

F.T.A. UCI 15

SANTANDER DE TITULIZACION, S.G.F.T, S.A.
CALLE JUAN IGNACIO LUCA DE TENA 9-11
28027 MADRID
santanderdetitulizacion@gruposantander.es

NAME OF THE FUND: **F.T.A. UCI 15**

INFORMATION AT: **QUARTER/SEMESTER:** March 18, 2021 - June 18, 2021 **YEAR:** 2021

Acting on behalf of Santander de Titulización S.G.F.T., S.A. as General Manager: **Signature:**
INAKI REYERO ARREGUI - GENERAL MANAGER

I. DATA OF THE FUND

Constitution Date	April 28th, 2006	Paying Agent	BANCO SANTANDER	
Disbursement Date	May 5th, 2006	Negotiation Market	AIAF	
Final Date of Redemption	December 18th, 2048	Ratings Agencies	FITCH RATINGS STANDARD & POORS	
Management Company	SANTANDER DE TITULIZACION, S.G.F.T., S.A.	Rating	Initial	Current
	UNIÓN DE CRÉDITOS INMOBILIARIOS, S.	CLASS A	AAA/AAA	BBB / AA
		CLASS B	A+/A-	BB- / BB
		CLASS C	BBB+/BBB	CCC / B-
		CLASS D	CCC-/No Rating	CCC / No Rating

II. SECURITIES ISSUED CHARGED TO THE FUND: SECURITISATION BONDS

CLASS PRIORITY ISIN CODE	NUM BONDS	NOMINAL			
			Initial	Current	%Act/In
CLASS A ES0380957003	13.406	Nominal per Bond	100.000,00	21.802,92	
		Total Nominal	1.340.600.000,00	292.289.945,52	21,80%
CLASS B ES0380957011	329	Nominal per Bond	100.000,00	100.000,00	
		Total Nominal	32.900.000,00	32.900.000,00	100,00 %
CLASS C ES0380957029	565	Nominal per Bond	100.000,00	100.000,00	
		Total Nominal	56.500.000,00	56.500.000,00	100,00 %
CLASS D ES0380957037	216	Nominal per Bond	100.000,00	58.120,12	
		Total Nominal	21.600.000,00	12.553.945,92	58,12%

REDEMPTION AND INTEREST OF THE BONDS					
Current			Next		
Payment Date of the Current Period June 18, 2021			Next Payment Date September 20, 2021		
	Redemption of the Bonds	Gross Interest	Interest Rate	Gross Interest Next Coupon	Net Interest Next Coupon
CLASS A	642,00 €	0,00 €	0,000%	0,00 €	0,00 €
CLASS B	0,00 €	0,00 €	0,000%	0,00 €	0,00 €
CLASS C	0,00 €	0,00 €	0,000%	0,00 €	0,00 €
CLASS D	1.507,07 €	5,79 €	0,033%	5,01 €	4,06 €
Accrued amortisation due not payed	0,00 €				
Scheduled Amortisation	NO				

III. ASSET PURCHASED BY THE FUND: CREDIT RIGHTS

CREDIT RIGHTS	ISSUE DATE	CURRENT DATE
Number of CR's	13.817	6.358
CR's Outstanding to be amortised	1.430.000.010,21	418.464.858,76
CR's Outstanding per Loan to be amortised	103.495,69	65.817,06
Interest Rate	3,99 %	1,86%

PREPAYMENT RATE	CURRENT SITUATION
Monthly Single Rate	2,23%
Average Monthly Single Rate	4,45%
Constant Prepayment Rate from Constitution	5,60%

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QUARTERLY BONDS PAYOUT REPORT

June 18th, 2021

BONDS. PRINCIPAL	
Previous Balance	403.176.070,56 €
Principal Amortised	8.932.179,12 €
Outstanding Balance	394.243.891,44 €
% of Initial Balance	0,27 €
Principal accrued and unpaid	0,00 €

DATA	
Pool Cut-Off Date	6/11/2021
Payment Date	6/18/2021
Last Payment Date	3/18/2021
Number of Days (Act/360)	92
Reference Interest Rate (%)	-0,547%
Next Payment Date	9/20/2021

INTEREST PAID	
CLASS A	0,00 €
CLASS B	0,00 €
CLASS C	0,00 €
CLASS D	1.250,64 €
Interest accrued and unpaid	0,00 €

RESIDUAL LIFE (YEARS)		
	INITIAL	6/18/2021
CLASS A	3,71	4,42
CLASS B	6,30	8,01
CLASS C	6,30	8,01
CLASS D	6,34	7,36

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QUARTERLY COLLATERAL REPORT

June 18th, 2021

PRINCIPAL	
Previous Balance	429.315.722,01 €
Principal Amortised	10.850.863,25 €
Outstanding Balance	418.464.858,76 €
Number of Credit Rights	6.358
LTV	47,74%

PRINCIPAL BALANCE IN ARREARS					
	UP to 30 DAYS	30 to 60 DAYS	60 to 90 DAYS	90 to 180 DAYS	MORE THAN 180 DAYS
Principal Balance in Arrears	27.911,15 €	21.419,85 €	14.025,62 €	30.785,24 €	5.142.691,81 €
Interest accrued on Credit Rights in Arrears	9.948,54 €	9.966,79 €	7.823,33 €	12.133,72 €	3.552.617,13 €
Outstanding Balance	9.318.491,29 €	3.711.514,16 €	1.877.670,37 €	1.780.723,19 €	9.412.848,25 €
Number of Credit Rights	107	53	24	22	77
% of Outstanding Balance	0,02 €	0,01 €	0,00 €	0,00 €	2,25%

WRITE OFF	
Cumulative WRITE OFF as of previous balance	39.019.133,36 €
Difference in Actual Period	-2.244.203,39 €
Cumulative WRITE OFF up to date	36.774.929,97 €

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QUARTERLY COLLATERAL REPORT

June 18th, 2021

TRANSITORY PROPERTIES	
Last balance	13.959.854,94 €
Difference in Actual Period	-561.958,27 €
Current balance	13.397.896,67 €
Transitory properties CR's number	285

NET LOSSES	
Last balance	66.037.663,60 €
Difference in Actual Period	1.655.482,56 €
Current balance	67.693.146,16 €

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QUARTERLY REPORT - ALLOCATION OF CASH

June 18th, 2021

TOTAL CASH RECEIVED END OF PERIOD	11.386.358,78 €
CASH RECEIVED - PRINCIPAL	
Amortisation of Credit Rights	8.138.186,29 €
CASH RECEIVED - INTEREST	
Interest received from Credit Rights	1.631.500,03 €
Interest received under GIC	0,00 €
INCOMES/EXPENSES OF TRANSITORY PROPERTIES	1.592.862,51 €
INCOMES/EXPENSES OF INSURED PROPERTIES	24.320,00 €
OTHERS	-510,05 €

TREASURY ACCOUNT STATEMENT	12.554.183,52 €
PRINCIPAL RESERVE FUND	
Previous Balance	12.879.473,04 €
Difference	-325.527,12 €
Outstanding Balance	12.553.945,92 €
WITHHOLDING TAXES	237,60 €

TOTAL CASH PAID END OF PERIOD	11.386.358,78 €
ORDINARY EXPENSES	10.104,42 €
MANAGEMENT FEE	20.324,49 €
SWAP PAYMENT	0,00 €
SWAP COLLECTION	0,00 €
INTEREST ON CLASS A BONDS	0,00 €
INTEREST ON CLASS B BONDS	0,00 €
INTEREST ON CLASS C BONDS	0,00 €
REDEMPTION ON CLASS A BONDS	8.606.652,00 €
INTEREST ON CLASS D BONDS	1.250,64 €
REDEMPTION ON CLASS D BONDS	325.527,12 €
FIXED FEE	6.000,00 €
VARIABLE FEE	2.742.027,23 €
RESERVE FUND	-325.527,12 €

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CREDIT ENHANCEMENT AND SUBORDINATED LOAN

June 18th, 2021

CREDIT ENHANCEMENT				
CONCEPTS	INITIAL		June 18th, 2021	
SUBORDINATED ISSUE	89.400.000,00 €	(6,25%)	89.400.000,00 €	(21,36%)
PRINCIPAL RESERVE FUND	21.600.000,00 €	1,51%	12.553.945,92 €	3,00%

SUBORDINATED LOANS		
CONCEPTS	INITIAL	June 18th, 2021
SUBORDINATED LOAN SCH		
Total Outstanding Subordinated Loan	705.000,00 €	0,00 €
Interest Rate	3,490 %	---
SUBORDINATED LOAN UCB		
Total Outstanding Subordinated Loan	705.000,00 €	0,00 €
Interest Rate	3,490 %	---

**FONDO DE TITULIZACIÓN DE ACTIVOS
UCI 15**

**TRIGGERS
JUNE 18th, 2021**

TRIGGERS BONDS	
1. IF 1.a) IS HIGHER THAN 1.b) THERE IS NO REDEMPTION OF CLASS B AND CLASS C:	
1.a) CR's IN ARREARS OVER 90 DAYS	47.968.501,41 €
1.b) 2% CR's OUTSTANDING BALANCE	8.369.297,18 €

THE AMORTISATION TRIGGER HAS BEEN REACHED, SO NEITHER CLASS B NOR CLASS C SHALL BE REDEEMED.

TRIGGERS RESERVE FUND	
1. IF 1.a) IS LOWER THAN 1.b) THERE IS NO REDEMPTION OF RESERVE FUND:	
1.a) CR'S OUTSTANDING BALANCE	418.464.858,76 €
1.b) 10% CR'S INITIAL OUTSTANDING BALANCE	143.000.001,02 €
2. IF 2.a) IS LOWER THAN 2.b) THER IS NO REDEMPTION OF RESERVE FUND:	
2.a) CR'S INTEREST RATE	1,86%
2.b) WEIGHTED AVERAGE RATE BONDS A B, C y D + 0,40%	0,40%

THE TRIGGERS HAVE NOT BEEN REACHED.

RESERVE FUND LEVELS		
CURRENT ARREARS PERCENTAGE < 0,75%	HIGHER OF 3% CR OUTSTANDING BALANCE 0,40% INITIAL CR BALANCE	N/A
CURRENT ARREARS PERCENTAGE BETWEEN 0,75% AND 1,25%	HIGHER OF 3% CR OUTSTANDING BALANCE 0,70% INITIAL CR BALANCE	N/A
CURRENT ARREARS PERCENTAGE > 1,25%	HIGHER OF 3% CR OUTSTANDING BALANCE 0,80% INITIAL CR BALANCE	12.553.945,92 €

INTEREST DEFERRAL FOR CLASS B AND C	
IF 1) IS HIGHER THAN 2)+3) CLASS B INTERESTS ARE DEFERRED TO POSITION 7°	
1) CLASS A OUTSTANDING BALANCE	300.896.597,52 €
2) CR OUTSTANDING BALANCE (EXCLUDING WRITE OFF)	378.591.747,52 €
3) REMAINING FUNDS AFTER PAYMENTS POINTS 1° TO 4°	24.235.402,91 €
IF 1) IS HIGHER THAN 2)+3) CLASS C INTERESTS ARE DEFERRED TO POSITION 8°	
1) CLASS A AND CLASS B OUTSTANDING BALANCE	333.796.597,52 €
2) CR OUTSTANDING BALANCE (EXCLUDING WRITE OFF)	378.591.747,52 €
3) REMAINING FUNDS AFTER PAYMENTS POINTS 1° TO 5°	24.235.402,91 €

CLASS B INTEREST ARE NOT DEFERRED

CLASS C INTEREST ARE NOT DEFERRED

LIQUIDITY REMAINING	
Current Balance	1.601.071,12 €

IF 1.a) IS HIGHER THAN 9,60% CR OUTSTANDING BALANCE, INTEREST ON CLASS B or C SHALL BE DEFERRED	NO
1.a) ACCRUED DEFAULT BALANCE WILL BE THE SUM OF i) + ii)	40.094.231,20 €
i). CR OUTSTANDING BALANCE WITH ARREARS HIGHER THAN 18 MONTHS	39.873.111,24 €
ii). CR OUTSTANDING BALANCE IN PROCESS OF EXECUTION OF GUARANTEES WITH ARREARS LOWER THAN 18 MONTHS	221.119,96 €
RATIO	2,80%

AGREEMENT	COUNTERPARTY	RATING AGENCY	MINIMUM RATING REQUIRED	CURRENT RATING
TREASURY ACCOUNT	BANCO SANTANDER	S&P FITCH	A-1 s/t F-1 s/t	A-1 s/t F-1 s/t*
PAYMENT AGENT	BANCO SANTANDER	S&P FITCH	A-1 s/t F-1 s/t	A-1 s/t F-1 s/t*

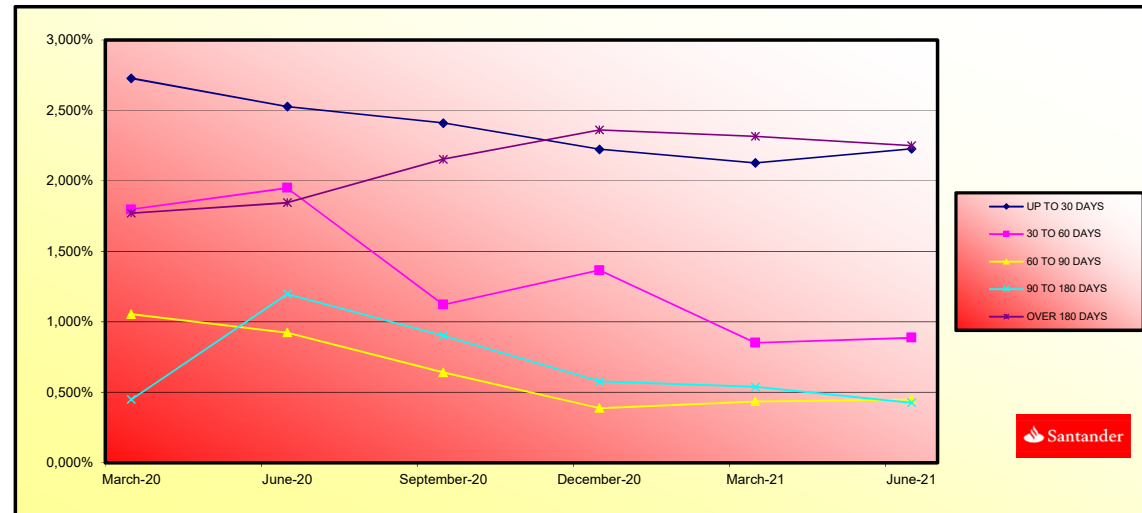
(*) Rating Deposit

THE COUNTERPARTY MEETS THE MINIMUM RATING REQUIRED.

FONDO DE TITULIZACIÓN DE ACTIVOS
UCI 15

ARREARS PERFORMANCE
JUNE 18th, 2021

ARREARS PERFORMANCE						
	March-20	June-20	September-20	December-20	March-21	June-21
UP TO 30 DAYS	2,728%	2,527%	2,411%	2,224%	2,128%	2,227%
30 TO 60 DAYS	1,797%	1,950%	1,121%	1,365%	0,851%	0,887%
60 TO 90 DAYS	1,054%	0,924%	0,641%	0,387%	0,435%	0,449%
90 TO 180 DAYS	0,448%	1,196%	0,901%	0,577%	0,538%	0,426%
OVER 180 DAYS	1,771%	1,845%	2,154%	2,362%	2,316%	2,249%



	LEGAL MORATORIUM	VOLUNTARY / SECTORIAL MORATORIUM	TOTAL MORATORIUM
Number of Loans	10	88	98
Outstanding Balance	994.556,45 €	6.689.760,78 €	7.684.317,23 €
% over Outstanding Balance	0,24%	1,60%	1,84%

Legal Moratorium: subject to RD 8/2020 and RD 11/2020. Consists of a 3 months total grace period (capital and interest) as well as an extension of the maturity date of the loan.

Voluntary - Sectorial Moratorium: Consists of a 6 or 12 months capital grace period, as well as the option of extending or not the maturity date of the loan.

Until 31.05.2021, an amount of 49.734.747,44 € (607 loans) corresponds to loans with overdue moratorium, that is no longer in force.

LTV				
	OUTSTANDING BALANCE (M EUR)	% OUTSTANDING BALANCE	NUMBER OF LOANS	% NUM LOANS
0,20 - 39,99	85.980.063,13 €	21,77%	1.390	31,02%
40,00 - 49,99	74.585.110,71 €	18,89%	823	18,37%
50,00 - 59,99	104.339.550,21 €	26,42%	1.138	25,40%
60,00 - 69,99	69.613.400,97 €	17,63%	644	14,37%
70,00 - 79,99	45.411.395,98 €	11,50%	370	8,26%
> 80,00	14.973.609,69 €	3,79%	116	2,59%
	394.903.130,69 €	100,00%	4.481	100,00%

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DEFINITIONS

June 18th, 2021

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.

ACCRUED DEFAULT BALANCE Will be the balance of the loans which have outstanding instalmentes for longer than 18 months, or which have begun the process of execution of guarantees (if this process occurs previous to the 18 months from the first failure to pay), discounting the recovered amounts.

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).

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