48%	1.93%	29,300,000.00	3.60%
Series C	3.68%	8,693,152.65	4.68%	1.88%	28,500,000.00	1.70%
Series D	1.36%	3,202,740.45	3.28%	0.69%	10,500,000.00	1.00%
Series E	3.17%	7,500,000.00		0.99%	15,000,000.00	
Issue of Bonds		236,267,110.87			1,515,000,000.00	
Reserve Fund	3.28%	7,500,000.00		1.00%	15,000,000.00	

Other financial operations (current)			
Assets		Balance	Interest
Treasury Account		14,122,148.43	3.137%
Swap Deposit Account		8,300,000.00	3.164%
Servicer ppal collect not yet credited		172,486.07	
Servicer ints collect not yet credited		53,109.24	
Liabilities	Available	Balance	Interest
Start-up Loan L/T		0.00	
Start-up Loan S/T		0.00	

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Additional information

Europea de Titulización: C/Jorge Juan 68 - 28009 Madrid ☎ www.edt-sg.com ✉ info@edt-sg.com
Official register CNMV: C/ Edison, 4 - 28006 Madrid ☎ www.cnmv.com

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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

Service
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
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KPMG Auditores

Start-up Loan

Collateral: Residential mortgage loans (PTCs)

General			
	Current	At constitution date	
Count	4,827	12,768	
Principal			
Principal outstanding	225,498,619.30	1,500,118,980.94	
Average loan	46,716.10	117,490.52	
Minimum	17.96	97.12	
Maximum	251,818.71	495,690.90	
Interest rate			
Weighted average (wac)	3.58%	4.38%	
Minimum	0.17%	2.67%	
Maximum	7.76%	7.00%	
Final maturity			
Weighted average (WARM) (months)	139	301	
Minimum	07/01/2023	01/29/2009	
Maximum	04/05/2047	08/16/2046	
Index (principal outstanding distribution)			
3-month EURIBOR/MIBOR	0.03%	0.02%	
1-year EURIBOR/MIBOR	1.88%	5.74%	
1-year EURIBOR/MIBOR (Mortgage Market)	89.74%	84.22%	
Mortgage Market: Savings Banks	0.00%	8.03%	
Mortgage Market: All Institutions	3.67%	1.97%	
Savings Banks Lending Rate (CECA Indicator)	0.00%	0.00%	
Secondary Market Public Debt 2-6 years	4.67%	0.00%	

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.66%	0.59%	0.65%	0.58%	0.44%
Annual Percentage Rate (CPR)	7.67%	6.89%	7.49%	6.76%	5.14%

LTV Distribution			
	Current		At constitution date
	% Pool	% LTV	% LTV
0.01 - 10%	3.57	6.90	0.01
10.01 - 20%	12.16	15.58	0.51
20.01 - 30%	24.05	25.46	1.82
30.01 - 40%	32.84	35.52	4.48
40.01 - 50%	20.33	44.38	7.76
50.01 - 60%	6.39	53.93	13.20
60.01 - 70%	0.66	61.81	20.67
70.01 - 80%			37.09
80.01 - 90%			7.60
90.01 - 100%			6.86
Weighted average (WALTV)	32.81		67.58
Minimum	0.02		0.11
Maximum	64.76		99.64

Geographic distribution		
	Current	At constitution date
Andalucia	19.13%	19.61%
Aragon	8.80%	9.54%
Asturias	3.95%	3.40%
Balearic Islands	5.24%	3.56%
Basque Country	0.22%	1.31%
Canary Islands	9.51%	7.22%
Cantabria	0.58%	0.68%
Castilla-La Mancha	2.12%	1.95%
Castilla-Leon	2.93%	4.94%
Catalonia	3.19%	3.71%
Extremadura	2.28%	2.32%
Galicia	0.49%	0.68%
La Rioja	1.69%	1.95%
Madrid	0.73%	0.84%
Murcia	0.99%	1.42%
Navarra	1.23%	4.41%
Valencia	36.93%	32.45%

Current delinquency									
Aging	Assets	Overdue debt					Outstanding debt	Total debt	% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			
Delinquencies									
Up to 1 month	192	51,346.22	14,652.81	0.00	65,999.03	1.42	9,742,527.96	9,808,526.99	44.57
from > 1 to = 2 months	44	31,477.46	11,595.43	0.00	43,072.89	0.92	2,923,591.98	2,966,664.87	13.48
from > 2 to = 3 months	13	15,852.42	6,997.12	0.00	22,849.54	0.49	877,991.14	900,840.68	4.09
from > 3 to = 6 months	16	32,375.25	11,594.43	0.00	43,969.68	0.94	959,507.80	959,507.80	4.36
from > 6 to < 12 months	7	15,647.57	3,177.28	0.00	18,824.85	0.40	188,015.15	206,840.00	0.94
from = 12 to < 18 months	2	15,680.22	960.17	0.00	16,640.39	0.36	70,637.85	87,278.24	0.40
from = 18 to < 24 months	7	52,785.11	6,045.51	0.00	58,830.62	1.26	177,589.03	236,419.65	1.07
from ≥ 2 years	82	3,724,132.14	665,048.86	0.00	4,389,181.00	94.20	2,450,388.88	6,839,569.88	31.08
Subtotal	363	3,939,296.39	720,071.61	0.00	4,659,368.00	100.00	17,346,280.11	22,005,648.11	100.00
Total	363	3,939,296.39	720,071.61	0.00	4,659,368.00		17,346,280.11	22,005,648.11	

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