



F.T. RMBS PRADO II

SANTANDER DE TITULIZACION, S.G.F.T, S.A.

c/ JUAN IGNACIO LUCA DE TENA 13

28027 MADRID

santanderdetitulizacion@gruposantander.com



NAME OF THE FUND: FONDO DE TITULIZACIÓN RMBS Prado II

INFORMATION AT: QUARTER/SEMESTER 17 09 2018 - 17 12 2018 YEAR: 2018

Acting on behalf of Santander de Titulización S.G.F.T., S.A. as General Manager:	Signature:
Iñaki Reyero Arregui - Managing Director	

I. DATA OF THE FUND

Constitution Date	March 15th, 2016	Paying Agency	BNP PARIBAS SECURITIES SERVICES, SPANISH BRANCH	
Disbursement Date	March 18th, 2016	Negotiation Market	AIAF	
Final Date of Redemption	March 17th, 2056	Rating Agencies	DBRS / S&P	
Gestora	Santander de Titulización	Rating	Initial	Current
Credit Rights's Seller	Unión de Créditos Financieros (UCI)	Series A	AAA (sf) / AA+s(sf)	AAA (sf) / AAA (sf)

II. SECURITIES ISSUED CHARGED TO THE FUND: SECURITISATION BONDS

SERIES PRIORITY OF PAYMENT (ISIN CODE)	NUMBER OF BONDS	NOMINAL			
			INITIAL	CURRENT	%Curr/In
Series A ES0305123004	4.210	Nominal per Bond	100.000,00	71.077,22	71,08%
		Total Nominal	421.000.000,00	299.235.096,20	

REDEMPTION AND INTEREST OF THE BONDS					
Current			Next		
Payment Date of the Current Period December 17th, 2018			Next Payment Date March 18th, 2019		
	Redemption of the Bonds	Gross Interest	Interest Rate	Gross Interest in Next Payment Date	Net Interest in Next Payment Date
Series A ES0305123004	2.640,62	108,26	0,589%	105,82	85,71
Accrued amortisation due not payed	0,00 €				
Scheduled Amortisation	NO				



NAME OF THE FUND:

FONDO DE TITULIZACIÓN RMBS Prado II

INFORMATION AT:

QUARTER/SEMESTER

17 09 2018 - 17 12 2018

YEAR:

2018

III. ASSETS PURCHASED BY THE FUND: CREDIT RIGHTS

CREDIT RIGHTS	ISSUE DATE	CURRENT DATE
Number of CR's	5.325	4.854
Principal Outstanding	540.000.014,53	440.154.251,59
Principal Outstanding per Loan	101.408,45	90.678,67
Interest Rate	2,14%	1,72%

PREPAYMENT RATE	CURRENT DATE
Monthly Single Rate	3,33%
Average 12 Months Single Rate	3,59%
Prepayment Rate from Constitution	3,33%

FONDO DE TITULIZACIÓN RMBS Prado II

QUARTERLY BONDS PAYOUT REPORT

December 17, 2018

BONDS. PRINCIPAL	
Previous Balance	310.352.106,40
Principal Amortised	11.117.010,20
Outstanding Balance	299.235.096,20
% of Initial Balance	71,08%
Principal Accrued and unpaid	0,00

DATOS	
Pool Cut-off Date	10-dic-2018
Payment Date	17-dic-2018
Previous Payment Date	17-sep-2018
Number of Days (Act/360)	91
Reference Interest Rate (%)	-0,311%
Next Payment Date	18-mar-2019

BONDS. INTEREST PAID			
	index rate	spread	
Class A	-0,319%	0,900%	455.774,60
Interest accrued and unpaid			0,00

RESIDUAL LIFE (YEARS)		
	INITIAL	December 17, 2018
Class A	3,68	1,96

In compliance with the provisions of the prospectus regarding the article 405 from Regulation (EU) No 575/2013 UCI continues to retain a significant net financial interest in this fund on an ongoing basis.

QUARTERLY COLLATERAL REPORT

CREDIT RIGHTS, PRINCIPAL	
Previous Balance	449.606.143,18
Principal Amortised	9.451.891,59
Outstanding Balance	440.154.251,59
Number of Credit Rights	4.854
LTV	41,25%

NON-PERFORMING LOANS (NPLs)	
Previous balance	1.012.211,80
Difference	61.889,18
NPLs up to date	1.074.100,98

TRANSITORY PROPERTIES	
Last balance	0,00
Difference in Actual Period	0,00
Current balance	0,00
Number of Credit Rights	0

NET LOSSES	
Last balance	0,00
Difference	0,00
Current balance	0,00

PRINCIPAL BALANCE IN ARREARS					
	UP to 30 DAYS	30 to 60 DAYS	60 to 90 DAYS	90 to 180 DAYS	MORE THAN 180
Principal Balance in Arrears	7.210,87	6.395,89	568,28	16.942,21	88.706,49
Interest CR in Arrears	3.258,28	3.740,50	329,30	3.670,28	60.923,40
Outstanding Balance	2.800.815,66	1.269.634,71	76.799,74	397.712,81	1.670.910,49
Number of Credit Rights	30	8	1	7	12
% of Outstanding Balance	0,64%	0,29%	0,02%	0,09%	0,38%

FONDO DE TITULIZACIÓN RMBS Prado II
QUARTERLY REPORT - ALLOCATION OF CASH
December 17, 2018

TOTAL CASH RECEIVED END OF PERIOD	11.339.375,69
CASH RECEIVED - PRINCIPAL	
Amortisation of Credit Rights	9.451.891,59
CASH RECEIVED - INTEREST	
Interest received from Credit Rights	1.873.580,67
Interest received under GIC	0,00
CONTENTIOUS	0,00
TRANSITORY PROPERTIES	0,00
OTHERS	13.904,34
WITHHOLDING	(0,91)

TOTAL CASH PAID END OF PERIOD	11.339.375,69
Ordinary Expenses	21.408,79
Extraordinary Expenses	28.738,01
Interest paid to Class A Bondholders	455.774,60
Reserve Fund	(283.556,75)
Principal withholding Class A	11.117.010,20
Interest paid to Subordinated Loan 1	0,00
Principal paid to Subordinated Loan 1	0,00
Interest paid to Subordinated Loan 2	0,00
Principal paid to Subordinated Loan 2	0,00
Fixed fee in favour of UCI	0,00
Excess spread	0,00
Rounding Remanent	0,84

TREASURY ACCOUNT STATEMENT	13.204.627,55
PRINCIPAL RESERVE FUND	
Previous Balance	13.488.184,30
Difference	(283.556,75)
Outstanding Balance	13.204.627,55
WITHHOLDING	0,00
OTHERS	0,00

CREDIT ENHANCEMENT AND SUBORDINATED LOAN

CREDIT ENHANCEMENT ^{(1) (2)}		
CONCEPTS	INITIAL	December 17, 2018
SUBORDINATED LOAN 1	119.000.000,00 (22,04%)	119.000.000,00 (27,04%)
PRINCIPAL RESERVE FUND	16.200.000,00 (3,00%)	13.204.627,55 (3,00%)
OVERCOLLATERALIZATION ⁽³⁾	0,00 (0,00%)	21.919.155,39 (4,98%)

⁽¹⁾ Credit enhancement is calculated over the Outstanding Balance of Credit Rights.

⁽²⁾ Subordinated Loan 1 and Subordinated Loan 2 have been funded and withheld by UCI. Principal Reserve Fund has been funded through Subordinated Loan 2.

⁽³⁾ Represents the result of dividing the Outstanding Balance of Credit Rights minus the Outstanding Balance of Class A Notes minus the Subordinated Loan 1 over the Outstanding Balance of Credit Rights.

SUBORDINATED LOAN 2		
CONCEPTS	INITIAL	December 17, 2018
SUBORDINATED LOAN 2 PRINCIPAL		
Total Outstanding	650.000,00	650.000,00
Interest Rate	0,869%	0,789%

FONDO DE TITULIZACIÓN RMBS Prado II

TRIGGERS OF THE MODEL

December 17, 2018

RESERVE FUND'S TRIGGERS

1. AMOUNT REQUIRED WITHHELD:	
Reserve Fund SHALL BE THE LESSER OF:	13.204.627,55
On every Interest Payment Date 3% Outstanding Principal Balance of the Assets	13.204.627,55
with a floor of 1% Initial Outstanding Principal Balance of the Assets	5.400.000,15
with a cap of initial Reserve Fund Required Amount	16.200.000,00
as long as the Reserve Fund withheld on previous Interest Paymen Date is the required	

RESERVE FUND REQUIRED LEVEL DECREASES

RENEGOTIATIONS OF INSTALMENT REDUCTION

Limit of 15% of the Initial Principal Balance of the Assets	81.000.002,18
Number of loans that have been renegotiated	95
Principal Outstanding of renegotiated loans	11.886.622,22
% Principal Outstanding of renegotiated loans / Initial Principal balance	2,20%

COUNTERPARTIES

AGREEMENT	COUNTERPARTY	RATING AGENCY	MINIMUM RATING REQUIRED		CURRENT RATING
TREASURY ACCOUNT	BP2S	S&P DBRS	Long Term	A A	A AA (low)
		S&P DBRS	Short Term	n/a n/a	A-1 R-1 (middle)
PAYING AGENCY	BP2S	S&P DBRS	Long Term	A A	A AA (low)
		S&P DBRS	Short Term	n/a n/a	A-1 R-1 (middle)

ALL COUNTERPARTIES HAVE THE MINIMUM REQUIRED LEVEL OF RATING.

FONDO DE TITULIZACIÓN RMBS Prado II

DEFINITIONS

December 17, 2018

POOL CUT-OFF DATE

Means the date in which the Gestora will carry out the necessary calculations, on behalf of the Fund, for the distribution of the available funds at this date, according with the Order of Priority of Payments. All the information regarding the Assets (Outstanding Balance of the Credit Rights, arrears' tables, transitory properties, stratification tables, etc.) are referred to this mentioned date.

Non-Performing Loans (NPLs)

means those loans that, at any time starting from the Date of Incorporation of the Fund (i) have or have had instalments pending payment for periods equal to or longer than twelve (12) months or (ii) the Servicer, acting in accordance with the servicing procedures, has terminated or accelerated the underlying Mortgage Loans, or has written off or made provision against any definitive losses at any time prior to the expiry of the period referred to in (i) above.

NET LOSSES

Those loans which the Originator considers that will not recover (net of recoveries).

TRANSITORY PROPERTIES

Those assets in the balance of the Fund as a consequence of a judicial or non-judicial process.

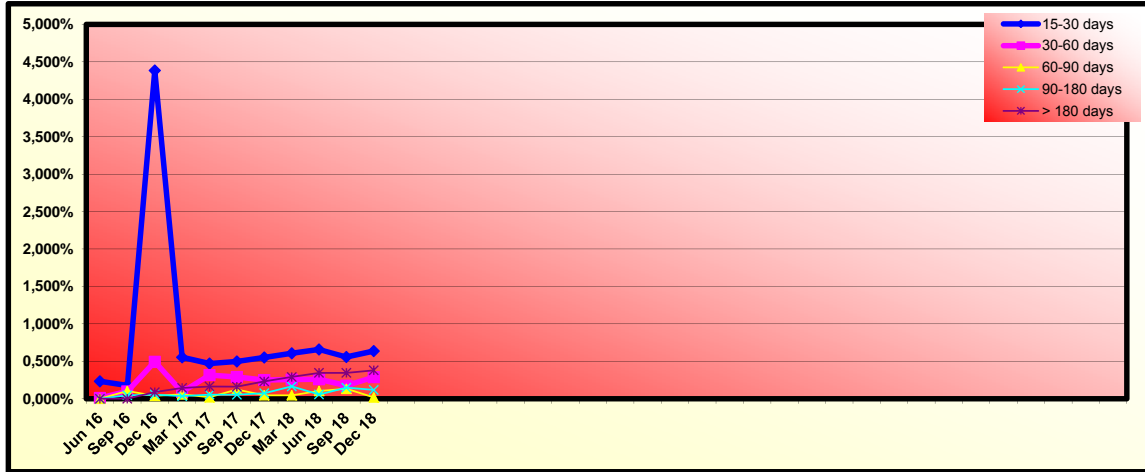


FONDO DE TITULIZACIÓN RMBS Prado II

HISTORICAL ARREARS AND PREPAYMENT REPORT

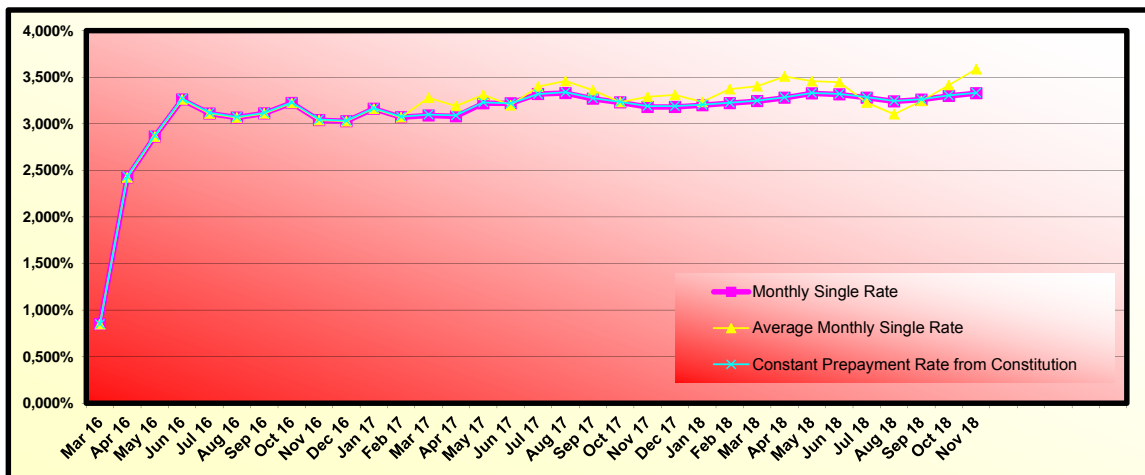
December 17, 2018

HISTORICAL ARREARS



Date	Sep 17	Dec 17	Mar 18	Jun 18	Sep 18	Dec 18
15-30 days	0,498%	0,552%	0,606%	0,657%	0,559%	0,636%
30-60 days	0,291%	0,250%	0,257%	0,260%	0,175%	0,288%
60-90 days	0,123%	0,046%	0,046%	0,105%	0,133%	0,017%
90-180 days	0,054%	0,075%	0,165%	0,057%	0,148%	0,090%
> 180 days	0,161%	0,231%	0,291%	0,345%	0,346%	0,380%

HISTORICAL PREPAYMENT



(*) Prepayment data calculated at previous end moth date

RMBS PRADO II

QUARTERLY STATISTIC INFORMATION

December 10, 2018

Principal Outstanding					
Interval	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	
0	25.000	909	18,73%	13.228.357,70	3,01%
25.000	50.000	643	13,25%	23.937.131,72	5,44%
50.000	75.000	748	15,41%	47.164.825,15	10,72%
75.000	100.000	762	15,70%	66.118.030,39	15,02%
100.000	125.000	544	11,21%	60.833.245,13	13,82%
125.000	150.000	399	8,22%	54.766.570,10	12,44%
150.000	175.000	305	6,28%	49.444.993,27	11,23%
175.000	200.000	209	4,31%	38.991.657,55	8,86%
200.000	225.000	122	2,51%	25.769.773,22	5,85%
225.000	250.000	64	1,32%	15.081.819,51	3,43%
250.000	275.000	42	0,87%	11.023.573,72	2,50%
275.000	300.000	40	0,82%	11.399.893,36	2,59%
300.000	325.000	34	0,70%	10.571.551,83	2,40%
325.000	350.000	17	0,35%	5.719.136,96	1,30%
350.000	375.000	7	0,14%	2.530.596,19	0,57%
375.000	400.000	4	0,08%	1.515.223,41	0,34%
400.000	425.000	5	0,10%	2.057.872,38	0,47%
Total		4.854	100,00%	440.154.251,59	100,00%

Maximum	Minimum	Simple Average
418.486,89	325,22	90.678,67

Nominal Interest (*)							
Interval	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	Weighted Nominal Interest	Weighted Spread	
0,00	0,50	402	8,28%	51.681.111,90	11,74%	0,35	0,52
0,50	1,00	838	17,26%	83.051.241,81	18,87%	0,72	0,90
1,00	1,50	1.229	25,32%	70.533.762,19	16,02%	1,23	1,40
1,50	2,00	624	12,86%	65.115.382,28	14,79%	1,81	1,18
2,00	2,50	932	19,20%	92.302.822,83	20,97%	2,26	0,88
2,50	3,00	335	6,90%	32.906.507,21	7,48%	2,72	1,80
3,00	3,50	160	3,30%	14.871.753,75	3,38%	3,24	1,50
3,50	4,00	134	2,76%	12.876.373,18	2,93%	3,70	1,95
4,00	4,50	131	2,70%	10.860.892,49	2,47%	4,34	2,44
4,50	5,00	37	0,76%	2.835.850,87	0,64%	4,70	2,77
5,00	5,50	11	0,23%	1.183.101,43	0,27%	5,24	2,77
5,50	6,00	18	0,37%	1.694.193,57	0,38%	5,83	3,66
6,00	6,50	3	0,06%	241.258,08	0,05%	6,19	3,55
Total		4.854	100,00%	440.154.251,59	100,00%	1,72	1,16

(*) There is no minimum nominal interest rate applicable for any loan.

Maximum	Minimum	Simple Average
6,40	0,18	1,72

Origination Date							
Interval	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	Weighted Orig. Date	Weighted Months	
Before December 31, 2005	988	20,35%	19.351.563,20	4,40%	19/02/1999	237,70	
12/31/2005	06/30/2006	11	0,23%	992.045,70	0,23%	18/05/2006	150,73
06/30/2006	12/31/2006	21	0,43%	2.710.747,85	0,62%	29/11/2006	144,37
12/31/2006	06/30/2007	45	0,93%	6.078.376,34	1,38%	17/03/2007	140,77
06/30/2007	12/31/2007	268	5,52%	30.395.890,04	6,91%	17/11/2007	132,77
12/31/2007	06/30/2008	558	11,50%	66.825.018,71	15,18%	03/04/2008	128,23
06/30/2008	12/31/2008	296	6,10%	33.337.258,56	7,57%	29/09/2008	122,37
12/31/2008	06/30/2009	301	6,20%	35.338.373,88	8,03%	03/04/2009	116,23
06/30/2009	12/31/2009	271	5,58%	31.752.417,13	7,21%	07/10/2009	110,10
12/31/2009	06/30/2010	290	5,97%	35.075.298,29	7,97%	15/04/2010	103,83
06/30/2010	12/31/2010	227	4,68%	27.070.288,60	6,15%	14/10/2010	97,87
12/31/2010	06/30/2011	306	6,30%	36.319.729,80	8,25%	28/04/2011	91,40
06/30/2011	12/31/2011	285	5,87%	31.330.011,45	7,12%	19/09/2011	86,70
12/31/2011	06/30/2012	77	1,59%	6.763.565,29	1,54%	06/04/2012	80,13
06/30/2012	12/31/2012	80	1,65%	7.526.923,13	1,71%	12/10/2012	73,93
12/31/2012	06/30/2013	52	1,07%	4.570.102,59	1,04%	26/04/2013	67,47
06/30/2013	12/31/2013	70	1,44%	6.265.486,58	1,42%	10/10/2013	62,00
12/31/2013	06/30/2014	354	7,29%	28.414.522,64	6,46%	10/04/2014	56,00
06/30/2014	12/31/2014	354	7,29%	30.036.631,81	6,82%	03/10/2014	50,23
Total		4.854	100,00%	440.154.251,59	100,00%	12/12/2009	107,93

Maximum	Minimum	Simple Average
12/31/2014	09/23/1994	04/2/2008

RMBS PRADO II

QUARTERLY STATISTIC INFORMATION

December 10, 2018

Maturity Date						
Interval	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	Weighted Mat. Date	Weighted Months
Before December 31, 2035	2.045	42,13%	85.690.899,17	19,47%	05/07/2030	138,83
12/31/2035 12/31/2036	80	1,65%	7.539.974,48	1,71%	29/05/2036	209,63
12/31/2036 12/31/2037	88	1,81%	9.045.161,69	2,05%	14/07/2037	223,13
12/31/2037 12/31/2038	156	3,21%	16.005.699,22	3,64%	20/05/2038	233,33
12/31/2038 12/31/2039	161	3,32%	15.365.144,70	3,49%	18/06/2039	246,27
12/31/2039 12/31/2040	114	2,35%	12.205.459,17	2,77%	08/06/2040	257,93
12/31/2040 12/31/2041	90	1,85%	10.454.468,90	2,38%	25/06/2041	270,50
12/31/2041 12/31/2042	147	3,03%	17.666.897,47	4,01%	15/06/2042	282,17
12/31/2042 12/31/2043	154	3,17%	19.541.989,39	4,44%	07/06/2043	293,90
12/31/2043 12/31/2044	391	8,06%	37.630.767,76	8,55%	15/06/2044	306,17
12/31/2044 12/31/2045	94	1,94%	9.625.511,33	2,19%	08/05/2045	316,93
12/31/2045 12/31/2046	54	1,11%	6.739.454,86	1,53%	20/06/2046	330,33
12/31/2046 12/31/2047	131	2,70%	19.967.095,19	4,54%	17/08/2047	344,23
12/31/2047 12/31/2048	422	8,69%	61.965.215,07	14,08%	16/05/2048	353,20
12/31/2048 12/31/2049	256	5,27%	40.569.178,14	9,22%	11/06/2049	366,03
12/31/2049 12/31/2050	186	3,83%	29.968.561,16	6,81%	02/06/2050	377,73
12/31/2050 12/31/2051	275	5,67%	38.817.069,74	8,82%	29/06/2051	390,63
12/31/2051 12/31/2052	10	0,21%	1.355.704,15	0,31%	02/01/2052	396,73
Total	4.854	100,00%	440.154.251,59	100,00%	05/01/2043	288,83

Maximum	Minimum	Simple Average
02/1/2052	01/5/2019	02/5/2038

Interest Rate Reset Period				
Interest Rate Reset Period	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
annually	1.127	23,22%	41.039.984,89	9,32%
Floating	1.124	23,16%	40.784.973,65	9,27%
Mixed	3	0,06%	255.011,24	0,06%
semiannually	3.724	76,72%	399.043.038,93	90,66%
Floating	3.555	73,24%	384.559.366,60	87,37%
Mixed	169	3,48%	14.483.672,33	3,29%
quarterly	2	0,04%	26.144,89	0,01%
Floating	2	0,04%	26.144,89	0,01%
fixed	1	0,02%	45.082,88	0,01%
Fixed	1	0,02%	45.082,88	0,01%
Total	4.854	100,00%	440.154.251,59	100,00%

Interest Type (*)						
Interest Type (*)	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	Weighted Nominal Interest	Weighted Spread
Fixed	1	0,02%	45.082,88	0,01%	1,50	0,00
Fixed	1	0,02%	45.082,88	0,01%	1,50	0,00
Mixed	172	3,54%	14.738.683,57	3,35%	4,24	2,41
EUR 12 M	159	3,28%	13.533.163,62	3,07%	4,14	2,46
IRPH	13	0,27%	1.205.519,95	0,27%	5,32	1,87
Floating	4.681	96,44%	425.370.485,14	96,64%	1,63	1,11
EUR 12 M	2.392	49,28%	266.260.958,08	60,49%	1,17	1,34
IRPH	1.331	27,42%	141.571.411,56	32,16%	2,56	0,67
MIBOR 12 M	916	18,87%	16.841.553,58	3,83%	1,04	1,22
MIBOR 6 M	40	0,82%	670.417,03	0,15%	1,06	1,32
MIBOR 3 M	2	0,04%	26.144,89	0,01%	0,59	0,91
Total	4.854	100,00%	440.154.251,59	100,00%	1,72	1,16

(*) For Fixed loans refer to Additional Building Block to the Securities Note 2.2.2 c) 4.

Maximum	Minimum	Simple Average
4,25	-0,40	1,25

RMBS PRADO II

QUARTERLY STATISTIC INFORMATION

December 10, 2018

Property Location by Autonomous Community				
Property Location by Autonomous Community	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
Andalucía	1.172	24,15%	92.629.421,36	21,04%
Aragón	94	1,94%	9.262.280,79	2,10%
Asturias	88	1,81%	5.112.971,90	1,16%
Canarias	196	4,04%	15.403.916,64	3,50%
Cantabria	40	0,82%	3.533.607,27	0,80%
Castilla la Mancha	100	2,06%	10.620.040,38	2,41%
Castilla y León	107	2,20%	8.198.479,24	1,86%
Cataluña	944	19,45%	101.668.852,70	23,10%
Comunidad Valenciana	404	8,32%	33.362.517,60	7,58%
Extremadura	69	1,42%	4.977.693,80	1,13%
Galicia	144	2,97%	8.052.936,93	1,83%
Islas Baleares	100	2,06%	10.969.826,80	2,49%
La Rioja	8	0,16%	834.173,05	0,19%
Madrid	1.254	25,83%	121.164.054,80	27,53%
Murcia	35	0,72%	2.597.566,58	0,59%
Navarra	12	0,25%	1.303.830,50	0,30%
País Vasco	87	1,79%	10.462.081,25	2,38%
Total	4.854	100,00%	440.154.251,59	100,00%

Debtor's concentration					
Debtor's concentration	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	CC.AA.
Debtor nº 1	1	0,02%	418.486,89	0,10%	Madrid
Debtor nº 2	1	0,02%	413.385,21	0,09%	Cataluña
Debtor nº 3	1	0,02%	411.413,13	0,09%	Andalucía
Debtor nº 4	1	0,02%	408.088,43	0,09%	Madrid
Debtor nº 5	1	0,02%	406.498,72	0,09%	Aragón
Debtor nº 6	1	0,02%	380.056,22	0,09%	Andalucía
Debtor nº 7	1	0,02%	378.950,12	0,09%	Madrid
Debtor nº 8	1	0,02%	378.657,28	0,09%	Madrid
Debtor nº 9	1	0,02%	377.559,79	0,09%	Madrid
Debtor nº 10	1	0,02%	371.517,39	0,08%	Islas Baleares
Rest of Debtors	4.844	99,79%	436.209.638,41	99,10%	
Total	4.854	100,00%	440.154.251,59	100,00%	

Current Loan to Value (LTV) (*)						
Current Loan to Value (LTV) (*)	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding	Weighted LTV	
0,00% - 10,00%	151	3,11%	1.527.939,93	0,35%	6,75%	
10,00% - 20,00%	492	10,14%	12.578.538,37	2,86%	16,21%	
20,00% - 30,00%	641	13,21%	31.578.355,04	7,17%	25,65%	
30,00% - 40,00%	1.037	21,36%	78.855.796,30	17,92%	35,43%	
40,00% - 50,00%	872	17,96%	103.042.405,77	23,41%	45,16%	
50,00% - 60,00%	849	17,49%	107.558.078,89	24,44%	55,06%	
60,00% - 70,00%	667	13,74%	86.621.001,56	19,68%	64,28%	
70,00% - 80,00%	145	2,99%	18.392.135,73	4,18%	72,50%	
Total	4.854	100,00%	440.154.251,59	100,00%	48,38%	

(*) Original Property Value

Maximum	Minimum	Simple Average
79,45	0,00	41,25

Residence Type				
Residence Type	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
First Residence	4.854	100,00%	440.154.251,59	100,00%
Total	4.854	100,00%	440.154.251,59	100,00%

RMBS PRADO II

QUARTERLY STATISTIC INFORMATION

December 10, 2018

Number of guaranties				
Number of guaranties	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
1	3.322	68,42%	237.699.361,44	54,00%
more than 1	1.532	31,58%	202.454.890,15	46,00%
Total	4.854	100,00%	440.154.251,59	100,00%

Borrower's nationality				
Borrower's nationality	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
Spanish	4.720	97,24%	427.946.700,47	97,23%
Other	134	2,76%	12.207.551,12	2,77%
Total	4.854	100,00%	440.154.251,59	100,00%

Type of Dwelling				
Type of Dwelling	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
Free Dwellings	4.012	82,65%	373.201.896,16	84,79%
Official Protection Housing	842	17,35%	66.952.355,43	15,21%
Total	4.854	100,00%	440.154.251,59	100,00%

Origination Channel				
Origination Channel	Credit Rights	% Credit Rights	Principal Outstanding	% Principal Outstanding
Developer	53	1,09%	8.174.869,38	1,86%
Direct Channel	321	6,61%	39.884.110,08	9,06%
Financial Entities	191	3,93%	17.058.650,39	3,88%
Insurance	44	0,91%	3.335.069,49	0,76%
Other	297	6,12%	10.557.857,74	2,40%
Small Broker	201	4,14%	22.341.342,88	5,08%
Small Real Estate Agency	1.917	39,49%	160.900.591,46	36,56%
Large Real Estate Agency	593	12,22%	63.333.627,04	14,39%
Word of mouth	334	6,88%	34.409.973,97	7,82%
Large Broker	903	18,60%	80.158.159,16	18,21%
Total	4.854	100,00%	440.154.251,59	100,00%

**FLows FOR EVERY BOND WITHOUT WITHHOLDING FOR THE HOLDER
(AMOUNTS IN EUR)
CPR: 3,33%**

Payment Date	Series A Bonds		
	Principal Repayment	Gross Interest	Total Flow
TOTALS:	299.235.096,20	4.323.970,97	303.559.067,17
17-dic-18			
18-mar-19	16.402.004,52	545.355,96	16.947.360,48
17-jun-19	8.103.381,40	526.918,05	8.630.299,45
17-sep-19	8.006.202,55	511.821,45	8.518.024,00
17-dic-19	7.875.839,09	491.504,74	8.367.343,83
17-mar-20	7.777.157,48	476.991,54	8.254.149,02
17-jun-20	7.723.445,49	467.744,36	8.191.189,85
17-sep-20	7.630.274,89	453.355,58	8.083.630,48
17-dic-20	7.507.098,51	434.367,12	7.941.465,63
17-mar-21	228.209.692,27	415.912,16	228.625.604,44