

RURALPYME 1 FTPYME Fondo de Titulización de Activos

Brief report

Date: 02/28/2006
Currency: EUR

Date of constitution
 11/23/2004

VAT Reg. no.
 G84166719

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

Originator
 Caixa Popular-Caixa Rural
 Caixa Rural de Balears
 Caixa Rural de Aragón
 Caixa Rural de Navarra
 Caixa Rural de Teruel
 Caixa Rural de Zamora
 Caixa Rural del Mediterráneo, Ruralcaja

Servicer
 Caixa Popular-Caixa Rural
 Caixa Rural de Balears
 Caixa Rural de Aragón
 Caixa Rural de Navarra
 Caixa Rural de Teruel
 Caixa Rural de Zamora
 Caixa Rural del Mediterráneo, Ruralcaja

Lead Managers
 Banco Cooperativo
 Calyon
 DZ Bank

Bond Underwriters and Placement Agents
 Banco Cooperativo
 Calyon
 DZ Bank
 Iccrea Banca
 Oko Bank
 Rabobank
 RZB

Servicer Credit Support Provider
 Banco Cooperativo Español

Bond Paying Agent
 Banco Cooperativo

Market
 AIAF Mercado de Renta Fija

Register of Book Securities
 Iberclear

Treasury Account
 Banco Cooperativo

Swap
 Banco Cooperativo

Start-up Loan
 Caixa Popular-Caixa Rural
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Subordinated Loan
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Assets Custodian
 Banco Cooperativo Español

Fund Auditors
 Ernst&Young

Issued securities: Asset-Backed Bonds

Bonds issue									
Series ISIN Code	Issue date Nº bonds	Principal outstanding (Bond Unit / Series Total / %Factor) Current Original		Interest type Reference rate and margin Payment Date	Interest Rate Next coupon	Redemption Final maturity (legal) Next		Rating Moody's Current Original	
Series A1 ES0374351007	11/26/2004 1,341	69,443.92 93,124,296.72 69.44%	100,000.00 134,100,000.00	Floating 3-M Euribor + 0.130% 21.Mar/Jun/Sep/Dec	2.6160% 03/21/2006 454.163237 Gross 386.038751 Net	12/21/2035 Quarterly 21.Mar/Jun/Sep/Dec	03/21/2006 "Pass-Through"	Aaa	Aaa
Series A2(G) ES0374351015	11/26/2004 537	100,000.00 53,700,000.00 100.00%	100,000.00 53,700,000.00	Floating 3-M Euribor + 0.000% 21.Mar/Jun/Sep/Dec	2.4860% 03/21/2006 621.500000 Gross 528.275000 Net	12/21/2035 Quarterly 21.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	Aaa	Aaa
Series B ES0374351023	11/26/2004 146	100,000.00 14,600,000.00 100.00%	100,000.00 14,600,000.00	Floating 3-M Euribor + 0.370% 21.Mar/Jun/Sep/Dec	2.8560% 03/21/2006 714.000000 Gross 606.900000 Net	12/21/2035 Quarterly 21.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	A2	A2
Series C ES0374351031	11/26/2004 72	100,000.00 7,200,000.00 100.00%	100,000.00 7,200,000.00	Floating 3-M Euribor + 1.300% 21.Mar/Jun/Sep/Dec	3.7860% 03/21/2006 946.500000 Gross 804.525000 Net	12/21/2035 Quarterly 21.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	Baa3	Baa3
Series D ES0374351049	11/26/2004 44	100,000.00 4,400,000.00 100.00%	100,000.00 4,400,000.00	Floating 3-M Euribor + 3.250% 21.Mar/Jun/Sep/Dec	5.7360% 03/21/2006 1,434.000000 Gross 1,218.900000 Net	12/21/2035 Quarterly 21.Mar/Jun/Sep/Dec	To be determined "Pass-Through" Pro rata deferred start / Secuential	Ba1	Ba1
Total		173,024,296.72	214,000,000.00						

Estimated average life (in years) and maturity according to different hypothesis of constant prepayment rates (CPR)									
		% Monthly CPR (SMM)		0,00		0,70		0,80	
		% Annual equivalent CPR		0,00		8,08		9,19	
Series A1	With optional redemption *	Average life	Years	1.72	1.23	1.18	1.14	1.10	1.06
		Final Maturity	Date	11/19/2007	05/21/2007	05/04/2007	04/19/2007	04/05/2007	03/10/2007
	Without optional redemption *	Average life	Years	4.06	2.82	2.82	2.57	2.57	2.32
		Final Maturity	Date	03/22/2010	12/22/2008	12/22/2008	09/22/2008	09/22/2008	06/23/2008
Series A2(G)	With optional redemption *	Average life	Years	1.72	1.23	1.18	1.14	1.10	1.06
		Final Maturity	Date	11/19/2007	05/21/2007	05/04/2007	04/19/2007	04/05/2007	03/10/2007
	Without optional redemption *	Average life	Years	4.06	2.82	2.82	2.57	2.57	2.32
		Final Maturity	Date	03/22/2010	12/22/2008	12/22/2008	09/22/2008	09/22/2008	06/23/2008
Series B	With optional redemption *	Average life	Years	7.37	5.36	5.09	4.95	4.75	4.53
		Final Maturity	Date	07/12/2013	07/07/2011	04/02/2011	02/09/2011	11/26/2010	09/08/2010
	Without optional redemption *	Average life	Years	10.07	7.57	7.32	7.06	6.82	6.57
		Final Maturity	Date	03/21/2016	09/23/2013	06/21/2013	03/21/2013	12/21/2012	09/21/2012
Series C	With optional redemption *	Average life	Years	7.81	5.61	5.31	5.19	4.96	4.72
		Final Maturity	Date	10/07/2013	10/07/2011	06/18/2011	05/06/2011	02/13/2011	11/16/2010
	Without optional redemption *	Average life	Years	25.83	25.83	25.83	25.83	25.83	25.83
		Final Maturity	Date	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031
Series D	With optional redemption *	Average life	Years	6.52	4.72	4.54	4.36	4.20	4.06
		Final Maturity	Date	09/03/2012	11/16/2010	09/13/2010	07/08/2010	05/12/2010	03/19/2010
	Without optional redemption *	Average life	Years	10.07	7.57	7.32	7.06	6.82	6.57
		Final Maturity	Date	03/21/2016	09/23/2013	06/21/2013	03/21/2013	12/21/2012	09/21/2012
Series E	With optional redemption *	Average life	Years	7.09	5.26	5.07	4.88	4.71	4.56
		Final Maturity	Date	03/29/2013	06/01/2011	03/25/2011	01/13/2011	11/14/2010	09/18/2010
	Without optional redemption *	Average life	Years	25.83	25.83	25.83	25.83	25.83	25.83
		Final Maturity	Date	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031
Series F	With optional redemption *	Average life	Years	6.52	4.72	4.54	4.36	4.20	4.06
		Final Maturity	Date	09/02/2012	11/16/2010	09/13/2010	07/08/2010	05/12/2010	03/19/2010
	Without optional redemption *	Average life	Years	10.07	7.57	7.32	7.06	6.82	6.57
		Final Maturity	Date	03/21/2016	09/23/2013	06/21/2013	03/21/2013	12/21/2012	09/21/2012
Series G	With optional redemption *	Average life	Years	7.09	5.26	5.07	4.88	4.71	4.56
		Final Maturity	Date	03/29/2013	06/01/2011	03/25/2011	01/13/2011	11/14/2010	09/18/2010
	Without optional redemption *	Average life	Years	25.83	25.83	25.83	25.83	25.83	25.83
		Final Maturity	Date	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031
Series H	With optional redemption *	Average life	Years	6.52	4.72	4.54	4.36	4.20	4.06
		Final Maturity	Date	09/02/2012	11/16/2010	09/13/2010	07/08/2010	05/12/2010	03/19/2010
	Without optional redemption *	Average life	Years	10.07	7.57	7.32	7.06	6.82	6.57
		Final Maturity	Date	03/21/2016	09/23/2013	06/21/2013	03/21/2013	12/21/2012	09/21/2012
Series I	With optional redemption *	Average life	Years	7.09	5.26	5.07	4.88	4.71	4.56
		Final Maturity	Date	03/29/2013	06/01/2011	03/25/2011	01/13/2011	11/14/2010	09/18/2010
	Without optional redemption *	Average life	Years	25.83	25.83	25.83	25.83	25.83	25.83
		Final Maturity	Date	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031	12/22/2031

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)						Other financial operations (current)			
Current			At issue date						
		% CE			% CE	Assets	Balance	Interest	
Class A	84.86%	146,824,296.72	21.20%	87.76%	187,800,000.00	Treasury Account	23,347,638.34	2.426%	
Series A1	53.82%	93,124,296.72		62.66%	134,100,000.00	Servicer ppal collect not yet credited	478,150.70		
Series A2(G)	31.04%	53,700,000.00		25.09%	53,700,000.00	Servicer ints collect not yet credited	143,339.45		
Series B	8.44%	14,600,000.00	12.76%	6.82%	14,600,000.00	Liabilities	Available	Balance	Interest
Series C	4.16%	7,200,000.00	8.60%	3.36%	7,200,000.00	Start-up Loan	647,999.96	3.486%	
Series D	2.54%	4,400,000.00	6.06%	2.06%	4,400,000.00	Subordinated Loan	10,486,000.00	3.486%	
Issue of Bonds		173,024,296.72			214,000,000.00				
Reserve Fund	6.06%	10,486,000.00		4.90%	10,486,000.00				
Spanish State guarantee									
Series A2(G)		53,700,000.00			53,700,000.00				

Additional information

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Fund Auditors
Ernst&Young

Collateral: SME Loans

General			
	Current	At constitution date	
Count	934	1,050	
Principal			
Principal outstanding	160,773,771.79	214,044,320.33	
Average loan	172,134.66	203,851.73	
Minimum	2,828.46	21,824.69	
Maximum	1,803,036.31	1,977,860.97	
Interest rate			
Weighted average (wac)	3.62%	3.56%	
Minimum	2.20%	2.25%	
Maximum	8.00%	8.00%	
Final maturity			
Weighted average (WARM) (months)	110	120	
Minimum	03/04/2006	09/10/2005	
Maximum	05/15/2033	05/15/2033	
Index (distribution)			
3-month EURIBOR/MIBOR	0.18	0.34	
6-month EURIBOR/MIBOR	15.36	15.77	
1-year EURIBOR/MIBOR	5.72	5.64	
1-year EURIBOR/MIBOR (Mortgage Market)	63.28	62.23	
Mortgage Market: Savings Banks	6.17	5.98	
Mortgage Market: All Institutions	9.03	9.61	
Savings Banks Lending Rate (CECA Indicator)	0.26	0.41	

Prepayments					
	Current month	Last 3 months	Last 6 months	Last 12 months	Historical
Single month. mort. (SMM)	1.38%	1.12%	0.81%	0.70%	0.75%
Annual Percentage Rate (CPR)	15.32%	12.61%	9.26%	8.08%	8.68%

Distribution by sector (CNAE)		
	Current	At constitution date
(D) - Manufacturing industry	26.55%	28.28%
(G) - Retail trade; repair of motor vehicles, motorcycles and mopeds and personal and household items	17.18%	16.25%
(A) - Agriculture, Stockbreeding, Hunting and Silviculture	14.91%	14.54%
(F) - Building	11.74%	12.76%
(K) - Real Estate and Rental Activities; Business Services	10.52%	10.11%
(H) - Catering trade	7.81%	7.90%
(O) - Other social activities and services provided to the Community; Personal Services	4.42%	3.78%
(I) - Transport, Storage and Communications	3.72%	3.41%
(N) - Health and Veterinary Activities, Social Services	1.69%	1.46%
(B) - Fishing	0.59%	0.49%
(C) - Extractive industries	0.35%	0.41%
(M) - Education	0.30%	0.38%
(J) - Financial brokering	0.16%	0.13%
(E) - Production and distribution of electric power, gas and water	0.08%	0.08%

Geographic distribution		
	Current	At constitution date
Andalucia	1.91%	1.43%
Aragon	27.73%	27.11%
Asturias		0.14%
Balearic Islands	8.83%	8.36%
Basque Country	5.70%	5.80%
Castilla-La Mancha	0.06%	0.05%
Castilla-Leon	8.69%	8.94%
Catalonia	0.88%	1.35%
Galicia	0.20%	0.16%
La Rioja	8.19%	7.79%
Madrid	0.15%	0.15%
Murcia	0.02%	0.06%
Navarra	29.66%	30.82%
Valencia	8.00%	7.81%

Current delinquency									
Aging	Assets	Overdue debt					Outstanding debt	Total debt	
		Principal	Interest	Other	Total	%			%
Up to 1 month	55	128,820.24	25,390.14	0.00	154,210.38	53.83	8,061,579.03	8,215,789.41	65.85
1 to 2 months	15	41,728.88	20,886.31	0.00	62,615.19	21.86	3,053,567.09	3,116,182.28	24.98
2 to 3 months	6	31,671.20	2,467.69	0.00	34,138.89	11.92	901,848.46	935,987.35	7.50
3 to 6 months	1	15,629.09	569.40	0.00	16,198.49	5.65	48,901.39	65,099.88	0.52
6 to 12 months	1	2,023.83	1,526.15	0.00	3,549.98	1.24	42,656.50	46,206.48	0.37
12 to 18 months	1	11,096.32	4,682.55	0.00	15,778.87	5.51	81,061.21	96,840.08	0.78
Total	79	230,969.56	55,522.24	0.00	286,491.80		12,189,613.68	12,476,105.48	

Additional information