

FONDO DE TITULIZACIÓN HIPOTECARIA
BANESTO 4

QUARTERLY BTH'S PAYOUT REPORT

Report date: March, 15th , 2007

PRINCIPAL

PREVIOUS BALANCE:	837.627.546,00 €
PRINCIPAL AMORTISED:	40.756.732,50 €
OUTSTANDING BALANCE:	796.870.813,50 €
% OF INITIAL BALANCE:	53,12%

PRINCIPAL ACCRUED NOT PAID: 0,00 €

INTEREST

CUMULATIVE INTEREST PAID TO BTH'S HOLDERS AS OF P	83.122.437,00 €
INTEREST PAID ON March 15 th , 2007	8.163.030,00 €
CUMULATIVE INTEREST PAID TO BTA'S HOLDERS UP TO D	91.285.467,00 €

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Report date: March, 15th , 2007

PREVIOUS BALANCE:	837.627.577,62 €
PRINCIPAL AMORTISED:	40.756.762,72 €
OUTSTANDING BALANCE:	796.870.814,90 €
NUMBER OF LOANS:	12.706,00

INTEREST RECEIVED DURING RELEVANT PERIOD:	8.358.499,35 €
INTEREST ACCRUED DURING RELEVANT PERIOD:	8.458.173,59 €

PRINCIPAL BALANCE IN ARREARS(UP TO 30 DAYS):

PRINCIPAL BALANCE IN ARREARS:	129.020,96 €
INTEREST ACCRUED ON PH'S IN ARREARS:	155.011,84 €
OUTSTANDING BALANCE:	32.044.446,68 €
NUMBER OF LOANS:	463,00

PH'S ARREARS (30 TO 60 DAYS)

PRINCIPAL BALANCE IN ARREARS:	30.719,49 €
INTEREST ACCRUED ON PH'S IN ARREARS:	37.245,28 €
OUTSTANDING BALANCE:	7.013.551,85 €
NUMBER OF LOANS:	103,00

PH'S ARREARS (60 TO 90 DAYS)

PRINCIPAL BALANCE IN ARREARS:	9.929,11 €
INTEREST ACCRUED ON PH'S IN ARREARS:	11.953,91 €
OUTSTANDING BALANCE:	2.304.512,34 €
NUMBER OF LOANS:	41,00

PH'S ARREARS (90 TO 180 DAYS)

PRINCIPAL BALANCE IN ARREARS:	3.799,98 €
INTEREST ACCRUED ON PH'S IN ARREARS:	5.752,72 €
OUTSTANDING BALANCE:	1.008.929,47 €
NUMBER OF LOANS:	15,00

PRINCIPAL BALANCE NON PERFORMING(OVER 180 DAYS):

PRINCIPAL BALANCE NON PERFORMING:	557,96 €
INTEREST:	941,19 €
OUTSTANDING BALANCE:	56.693,67 €
NUMBER OF LOANS:	1,00

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BANESTO 4

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a) CASH RECEIVED - PRINCIPAL

1. AMORTISATION OF PH'S: 40.756.762,72 €

b) CASH RECEIVED - INTEREST

1. INTEREST RECEIVED FROM PH'S: 8.358.499,35 €

2. INTEREST RECEIVED UNDER GIC: 315.233,63 €

c) RETAINED FEES LAST PERIOD 0,00 €

TOTAL CASH RECEIVED END OF PERIOD: 49.430.495,70 €

B.- ALLOCATION OF CASH

1. CURRENT EXPENSES: 57.944,97 €

2. NET INTEREST UNDER CLASS A SWAP -860.000,88 €

3. INTEREST PAID TO BTH'S A HOLDERS: 7.676.580,00 €

4. AMORTISATION OF BTH'S 40.756.732,50 €

5. NET INTEREST UNDER CLASS B SWAP -99.450,00 €

6. INTEREST PAID TO BTH'S B HOLDERS 486.450,00 €

7. INTEREST PAID ON SUBORDINATED LOAN A: 82.687,15 €

8. REPAYMENT OF SUBORDINATED LOAN A: 438.135,20 €

9. FIXED FEE IN FAVOUR BANESTO: 6.000,00 €

10. VARIABLE FEE IN FAVOUR BANESTO 1.323.551,96 €

11. UTILIZATIONS OF PRINCIPAL AND
SECONDARY RESERVE FUND: -438.135,20 €

12. ISSUE EXPENSES 0,00

13. RETAINED FEES IN FAVOUR OF BANESTO 0,00 €

TOTAL CASH PAID END OF PERIOD: 49.430.495,70 €

C.- TREASURY ACCOUNT STATEMENT

a) <i>RELATED TO THE PRINCIPAL RESERVE FUND</i>	
1. PREVIOUS BALANCE:	8.376.275,78 €
2. PERIOD UTILIZATION:	-407.567,63 €
3. OUTSTANDING BALANCE:	7.968.708,15 €
b) <i>RELATED TO THE SECONDARY RESERVE FUND</i>	
1. PREVIOUS BALANCE:	1.753.220,68 €
2. PERIOD UTILIZATION:	-30.567,57 €
3. OUTSTANDING BALANCE:	1.722.653,11 €
b) FEE NON PAID TO BANESTO	0,00
TOTAL (A+B)	9.691.361,26 €

BANESTO 4

Date	Real outstanding	1,29% Prepayment vector	Remaining at the end of the month	Average Single monthly mortality	CPR	Monthly Single monthly mortality	CPR	Outstanding after prepayment	Principal Available
1	1.500.000.000,0	100,00%	100,00%				15,06%	1.500.000.000,00	1.500.000.000,00
2	1.495.729.806,1	1.484.079.397,59	98,71%	99,22%	0,78%	8,96%	0,78%	1.476.394.670,26	
3	1.491.447.086,3	1.467.151.720,99	97,43%	98,37%	0,82%	9,38%	0,86%	1.453.136.766,65	
4	1.487.151.803,8	1.448.706.233,63	96,17%	97,41%	0,87%	9,95%	0,97%	1.430.221.373,87	69.778.626,13
5	1.482.843.921,9	1.425.170.063,73	94,93%	96,11%	0,99%	11,22%	1,34%	1.407.643.644,42	
6	1.478.523.403,5	1.407.660.576,34	93,70%	95,21%	0,98%	11,12%	0,94%	1.385.398.797,67	
7	1.474.190.211,6	1.386.380.191,70	92,49%	94,04%	1,02%	11,56%	1,22%	1.372.136.482.118,96	66.739.254,91
8	1.469.844.309,0	1.362.533.521,59	91,29%	92,70%	1,08%	12,19%	1,43%	1.341.888.958,71	
9	1.465.485.658,4	1.344.717.088,04	90,11%	91,76%	1,07%	12,10%	1,01%	1.320.614.731,54	
10	1.461.114.222,4	1.335.244.439,02	88,95%	91,39%	1,00%	11,32%	0,41%	1.299.654.915,35	63.827.203,61
11	1.456.729.963,5	1.314.658.386,81	87,80%	90,25%	1,02%	11,59%	1,25%	1.279.005.050,55	
12	1.452.332.844,2	1.295.869.428,02	86,66%	89,23%	1,03%	11,69%	1,13%	1.258.660.739,14	
13	1.447.922.826,3	1.276.785.759,00	85,54%	88,18%	1,04%	11,82%	1,17%	1.238.617.643,89	61.037.271,46
14	1.443.499.873,0	1.249.470.515,43	84,44%	86,56%	1,10%	12,48%	1,84%	1.218.871.487,55	
15	1.439.063.945,4	1.230.544.342,13	83,35%	85,51%	1,11%	12,56%	1,21%	1.199.418.051,98	
16	1.434.615.005,7	1.212.858.606,52	82,27%	84,54%	1,11%	12,57%	1,13%	1.180.253.177,39	58.364.466,50
17	1.430.153.015,9	1.189.310.534,68	81,21%	83,16%	1,15%	12,92%	1,64%	1.161.372.761,54	
18	1.425.677.937,5	1.168.642.127,52	80,16%	81,97%	1,16%	13,09%	1,43%	1.142.772.758,92	
19	1.421.189.732,2	1.147.357.322,96	79,12%	80,73%	1,18%	13,30%	1,51%	1.124.449.180,06	55.803.997,33
20	1.416.689.801,4	1.125.227.264,58	78,10%	79,43%	1,20%	13,54%	1,62%	1.106.399.215,21	
21	1.412.176.670,8	1.104.796.032,79	77,09%	78,23%	1,22%	13,70%	1,50%	1.088.617.834,23	
22	1.407.650.301,7	1.090.810.910,79	76,09%	77,49%	1,21%	13,56%	0,95%	1.071.101.211,52	53.347.968,54
23	1.403.110.655,3	1.071.533.241,87	75,11%	76,37%	1,22%	13,68%	1,45%	1.053.845.574,48	
24	1.398.557.692,5	1.053.644.931,75	74,14%	75,34%	1,22%	13,74%	1,35%	1.036.847.202,79	
25	1.393.991.374,4	1.036.110.993,49	73,18%	74,33%	1,23%	13,79%	1,34%	1.020.102.427,68	50.998.783,84
26	1.389.419.729,0	1.012.469.118,85	72,23%	72,87%	1,26%	14,09%	1,96%	1.003.613.458,41	
27	1.384.834.673,4	996.130.174,83	71,30%	71,93%	1,26%	14,11%	1,29%	987.370.766,35	
28	1.380.236.168,2	978.998.721,89	70,38%	70,93%	1,26%	14,16%	1,39%	971.370.835,59	48.731.592,09
29	1.375.624.174,2	957.444.508,38	69,47%	69,60%	1,29%	14,39%	1,87%	955.610.199,03	
30	1.370.998.651,6	935.849.620,04	68,57%	68,26%	1,31%	14,62%	1,93%	940.085.437,66	
31	1.366.359.560,8	919.799.144,84	67,68%	67,32%	1,31%	14,64%	1,38%	924.793.179,95	46.577.655,65
32	1.361.716.074,1	902.616.654,99	66,81%	66,29%	1,32%	14,72%	1,53%	909.736.255,56	
33	1.357.058.966,5	887.671.015,19	65,94%	65,41%	1,32%	14,72%	1,32%	894.905.090,28	
34	1.352.388.198,0	877.497.210,61	65,09%	64,89%	1,30%	14,55%	0,80%	880.296.453,55	44.496.726,40
35	1.347.703.728,6	863.203.424,90	64,25%	64,05%	1,30%	14,55%	1,29%	865.907.159,74	
36	1.343.005.518,1	849.769.844,98	63,42%	63,27%	1,30%	14,52%	1,21%	851.734.067,47	
37	1.338.293.526,2	837.627.577,62	62,60%	62,59%	1,29%	14,46%	1,08%	837.774.079,06	42.522.374,49
38	1.333.579.740,2	821.156.807,85	61,79%	61,58%	1,30%	14,55%	1,62%	824.031.571,95	
39	1.328.852.127,0	807.849.960,06	60,99%	60,79%	1,30%	14,54%	1,27%	810.495.931,33	
40	1.324.110.646,2	797.164.189,97	60,20%	60,20%	1,29%	14,46%	0,97%	797.164.189,97	40.609.889,09

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DEAL 1.500.000.000
 MEZZ. DECLINN 10%
 MEZZ. STOPS DECLINN 1%
 VIDA RESIDUAL DESDE 8-mar-07

3,74

5,81

FECHA				SERIE A		SERIE B	
	PRINCIPAL AVAILABLE	SENIOR NOTES	MEZZANIE NOTES	PRINCIPAL	VIDA MEDIA	PRINCIPAL	VIDA MEDIA
		1.455.000.000	45.000.000				
8-ene-04		0	1.455.000.000	45.000.000	0	0	0
8-feb-04	1	0	1.455.000.000	45.000.000	0	0	0
8-mar-04	1	69.778.626	1.455.000.000	45.000.000	69.778.626	-76.407.595.614	0
8-abr-04	1	0	1.385.221.374	45.000.000	0	0	0
8-may-04	1	0	1.385.221.374	45.000.000	0	0	0
8-jun-04	1	66.739.255	1.385.221.374	45.000.000	66.739.255	-66.939.472.673	0
8-jul-04	1	0	1.318.482.119	45.000.000	0	0	0
8-ago-04	1	0	1.318.482.119	45.000.000	0	0	0
8-sep-04	1	63.827.204	1.318.482.119	45.000.000	63.827.204	-58.146.582.489	0
8-oct-04	1	0	1.254.654.915	45.000.000	0	0	0
8-nov-04	1	0	1.254.654.915	45.000.000	0	0	0
8-dic-04	1	61.037.271	1.254.654.915	45.000.000	61.037.271	-50.050.562.596	0
8-ene-05	1	0	1.193.617.644	45.000.000	0	0	0
8-feb-05	1	0	1.193.617.644	45.000.000	0	0	0
8-mar-05	1	58.364.467	1.193.617.644	45.000.000	58.364.467	-42.606.060.545	0
8-abr-05	1	0	1.135.253.177	45.000.000	0	0	0
8-may-05	1	0	1.135.253.177	45.000.000	0	0	0
8-jun-05	1	55.803.997	1.135.253.177	45.000.000	55.803.997	-35.602.950.297	0
8-jul-05	1	0	1.079.449.180	45.000.000	0	0	0
8-ago-05	1	0	1.079.449.180	45.000.000	0	0	0
8-sep-05	1	53.347.969	1.079.449.180	45.000.000	53.347.969	-29.127.990.821	0
8-oct-05	1	0	1.026.101.212	45.000.000	0	0	0
8-nov-05	1	0	1.026.101.212	45.000.000	0	0	0
8-dic-05	1	50.998.784	1.026.101.212	45.000.000	50.998.784	-23.204.446.648	0
8-ene-06	1	0	975.102.428	45.000.000	0	0	0
8-feb-06	1	0	975.102.428	45.000.000	0	0	0
8-mar-06	1	48.731.592	975.102.428	45.000.000	48.731.592	-17.787.031.112	0
8-abr-06	1	0	926.370.836	45.000.000	0	0	0
8-may-06	1	0	926.370.836	45.000.000	0	0	0
8-jun-06	1	46.577.656	926.370.836	45.000.000	46.577.656	-12.715.699.991	0
8-jul-06	1	0	879.793.180	45.000.000	0	0	0
8-ago-06	1	0	879.793.180	45.000.000	0	0	0
8-sep-06	1	44.496.726	879.793.180	45.000.000	44.496.726	-8.053.907.478	0
8-oct-06	1	0	835.296.454	45.000.000	0	0	0
8-nov-06	1	0	835.296.454	45.000.000	0	0	0
8-dic-06	1	42.522.374	835.296.454	45.000.000	42.522.374	-3.827.013.704	0
8-ene-07	1	0	792.774.079	45.000.000	0	0	0
8-feb-07	1	0	792.774.079	45.000.000	0	0	0
8-mar-07	1	40.609.889	792.774.079	45.000.000	40.609.889	0	0
8-abr-07	1	0	752.164.190	45.000.000	0	0	0
8-may-07	1	0	752.164.190	45.000.000	0	0	0
8-jun-07	1	38.800.885	752.164.190	45.000.000	38.800.885	3.569.681.414	0
8-jul-07	1	0	713.363.305	45.000.000	0	0	0
8-ago-07	1	0	713.363.305	45.000.000	0	0	0

15000000

DEAL 1.500.000.000
 MEZZ. DECLINN 10%
 MEZZ. STOPS DECLINN 1%
 VIDA RESIDUAL DESDE 8-mar-07

3,74

5,81

FECHA		PRINCIPAL AVAILABLE	SENIOR NOTES	MEZZANIE NOTES	SERIE A		SERIE B	
					PRINCIPAL	VIDA MEDIA	PRINCIPAL	VIDA MEDIA
8-sep-07	1	37.033.623	713.363.305	45.000.000	37.033.623	6.814.186.602	0	0
8-oct-07	1	0	676.329.682	45.000.000	0	0	0	0
8-nov-07	1	0	676.329.682	45.000.000	0	0	0	0
8-dic-07	1	35.377.502	676.329.682	45.000.000	35.377.502	9.728.813.022	0	0
8-ene-08	1	0	640.952.180	45.000.000	0	0	0	0
8-feb-08	1	0	640.952.180	45.000.000	0	0	0	0
8-mar-08	1	33.752.440	640.952.180	45.000.000	33.752.440	12.353.392.862	0	0
8-abr-08	1	0	607.199.741	45.000.000	0	0	0	0
8-may-08	1	0	607.199.741	45.000.000	0	0	0	0
8-jun-08	1	32.237.097	607.199.741	45.000.000	32.237.097	14.764.590.610	0	0
8-jul-08	1	0	574.962.643	45.000.000	0	0	0	0
8-ago-08	1	0	574.962.643	45.000.000	0	0	0	0
8-sep-08	1	30.759.611	574.962.643	45.000.000	30.759.611	16.917.786.164	0	0
8-oct-08	1	0	544.203.032	45.000.000	0	0	0	0
8-nov-08	1	0	544.203.032	45.000.000	0	0	0	0
8-dic-08	1	29.372.742	544.203.032	45.000.000	29.372.742	18.827.927.766	0	0
8-ene-09	1	0	514.830.290	45.000.000	0	0	0	0
8-feb-09	1	0	514.830.290	45.000.000	0	0	0	0
8-mar-09	1	28.019.342	514.830.290	45.000.000	28.019.342	20.482.139.059	0	0
8-abr-09	1	0	486.810.948	45.000.000	0	0	0	0
8-may-09	1	0	486.810.948	45.000.000	0	0	0	0
8-jun-09	1	26.750.434	486.810.948	45.000.000	26.750.434	22.015.606.859	0	0
8-jul-09	1	0	460.060.514	45.000.000	0	0	0	0
8-ago-09	1	0	460.060.514	45.000.000	0	0	0	0
8-sep-09	1	25.502.912	460.060.514	45.000.000	24.099.058	22.050.637.731	1.403.854	1.284.526.718
8-oct-09	1	0	435.961.457	43.596.146	0	0	0	0
8-nov-09	1	0	435.961.457	43.596.146	0	0	0	0
8-dic-09	1	24.342.842	435.961.457	43.596.146	22.129.857	22.262.635.867	2.212.986	2.226.263.587
8-ene-10	1	0	413.831.600	41.383.160	0	0	0	0
8-feb-10	1	0	413.831.600	41.383.160	0	0	0	0
8-mar-10	1	23.205.340	413.831.600	41.383.160	21.095.764	23.120.956.985	2.109.576	2.312.095.699
8-abr-10	1	0	392.735.836	39.273.584	0	0	0	0
8-may-10	1	0	392.735.836	39.273.584	0	0	0	0
8-jun-10	1	22.144.827	392.735.836	39.273.584	20.131.661	23.916.412.778	2.013.166	2.391.641.278
8-jul-10	1	0	372.604.176	37.260.418	0	0	0	0
8-ago-10	1	0	372.604.176	37.260.418	0	0	0	0
8-sep-10	1	21.089.583	372.604.176	37.260.418	19.172.348	24.540.605.881	1.917.235	2.454.060.588
8-oct-10	1	0	353.431.827	35.343.183	0	0	0	0
8-nov-10	1	0	353.431.827	35.343.183	0	0	0	0
8-dic-10	1	20.121.376	353.431.827	35.343.183	18.292.160	25.078.551.725	1.829.216	2.507.855.172
8-ene-11	1	0	335.139.667	33.513.967	0	0	0	0
8-feb-11	1	0	335.139.667	33.513.967	0	0	0	0
8-mar-11	1	19.150.324	335.139.667	33.513.967	17.409.386	25.435.112.514	1.740.939	2.543.511.251
8-abr-11	1	0	317.730.281	31.773.028	0	0	0	0
8-may-11	1	0	317.730.281	31.773.028	0	0	0	0
8-jun-11	1	18.267.130	317.730.281	31.773.028	16.606.482	25.789.865.877	1.660.648	2.578.986.588
8-jul-11	1	0	301.123.800	30.112.380	0	0	0	0
8-ago-11	1	0	301.123.800	30.112.380	0	0	0	0
8-sep-11	1	17.352.431	301.123.800	30.112.380	15.774.937	25.949.771.237	1.577.494	2.594.977.124
8-oct-11	1	0	285.348.863	28.534.886	0	0	0	0
8-nov-11	1	0	285.348.863	28.534.886	0	0	0	0
8-dic-11	1	16.548.952	285.348.863	28.534.886	15.044.501	26.117.254.539	1.504.450	2.611.725.454
8-ene-12	1	0	270.304.361	27.030.436	0	0	0	0
8-feb-12	1	0	270.304.361	27.030.436	0	0	0	0
8-mar-12	1	15.689.251	270.304.361	27.030.436	14.262.955	26.058.419.245	1.426.296	2.605.841.924
8-abr-12	1	0	256.041.406	25.604.141	0	0	0	0
8-may-12	1	0	256.041.406	25.604.141	0	0	0	0
8-jun-12	1	14.960.327	256.041.406	25.604.141	13.600.297	26.098.970.275	1.360.030	2.609.897.027
8-jul-12	1	0	242.441.109	24.244.111	0	0	0	0

15000000

DEAL 1.500.000.000
 MEZZ. DECLINN 10%
 MEZZ. STOPS DECLINN 1%
 VIDA RESIDUAL DESDE 8-mar-07

3,74

5,81

FECHA	PRINCIPAL		MEZZANIE	SERIE A		SERIE B		
	AVAILABLE	SENIOR NOTES		PRINCIPAL	VIDA MEDIA	PRINCIPAL	VIDA MEDIA	
8-ago-12	1	0	242.441.109	24.244.111	0	0	0	0
8-sep-12	1	14.182.143	242.441.109	24.244.111	12.892.857	25.927.536.354	1.289.286	2.592.753.635
8-oct-12	1	0	229.548.251	22.954.825	0	0	0	0
8-nov-12	1	0	229.548.251	22.954.825	0	0	0	0
8-dic-12	1	13.520.859	229.548.251	22.954.825	12.291.690	25.837.131.673	1.229.169	2.583.713.167
8-ene-13	1	0	217.256.562	21.725.656	0	0	0	0
8-feb-13	1	0	217.256.562	21.725.656	0	0	0	0
8-mar-13	1	12.815.235	217.256.562	21.725.656	11.650.213	25.537.267.453	1.165.021	2.553.726.745
8-abr-13	1	0	205.606.349	20.560.635	0	0	0	0
8-may-13	1	0	205.606.349	20.560.635	0	0	0	0
8-jun-13	1	12.215.406	205.606.349	20.560.635	11.104.915	25.363.624.726	1.110.491	2.536.362.473
8-jul-13	1	0	194.501.434	19.450.143	0	0	0	0
8-ago-13	1	0	194.501.434	19.450.143	0	0	0	0
8-sep-13	1	11.593.117	194.501.434	19.450.143	10.539.198	25.041.133.440	1.053.920	2.504.113.344
8-oct-13	1	0	183.962.236	18.396.224	0	0	0	0
8-nov-13	1	0	183.962.236	18.396.224	0	0	0	0
8-dic-13	1	11.047.936	183.962.236	18.396.224	10.043.578	24.777.507.188	1.004.358	2.477.750.719
8-ene-14	1	0	173.918.658	17.391.866	0	0	0	0
8-feb-14	1	0	173.918.658	17.391.866	0	0	0	0
8-mar-14	1	10.491.046	173.918.658	17.391.866	9.537.314	24.386.912.867	953.731	2.438.691.287
8-abr-14	1	0	164.381.344	16.438.134	0	0	0	0
8-may-14	1	0	164.381.344	16.438.134	0	0	0	0
8-jun-14	1	9.995.065	164.381.344	16.438.134	8.556.931	22.667.308.928	1.438.134	3.809.618.029
8-jul-14	1	0	155.824.414	15.000.000	0	0	0	0
8-ago-14	1	0	155.824.414	15.000.000	0	0	0	0
8-sep-14	1	9.494.058	155.824.414	15.000.000	9.494.058	26.023.213.310	0	0
8-oct-14	1	0	146.330.355	15.000.000	0	0	0	0
8-nov-14	1	0	146.330.355	15.000.000	0	0	0	0
8-dic-14	1	9.042.582	146.330.355	15.000.000	9.042.582	25.608.592.073	0	0
8-ene-15	1	0	137.287.773	15.000.000	0	0	0	0
8-feb-15	1	0	137.287.773	15.000.000	0	0	0	0
8-mar-15	1	8.579.638	137.287.773	15.000.000	8.579.638	25.069.702.295	0	0
8-abr-15	1	0	128.708.135	15.000.000	0	0	0	0
8-may-15	1	0	128.708.135	15.000.000	0	0	0	0
8-jun-15	1	143.708.135	128.708.135	15.000.000	128.708.135	387.926.320.133	15.000.000	45.210.000.000

BANESTO 4

ASSETS: PARTICIPACIONES HIPOTECARIAS

GENERAL CHARACTERISTICS

CONCEPTS	18-12-2003	15-03-2007
Nº OF LOANS	19.736	12.706
OUTSTANDING	1.500.001.687,69 €	796.870.814,90 €
PH's INTEREST RATE	3,73%	4,31%
L.T.V.	62,70%	53,78%

PREPAYMENTS (% of outstanding)

MONTHS	RATE		AVERAGE RATE	
	Monthly	Annually	Monthly	Annually
SEPTEMBER 06	0,80%	9,24%	1,30%	14,55%
DECEMBER 06	1,08%	12,24%	1,29%	14,46%
MARCH 07	0,97%	11,03%	1,29%	14,46%

ARREARS At March 15th 2007

CONCEPTS	UP TO 30 DAYS	OVER 30 DAYS
Nº OF RECEIPTS	620	335
AMOUNT	284.032,80 €	100.899,64 €

CREDIT ENHANCEMENT

CONCEPTS	18-12-2003	15-03-2007
SUBORDINATED ISSUE	3,00%	5,65%
PRINCIPAL RESERVE FUND	15.000.000 € (1%)	7.968.708,15 € (1%)
SECONDARY RESERVE FUND	2.250.000 € (0,15%)	1.722.653,11 € (0,22%)
EXCESS SPREAD	0,65%	0,65%

LIABILITIES: BONOS DE TITULIZACION HIPOTECARIA

CLASS A

CONCEPTS	18-12-2003	15-03-2007
Nº BONDS	14.550	14.550
TOTAL OUTSTANDING	1.455.000.000 €	751.870.813,50 €
OUTSTANDING PER BOND	100.000,00 €	51.674,97 €
FIXED INTEREST RATE	EURIBOR 3 months + 20 b.p.	EURIBOR 3 months + 20 b.p.
NOMINAL INTEREST	2,796 %	4,089%
RATING (S&P)	AAA	AAA
AMORTIZATION	PASS - THROUGH	
RESIDUAL LIFE (years)	8,9	3,74

CLASS B

CONCEPTS	18-12-2003	15-12-2006
Nº BONDS	450	450
TOTAL OUTSTANDING	45.000.000 €	45.000.000,00€
OUTSTANDING PER BOND	100.000,00 €	100.000,00 €
FIXED INTEREST RATE	EURIBOR 3 months + 65 b.p.	EURIBOR 3 months + 65 b.p.
NOMINAL INTEREST	2,796%	4,539%
RATING (S&P)	A	A
AMORTIZATION	SUBORDINATED	
RESIDUAL LIFE (years)	16,8	5,81

SUBORDINATED LOAN

CONCEPTS	18-12-2003	15-03-2007
TOTAL OUTSTANDING	20.386.000,00 €	9.693.053,52 €
INTEREST RATE	3,10%	3,66%