

RURAL HIPOTECARIO XII Fondo de Titulización de Activos



Brief report

Date: 12/31/2023
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
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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 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
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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
Société Générale

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AIAF Mercado de Renta Fija

Register of Book Securities
Iberclear

Treasury Account
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Assets Custodian
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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	22,768.90 196,313,455.80 22.77%	100,000.00 862,200,000.00	Floating 3-M Euribor+0.300% 22.Mar/Jun/Sep/Dec	4.2160% 03/22/2024 242.650697 Gross 196.547065 Net	06/22/2053 Quarterly 22.Mar/Jun/Sep/Dec	03/22/2024 "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	48,445.84 9,931,397.20 48.45%	100,000.00 20,500,000.00	Floating 3-M Euribor+0.500% 22.Mar/Jun/Sep/Dec	4.4160% 03/22/2024 540.784763 Gross 438.035658 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. A1
Series C ES0323976029	11/04/2009 273	52,043.52 14,207,880.96 52.04%	100,000.00 27,300,000.00	Floating 3-M Euribor+0.700% 22.Mar/Jun/Sep/Dec	4.6160% 03/22/2024 607.255357 Gross 491.876839 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		220,452,733.96	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	4.86	4.52	4.29	3.98	3.78	3.59	3.32	3.15	
			Date	10/30/2028	06/28/2028	04/05/2028	12/15/2027	10/02/2027	07/24/2027	04/16/2027	02/12/2027	
		Final Maturity	Years	7.25	6.76	6.50	6.01	5.76	5.50	5.01	4.76	
		Date	03/22/2031	09/22/2030	06/22/2030	12/22/2029	09/22/2029	06/22/2029	12/22/2028	09/22/2028		
	Without optional redemption *	Average life	Years	5.95	5.63	5.33	5.05	4.80	4.55	4.33	4.13	
			Date	12/03/2029	08/06/2029	04/19/2029	01/07/2029	10/06/2028	07/10/2028	04/20/2028	02/05/2028	
Final Maturity		Years	14.26	13.51	13.26	12.76	12.26	12.01	11.51	11.25		
	Date	03/22/2038	06/22/2037	03/22/2037	09/22/2036	03/22/2036	12/22/2035	06/22/2035	03/22/2035			
Series B	With optional redemption *	Average life	Years	5.02	4.67	4.44	4.12	3.92	3.72	3.43	3.26	
			Date	12/28/2028	08/22/2028	05/29/2028	02/03/2028	11/20/2027	09/09/2027	05/27/2027	03/24/2027	
		Final Maturity	Years	7.25	6.76	6.50	6.01	5.76	5.50	5.01	4.76	
		Date	03/22/2031	09/22/2030	06/22/2030	12/22/2029	09/22/2029	06/22/2029	12/22/2028	09/22/2028		
	Without optional redemption *	Average life	Years	3.16	3.02	2.85	2.67	2.61	2.36	2.30	2.16	
			Date	02/16/2027	12/28/2026	10/27/2026	08/20/2026	07/31/2026	04/30/2026	04/08/2026	02/17/2026	
Final Maturity		Years	14.26	13.76	13.26	12.76	12.51	12.01	11.76	11.25		
	Date	03/22/2038	09/22/2037	03/22/2037	09/22/2036	06/22/2036	12/22/2035	09/22/2035	03/22/2035			
Series C	With optional redemption *	Average life	Years	7.25	6.76	6.50	6.01	5.76	5.50	5.01	4.76	
			Date	03/22/2031	09/22/2030	06/21/2030	12/21/2029	09/22/2029	06/22/2029	12/22/2028	09/22/2028	
		Final Maturity	Years	7.25	6.76	6.50	6.01	5.76	5.50	5.01	4.76	
		Date	03/22/2031	09/22/2030	06/22/2030	12/22/2029	09/22/2029	06/22/2029	12/22/2028	09/22/2028		
	Without optional redemption *	Average life	Years	16.79	16.15	15.56	14.96	14.47	13.90	13.46	13.01	
			Date	10/02/2040	02/11/2040	07/11/2039	12/04/2038	06/06/2038	11/11/2037	06/04/2037	12/23/2036	
Final Maturity		Years	20.52	19.76	19.26	18.51	18.26	17.26	16.76	16.26		
	Date	06/22/2044	09/22/2043	03/22/2043	06/22/2042	03/22/2042	03/22/2041	09/22/2040	03/22/2040			
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%.												

Credit enhancement and financial operations

Credit enhancement (CE)						
			Current	At issue date		
				% CE		% CE
Series A	89.05%	196,313,455.80	20.44%	94.75%	862,200,000.00	9.85%
Series B	4.51%	9,931,397.20	15.93%	2.25%	20,500,000.00	7.60%
Series C	6.44%	14,207,880.96	9.49%	3.00%	27,300,000.00	4.60%
Issue of Bonds		220,452,733.96			910,000,000.00	
Reserve Fund	9.49%	20,930,000.00		4.60%	41,860,000.00	

Other financial operations (current)			
Assets		Balance	Interest
Treasury Account		26,335,221.21	3.704%
Servicer ppal collect not yet credited		768,873.19	
Servicer ints collect not yet credited		394,681.45	
Liabilities		Available	Balance
Subordinated Loan L/T		20,930,000.00	4.916%
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)

General			
		Current	At constitution date
Count		4,298	8,245
Principal			
Principal outstanding		217,822,377.38	910,099,987.12
Average loan		50,679.94	110,382.05
Minimum		103.76	4,591.26
Maximum		306,474.97	496,292.86
Interest rate			
Weighted average (wac)		4.70%	3.20%
Minimum		2.33%	1.59%
Maximum		7.16%	7.38%
Final maturity			
Weighted average (WARM) (months)		161	296
Minimum		01/08/2024	08/06/2011
Maximum		06/30/2049	11/10/2049
Index (principal outstanding distribution)			
1-year EURIBOR/MIBOR		0.46%	0.00%
1-year EURIBOR/MIBOR (Mortgage Market)		97.66%	97.08%
Mortgage Market: Savings Banks		0.00%	2.50%
Mortgage Market: All Institutions		0.41%	0.40%
Secondary Market Public Debt 2-6 years		1.47%	

LTV Distribution			
		Current	At constitution date
		% Pool	% LTV
0.01 - 10%		3.66	6.86
10.01 - 20%		13.66	15.57
20.01 - 30%		21.78	25.39
30.01 - 40%		32.07	35.31
40.01 - 50%		19.31	44.02
50.01 - 60%		7.34	54.20
60.01 - 70%		2.14	63.82
70.01 - 80%		0.05	70.09
80.01 - 90%			33.26
90.01 - 100%			3.57
Weighted average (WALTV)		33.11	61.99
Minimum		0.02	6.46
Maximum		70.09	99.64

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Prepayments

	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	0.79%	0.59%	0.54%	0.56%	0.31%
Annual Percentage Rate (CPR)	9.06%	6.82%	6.34%	6.49%	3.71%

Geographic distribution

	Current	At constitution date
Andalucia	12.94%	14.08%
Aragon	7.40%	8.18%
Asturias	0.54%	0.77%
Balearic Islands	0.01%	0.05%
Basque Country	2.66%	1.70%
Canary Islands	1.76%	1.63%
Castilla-La Mancha	36.54%	33.45%
Castilla-Leon	1.15%	0.84%
Catalonia	1.16%	1.43%
Extremadura	1.47%	1.51%
Galicia	0.01%	0.07%
La Rioja	1.00%	1.36%
Madrid	5.03%	5.65%
Murcia	0.72%	0.54%
Navarra	2.00%	1.57%
Valencia	25.62%	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	391	113,815.34	54,628.52	0.00	168,443.86	23.23	20,001,389.50	20,169,833.36	76.60	26.33
from > 1 to = 2 months	49	43,464.37	26,278.39	0.00	69,742.76	9.62	3,062,694.61	3,132,437.37	11.90	30.35
from > 2 to = 3 months	16	17,108.93	10,517.58	0.00	27,626.51	3.81	1,006,389.89	1,034,016.40	3.93	31.27
from > 3 to = 6 months	8	65,164.11	8,028.63	0.00	73,192.74	10.09	500,427.02	573,619.76	2.18	26.48
from > 6 to < 12 months	11	126,416.58	30,135.87	0.00	156,552.45	21.59	873,422.59	1,029,975.04	3.91	36.33
from = 12 to < 18 months	4	17,679.57	2,318.03	0.00	19,997.60	2.76	76,828.86	96,826.46	0.37	10.00
from = 18 to < 24 months	2	10,943.26	4,221.46	0.00	15,164.72	2.09	59,626.68	74,791.40	0.28	28.51
from ≥ 2 years	7	189,597.26	4,754.76	0.00	194,352.02	26.80	26,009.09	220,361.11	0.84	18.38
Subtotal	488	584,189.42	140,883.24	0.00	725,072.66	100.00	25,606,788.24	26,331,860.90	100.00	26.96
Total	488	584,189.42	140,883.24	0.00	725,072.66		25,606,788.24	26,331,860.90		