



F.T. RMBS SANTANDER 4

FRANCISCO FORTES CLAVERO

ANALYST

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

GRAN VIA DE HORTALEZA 3

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NAME OF THE FUND:

F.T. RMBS SANTANDER 4

INFORMATION AT:

QUARTER/SEMESTER: March 15, 2016 - June 15, 2016 YEAR: 2016

Acting on behalf of Santander de Titulización S.G.F.T., S.A. as General Manager:	Signature:
IGNACIO ORTEGA GAVARA - GENERAL MANAGER	

I. DATA OF THE FUND

Constitution Date	June 26, 2015	Paying Agent	BANCO SANTANDER	
Disbursement Date	July 03, 2015	Negotiation Market	AIAF	
Final Date of Redemption	September 15, 2063	Ratings Agencies	STANDARD & POORS	
			DBRS	
			SCOPE RATINGS	
Management Company	SANTANDER DE TITULIZACION, S.G.F.T, S.A.	Rating	Initial	Current
Credit Rights's Seller	BANCO SANTANDER	CLASS A	A+/A(high)/AA-	A+/A(high)/AA-
		CLASS B	CCC/CCC/CC	CCC/CCC/CC
		CLASS C	CC/C/C	CC/C/C

II. SECURITIES ISSUED CHARGED TO THE FUND: SECURITISATION BONDS

CLASS PRIORITY ISIN CODE	NUM BONDS	NOMINAL			
			Initial	Current	%Act/In
CLASS A ES0305078000	23.600	Nominal per Bond	100.000,00	89.765,10	
		Total Nominal	2.360.000.000,00	2.118.456.360,00	89,77 %
CLASS B ES0305078018	5.900	Nominal per Bond	100.000,00	100.000,00	
		Total Nominal	590.000.000,00	590.000.000,00	100,00 %
CLASS C ES0305078026	1.475	Nominal per Bond	100.000,00	100.000,00	
		Total Nominal	147.500.000,00	147.500.000,00	100,00 %

REDEMPTION AND INTEREST OF THE BONDS					
Current			Next		
Payment Date of the Current Period June 15, 2016			Next Payment Date September 15, 2016		
	Redemption of the Bonds	Gross Interest	Interest Rate	Gross Interest Next Coupon	Net Interest Next Coupon
CLASS A	2.372,34 €	88,30 €	0,3370 %	77,31 €	62,62 €
CLASS B	0,00 €	103,50 €	0,3670 %	93,79 €	75,97 €
CLASS C	0,00 €	68,11 €	0,3870 %	98,90 €	80,11 €
Accrued amortisation due not payed	0,00 €				
Scheduled Amortisation	NO				

III. ASSET PURCHASED BY THE FUND: CREDIT RIGHTS

CREDIT RIGHTS	ISSUE DATE	CURRENT DATE
Numbre of CR's	19.947	19.095
CR's Outstanding to be amortised	2.950.000.214,49	2.708.456.248,99
CR's Outstanding per Loan to be amortised	149.231,08	141.841,12
Interest Rate	1,53 %	1,22 %

PREPAYMENT RATE	CURRENT SITUATION
Monthly Single Rate	4,45 %
Average Monthly Single Rate	1,91 %
Constant Prepayment Rate from Constitution	5,03 %

CURRENT DELINQUENCY	Up to 1 month	From 1 to 6 months	Greater than 6 months
Debt Due (Principal + Interest)	355.611,60	576.605,76	5.581,92
Debt to be amortised	0,00	0,00	2.707.781.168,57
Total Debt	355.611,60	576.605,76	2.707.786.750,49

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QUARTERLY BONDS PAYOUT REPORT

June 15th 2016

BONDS. PRINCIPAL	
Previous Balance	2.911.943.584,00 €
Principal Amortised	55.987.224,00 €
Outstanding Balance	2.855.956.360,00 €
% of Initial Balance	92,20%
Principal accrued and unpaid	0,00 €

DATA	
Pool Cut-off Date	09/06/2016
Payment Date	15/06/2016
Settlement Date	15/03/2016
Number of Days (Act/360)	92
Reference Interest Rate (%)	-0,263%
Next Payment Date	15/09/2016

INTEREST PAID	
CLASS A	2.083.880,00 €
CLASS B	610.650,00 €
CLASS C *	4.336.441,00 €
Interest accrued and unpaid	0,00 €

RESIDUAL LIFE (YEARS)		
	INITIAL	June 15th 2016
CLASS A	6,28	5,93
CLASS B	18,05	16,86
CLASS C	19,22	17,93

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

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QUARTERLY COLLATERAL REPORT

June 15th 2016

PRINCIPAL	
Previous Balance	2.764.443.675,27 €
Principal Amortised	55.987.426,28 €
Outstanding Balance	2.708.456.248,99 €
Number of Credit Rights	19.095
LTV	97,34%

INTEREST	
Interest received during relevant period	8.336.519,20 €
Interest accrued during relevant period	8.567.976,09 €

PRINCIPAL BALANCE IN ARREARS					
	UP to 30 DAYS	30 to 60 DAYS	60 to 90 DAYS	90 to 180 DAYS	> 180 DAYS
Principal Balance in Arrears	271.299,08 €	155.704,62 €	112.635,77 €	131.294,53 €	4.146,42 €
Interest accrued on Credit Rights in Arrears	84.312,52 €	55.895,93 €	47.556,69 €	73.518,22 €	1.435,50 €
Outstanding Balance	120.217.861,21 €	33.483.702,37 €	14.780.262,18 €	20.711.498,77 €	20.792.370,14 €
Number of Credit Rights	830	207	103	124	127
% of Outstanding Balance	4,44%	1,24%	0,55%	0,76%	0,77%

WRITE OFF	
Cumulative WRITE OFF as of previous balance	0,00 €
Difference in Actual Period	0,00 €
Cumulative WRITE OFF up to date	0,00 €

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QUARTERLY COLLATERAL REPORT

June 15th 2016

CONTENTIOUS / JUDICIAL	
Last balance	15.087.676,94 €
Difference in Actual Period	13.353.355,41 €
Current balance	28.441.032,35 €
Contentious CR's number	171

TRANSITORY PROPERTIES	
Last balance	684.642,45 €
Difference in Actual Period	525.544,09 €
Current balance	1.210.186,54 €
Transitory properties CR's number	16

NET LOSS	
Last balance	752.468,44 €
Difference in Actual Period	680.314,94 €
Current balance	1.432.783,38 €

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QUARTERLY REPORT - ALLOCATION OF CASH

June 15th 2016

TOTAL CASH RECEIVED END OF PERIOD	63.346.594,92 €
CASH RECEIVED - PRINCIPAL	
Amortisation of Credit Rights	54.933.127,88 €
CASH RECEIVED - INTEREST	
Interest received from Credit Rights	8.336.519,20 €
Interest received under GIC	0,00
CONTENTIOUS	30.005,36 €
OTHERS	122.734,62
RESERVE FUND	0,00 €
TRANSITORY PROPERTIES	-75.792,14 €

TOTAL CASH PAID END OF PERIOD	63.346.594,92 €
ORDINARY EXPENSES	19.173,29 €
MANAGEMENT FEE	146.793,87 €
CLASS A INTEREST	2.083.880,00 €
CLASS B INTEREST	610.650,00 €
CLASS A REDEMPTION	55.987.224,00 €
CLASS B REDEMPTION	0,00 €
CLASS C INTEREST	160.199,75 €
CLASS C REDEMPTION	0,00 €
SUBORDINATED LOAN INTEREST	720,04 €
SUBORDINATED LOAN REDEMPTION	155.699,57 €
ADMINISTRATION FEE	6.000,00 €
CLASS C EXTRAORDINARY INTEREST	4.176.241,25 €
EXCESS	13,15 €

TREASURY ACCOUNT STATEMENT	147.500.000,00 €
PRINCIPAL RESERVE FUND	
Previous Balance	147.500.000,00 €
Period utilization	0,00 €
Outstanding Balance	147.500.000,00 €
WITHHOLDING TAXES	0,00 €
ISSUE EXPENSES WITHHELD	0,00 €
OTHERS	0,00 €

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CREDIT ENHANCEMENT AND SUBORDINATED LOAN

June 15th 2016

CREDIT ENHANCEMENT				
CONCEPTS	INITIAL		June 15, 2016	
SUBORDINATED ISSUE	23.81%		25.82%	
PRINCIPAL RESERVE FUND	147.500.000,00 €	5,00%	147.500.000,00 €	5,45%

SUBORDINATED LOANS				
CONCEPTS	INITIAL		June 15, 2016	
SUBORDINATED LOAN				
Total Outstanding Subordinated Loan	865.000,00 €		507.256,64 €	
Interest Rate	0,621%		0,387%	

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TRIGGERS OF THE MODEL

June 15th 2016

RESERVE FUND'S TRIGGERS	
1. IF 1.a) IS HIGHER THAN 2.a) RESERVE FUNDS WILL NOT BE REDUCED	
1.a) CREDIT RIGHTS IN ARREARS OVER 90 DAYS	41.503.868,91 €
2.a) 1 % CREDIT RIGHTS OUTSTANDING BALANCE	27.084.562,49 €

REQUIRED RESERVE FUND LEVEL MUST REMAIN CONSTANT UNTIL SEPTEMBER 2018

CUMULATIVE FAILED LOANS
1.433.310,53 €

CLASS B DEFERRAL INTEREST TRIGGERS	
CLASS B INTEREST DEFERRAL (5th PLACE) IF CUMULATIVE FAILED LOANS > 295.000.021,45 EUR	NO

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DEFINITIONS

June 15th 2016

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.

WRITE OFF Those loans that at a given date are unpaid for a period equal or higher to 12 or 18 months (according to Prospectus) of arrears in due payments.

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

FAILED LOANS Those loans which the Originator considers that will not recover, or those loans that at a given date are unpaid for a period equal or higher to 12 or 18 months.

CUMULATIVE FAILED LOANS Accumulated outstanding balance of the failed loans without taking into account the recovered amount.

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

CONTENTIOUS / JUDICIAL Loans in which the Originator will take legal actions. This amount is included in the different buckets in arrears.

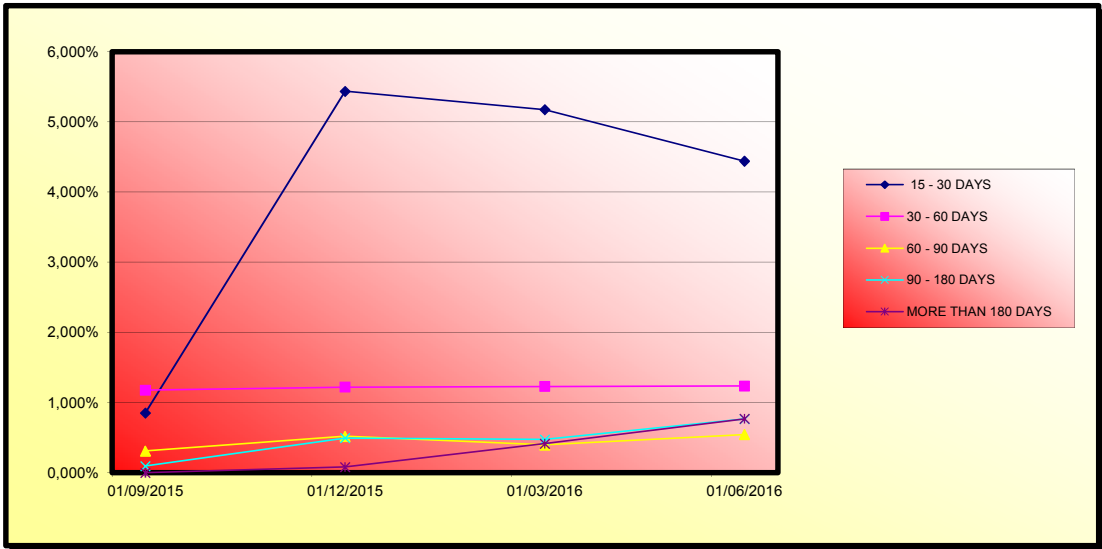


**FONDO DE TITULIZACIÓN DE ACTIVOS
RMBS SANTANDER 4**

June 15, 2016

HISTORICAL ARREARS REPORTS

HISTORICAL ARREARS REPORTS				
	Sep-15	Dec-15	Mar-16	Jun-16
15 - 30 DAYS	0,852%	5,436%	5,174%	4,439%
30 - 60 DAYS	1,176%	1,221%	1,228%	1,236%
60 - 90 DAYS	0,311%	0,518%	0,396%	0,546%
90 - 180 DAYS	0,096%	0,495%	0,474%	0,765%
MORE THAN 180 DAYS	0,000%	0,083%	0,416%	0,768%





**FONDO DE TITULIZACIÓN DE ACTIVOS
RMBS SANTANDER 4**

15-June-2016

LTV

LTV				
LTV (%)	OUTS. BALANC	% OUTSTANDING	LOANS	% LOANS
0-9,99	6.562.074,17 €	0,24%	43	0,23%
10-19,99	129.526,22 €	0,00%	5	0,03%
20-29,99	1.328.561,79 €	0,05%	16	0,08%
30-39,99	1.755.604,86 €	0,06%	20	0,10%
40-49,99	4.823.373,42 €	0,18%	42	0,22%
50-59,99	4.394.615,42 €	0,16%	43	0,23%
60-69,99	16.653.822,67 €	0,61%	137	0,72%
70-79,99	447.553.262,55 €	16,53%	3.644	19,09%
80-89,99	859.982.506,62 €	31,75%	6.291	32,95%
90-99,99	539.197.821,95 €	19,91%	3.654	19,14%
>100	825.874.162,33 €	30,49%	5.198	27,22%

FTA RMBS SANTANDER 4

Fecha	Saldo antes de pago	Saldo Real	0,43%	Permanencia a final de mes	Tasa Prepago mensual desde inicio	Tasa Prepago anualizada desde inicio	Tasa Prepago mensual	Tasa Prepago mensual anualizada	Saldo después de pago
			Vector de prepago						
						6,93%			
DATE	OUTSTANDING BEFORE PREPAYMENT	REAL OUTSTANDING	0,43% PREPAYMENT VECTOR	REMAINING AT THE END OF THE MONTH	AVERAGE SINGLE MONTHLY MORTALITY	CPR	MONTHLY SINGLE MONTHLY MORTALITY	CPR	OUTSTANDING AFTER PREPAYMENT
jun-15	2.950.000.000,00		100,00%	100,00%					
jul-15	2.942.165.090,13	2.902.257.807,62	99,57%	98,64%	1,36%	15,12%	1,36%	15,12%	2.902.257.807,62
ago-15	2.934.287.020,61	2.883.255.920,72	99,14%	98,26%	0,87%	9,99%	0,39%	4,56%	2.883.255.920,72
sep-15	2.926.354.355,91	2.868.125.875,08	98,72%	98,01%	0,67%	7,72%	0,26%	3,02%	2.868.125.875,08
oct-15	2.918.331.395,13	2.852.342.199,14	98,29%	97,74%	0,57%	6,63%	0,28%	3,27%	2.852.342.199,14
nov-15	2.910.270.388,24	2.836.615.974,98	97,87%	97,47%	0,51%	5,97%	0,28%	3,26%	2.836.615.974,98
dic-15	2.902.130.732,73	2.817.274.300,06	97,45%	97,08%	0,49%	5,76%	0,40%	4,73%	2.817.274.300,06
ene-16	2.893.927.751,26	2.797.306.112,07	97,03%	96,66%	0,48%	5,66%	0,43%	5,01%	2.797.306.112,07
feb-16	2.885.662.222,95	2.772.708.869,65	96,62%	96,09%	0,50%	5,81%	0,60%	6,92%	2.772.708.869,65
mar-16	2.877.323.168,96	2.764.443.675,27	96,20%	96,08%	0,44%	5,20%	0,01%	0,11%	2.764.443.675,27
abr-16	2.868.934.588,28	2.745.050.241,73	95,79%	95,68%	0,44%	5,16%	0,41%	4,82%	2.745.050.241,73
may-16	2.860.492.842,41	2.726.854.215,26	95,38%	95,33%	0,43%	5,09%	0,37%	4,35%	2.726.854.215,26
jun-16	2.851.989.780,25	2.708.456.248,99	94,97%	94,97%	0,43%	5,03%	0,38%	4,45%	2.708.456.248,99

