

RURAL HIPOTECARIO XII Fondo de Titulización de Activos

Brief report

Date: 10/31/2021
Currency: EUR

Constitution date
11/04/2009

VAT Reg. no.
V85812600

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

Originator
Caixa Rural de Callosa d'En Sarrià
Caja Rural Castellón - S. Isidro
Caja Rural de Aragón
Caja Rural de Canarias
Caja Rural de Córdoba
Caja Rural de Extremadura
Caja Rural de Gijón
Caja Rural de Granada
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Caja Rural de Teruel
Caja Rural de Toledo
Caja Rural del Mediterráneo, Ruralcaja
Caja Rural del Sur
Caja Rural La Junquera de Chilches
Cajasiete, Caja Rural
Credit Valencia

Servicer
Caixa Popular-Caixa Rural
Caja Rural Albalat dels Sorells
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Caixa Rural La Vall "San Isidro"
Caja Rural Torrent
Caja Campo, Caja Rural
Caja Rural Aragonesa y de los Pirineos
Caja Rural Central
Caja Rural de Albacete
Caja Rural de Aragón
Caja Rural de Asturias
Caja Rural de Casinos
Caja Rural de Extremadura
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Caja Rural del Sur
Caja Rural Nuestra Señora de la Esperanza de Onda
Caja Rural San Jaime de Alquerías
Niño Perdido
Caja Rural San José de Burriana
Caja Rural San José de Nules
Caja Rural San Roque de Almenara
Credit Valencia

Lead Manager and Subscriber
Banco Cooperativo Español

Servicer Credit Support Provider
Banco Cooperativo Español

Bond Paying Agent
Banco Santander

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Treasury Account
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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	
		Current	Original			Final maturity (legal)	Next	DBRS / Fitch / Moody's	
Series A ES0323976003	11/04/2009 8,622	30,741.46 265,052,868.12 30.74%	100,000.00 862,200,000.00	Floating 3-M Euribor+0.300% 22.Mar/Jun/Sep/Dec	0.0000% 12/22/2021 0.000000 Gross 0.000000 Net	06/22/2053 Quarterly 22.Mar/Jun/Sep/Dec	12/22/2021 "Pass-Through" Secutential / Pro rata under certain circumstances	AAA (sf) A+sf n.c.	n.c. n.c. Aaa
Series B ES0323976011	11/04/2009 205	65,809.14 13,490,873.70 65.81%	100,000.00 20,500,000.00	Floating 3-M Euribor+0.500% 22.Mar/Jun/Sep/Dec	0.0000% 12/22/2021 0.000000 Gross 0.000000 Net	06/22/2053 Quarterly 22.Mar/Jun/Sep/Dec	To Be Determined "Pass-Through" Secutential / Pro rata under certain circumstances	A+sf n.c.	n.c. A1
Series C ES0323976029	11/04/2009 273	76,632.62 20,920,705.26 76.63%	100,000.00 27,300,000.00	Floating 3-M Euribor+0.700% 22.Mar/Jun/Sep/Dec	0.1550% 12/22/2021 30,025086 Gross 24.320320 Net	06/22/2053 Quarterly 22.Mar/Jun/Sep/Dec	To Be Determined "Pass-Through" Secutential / Pro rata under certain circumstances	Asf n.c.	n.c. Baa3
Total		299,464,447.08	910,000,000.00						

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 A	With optional redemption *	Average life	Years	4.83	4.83	4.83	4.83	4.83	4.83	4.83	4.83
			Date	07/20/2026	07/20/2026	07/20/2026	07/20/2026	07/20/2026	07/20/2026	07/20/2026	07/20/2026
		Final Maturity	Years	8.25	8.25	8.25	8.25	8.25	8.25	8.25	8.25
		Date	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	
	Without optional redemption *	Average life	Years	5.51	5.51	5.51	5.51	5.51	5.51	5.51	5.51
		Final Maturity	Years	14.51	14.51	14.51	14.51	14.51	14.51	14.51	14.51
		Date	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	
Series B	With optional redemption *	Average life	Years	5.08	5.08	5.08	5.08	5.08	5.08	5.08	5.08
			Date	10/20/2026	10/20/2026	10/20/2026	10/20/2026	10/20/2026	10/20/2026	10/20/2026	10/20/2026
		Final Maturity	Years	8.25	8.25	8.25	8.25	8.25	8.25	8.25	8.25
		Date	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	
	Without optional redemption *	Average life	Years	6.16	6.16	6.16	6.16	6.16	6.16	6.16	6.16
		Final Maturity	Years	14.51	14.51	14.51	14.51	14.51	14.51	14.51	14.51
		Date	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	03/22/2036	
Series C	With optional redemption *	Average life	Years	8.25	8.25	8.25	8.25	8.25	8.25	8.25	8.25
			Date	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029
		Final Maturity	Years	8.25	8.25	8.25	8.25	8.25	8.25	8.25	8.25
		Date	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	12/22/2029	
	Without optional redemption *	Average life	Years	17.78	17.78	17.78	17.78	17.78	17.78	17.78	17.78
		Final Maturity	Years	28.02	28.02	28.02	28.02	28.02	28.02	28.02	28.02
		Date	09/22/2049	09/22/2049	09/22/2049	09/22/2049	09/22/2049	09/22/2049	09/22/2049	09/22/2049	
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.											

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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	88.51%	265,052,868.12	20.70%	94.75%	862,200,000.00	9.85%
Series B	4.51%	13,490,873.70	16.19%	2.25%	20,500,000.00	7.60%
Series C	6.99%	20,920,705.26	9.20%	3.00%	27,300,000.00	4.60%
Issue of Bonds		299,464,447.08			910,000,000.00	
Reserve Fund	9.20%	27,550,729.13	4.60%		41,860,000.00	

Collateral: Residential mortgage loans (PTCs)

General			
		Current	At constitution date
Count		5,104	8,245
Principal			
Principal outstanding		294,306,335.10	910,099,987.12
Average loan		57,661.90	110,382.05
Minimum		243.44	4,591.26
Maximum		334,040.08	496,292.86
Interest rate			
Weighted average (wac)		0.45%	3.20%
Minimum		0.00%	1.59%
Maximum		4.50%	7.38%
Final maturity			
Weighted average (WARM) (months)		180	296
Minimum		11/07/2021	08/06/2011
Maximum		11/10/2049	11/10/2049
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR		0.87%	0.00%
1-year EURIBOR/MIBOR (Mortgage Market)		97.23%	97.08%
Mortgage Market: Savings Banks		0.00%	2.50%
Mortgage Market: All Institutions		0.39%	0.40%
Secondary Market Public Debt 2-6 years		1.51%	

Other financial operations (current)			
Assets	Balance	Interest	
Treasury Account	36,394,366.91	0.0000%	
Servicer ppal collect not yet credited	1,026,097.52		
Servicer ints collect not yet credited	34,732.53		
Liabilities	Available	Balance	Interest
Subordinated Loan L/T		27,550,729.13	0.455%
Subordinated Loan S/T		0.00	
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%	2.64	6.92	0.05	8.24
10.01 - 20%	9.82	15.73	1.15	16.54
20.01 - 30%	17.35	25.36	3.64	25.58
30.01 - 40%	25.04	35.14	7.21	35.20
40.01 - 50%	29.23	44.54	11.17	45.40
50.01 - 60%	11.57	54.15	16.12	55.25
60.01 - 70%	3.60	64.12	21.26	65.14
70.01 - 80%	0.75	72.19	33.26	75.31
80.01 - 90%			3.57	84.45
90.01 - 100%			2.56	94.39
Weighted average (WALTV)		37.06		61.99
Minimum		0.12		6.46
Maximum		76.84		99.64

Additional information

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Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.24%	0.32%	0.33%	0.31%	0.29%
Annual Percentage Rate (CPR)	2.88%	3.79%	3.84%	3.66%	3.42%

Geographic distribution

	Current	At constitution date
Andalucia	13.04%	14.08%
Aragon	7.50%	8.18%
Asturias	0.50%	0.77%
Balearic Islands	0.01%	0.05%
Basque Country	2.63%	1.70%
Canary Islands	1.79%	1.63%
Castilla-La Mancha	36.35%	33.45%
Castilla-Leon	1.09%	0.84%
Catalonia	1.13%	1.43%
Extremadura	1.62%	1.51%
Galicia	0.03%	0.07%
La Rioja	1.10%	1.36%
Madrid	5.48%	5.65%
Murcia	0.61%	0.54%
Navarra	1.93%	1.57%
Valencia	25.18%	27.17%

Current delinquency

Aging	Assets	Overdue debt					Outstanding debt	Total debt		% Total debt / Appraisal Value
		Principal	Interest	Other	Total	%			%	
<i>Delinquencies</i>										
Up to 1 month	407	142,209.89	7,347.95	0.00	149,557.84	40.79	23,774,194.00	23,923,751.84	78.31	30.98
from > 1 to = 2 months	43	43,236.27	2,744.22	0.00	45,979.49	12.54	2,353,656.18	2,399,635.67	7.85	27.83
from > 2 to = 3 months	16	22,990.51	1,884.22	0.00	24,874.73	6.78	1,577,975.88	1,602,850.61	5.25	43.50
from > 3 to = 6 months	10	23,617.74	971.14	0.00	24,588.88	6.71	731,793.75	756,382.63	2.48	29.20
from > 6 to < 12 months	19	61,118.56	4,478.42	0.00	65,596.98	17.89	1,398,454.75	1,464,051.73	4.79	40.11
from = 12 to < 18 months	5	19,827.18	4,426.99	0.00	24,254.17	6.61	312,684.20	336,938.37	1.10	47.11
from ≥ 2 years	6	28,824.46	2,983.73	0.00	31,808.19	8.68	33,906.94	65,715.13	0.22	7.41
Subtotal	506	341,823.61	24,836.67	0.00	366,660.28	100.00	30,182,665.70	30,549,325.98	100.00	31.37
Total	506	341,823.61	24,836.67	0.00	366,660.28		30,182,665.70	30,549,325.98		