

STRUCTURED FINANCE

TRANSACTION PERFORMANCE REPORTING

COUNTRY

Spain

ASSET CLASS

RMBS

TRANSACTION NAME

Fondo de Titulizacion, RMBS Prado VII...

TRANSACTION PROFILE

Transaction name	Fondo de Titulizacion, RMBS Prado VIII
Issuer LEI	9845004D4A4ADAD96926
Asset class	RMBS
Closing date	6 May 2021
Country of assets	Spain
Pool type	Static

REPORT INFORMATION

Date of publication	27 June 2025
Last date of investor report	16 June 2025

Fondo de Titulizacion, RMBS Prado VIII

... ▾

Notes profile

	Currency <sup>1</sup>	Coupon type <sup>1</sup>	Frequency <sup>1</sup>	Spread/ Coupon <sup>1</sup>	Outstanding balance <sup>1</sup>		Credit enhancement <sup>1</sup>	
					May 2021	Jun 2025	Sep 2021	Jun 2025
Class A	EUR	Floating	3M	0.70%	382,000,000	202,852,696	21.23%	32.57%
Class B	EUR	Floating	3M	0.80%	26,400,000	26,400,000	4.68%	7.18%
Class C	EUR	Floating	3M	0.90%	21,600,000	21,600,000	0.00%	0.00%
Class Z	EUR	Floating	3M	0.10%	50,000,000	50,000,000	10.40%	15.96%

Notes rating

	Rating	Validity date
Class A	AAA (SF)	02 Dec 2024
Class Z	AAA (SF)	02 Dec 2024
Class B	AA (SF)	02 Dec 2024

Accounts

	Sep 2021	Jun 2025
Cash reserve outstanding <sup>1</sup>	9,232,637 EUR	6,017,054 EUR
Cash reserve target <sup>1</sup>	9,232,637 EUR	6,017,054 EUR

Counterparties

Entity role	Entity name	Rating	Validity date
Account bank	Banco Santander S.A.	AA-	13 Dec 2024
Arranger	Banco Santander S.A.	AA-	13 Dec 2024
Arranger	BNP Paribas	AA-	13 Dec 2024
Bus facilitator	Banco Santander S.A.	AA-	13 Dec 2024
Cap counterparty	BNP Paribas	AA-	13 Dec 2024
Issuer	Fondo De Titulizacion Rmbs Prado Viii		
Originator	Union De Creditos Inmobiliarios S.A.		
Paying agent	BNP Paribas	AA-	13 Dec 2024
Servicer	Union De Creditos Inmobiliarios S.A.		

<sup>1</sup> Source: Transaction report

<sup>2</sup> Source: EDW

Fondo de Titulizacion, RMBS Prado VIII

... ▼

Portfolio profile

	May 2021	Sep 2021	Jun 2025
Number of loans <sup>1</sup>		3,681	2,885
Outstanding portfolio balance <sup>1</sup>	480,000,041 EUR	461,631,837 EUR	300,852,675 EUR
Weighted average asset yield <sup>1</sup>		2.00%	3.14%
Weighted average LTV (Current) <sup>1</sup>		61.64%	55.22%
Weighted average remaining term <sup>1</sup>		304 months	261 months

Concentration

	Sep 2021		Jun 2025	
	Share	Geo/Business	Share	Geo/Business
Top 1 region (borrower) <sup>1</sup>	27.43%	Comunidad de Madrid	39.11%	Cataluña

	Sep 2021	Dec 2024	Jun 2025
	Share	Share	Share
Top 1 obligor <sup>1</sup>	0.14%	0.17%	0.18%
Top 10 obligor <sup>2</sup>	1.25%	1.49%	
Top 100 obligor <sup>2</sup>	8.85%	10.51%	

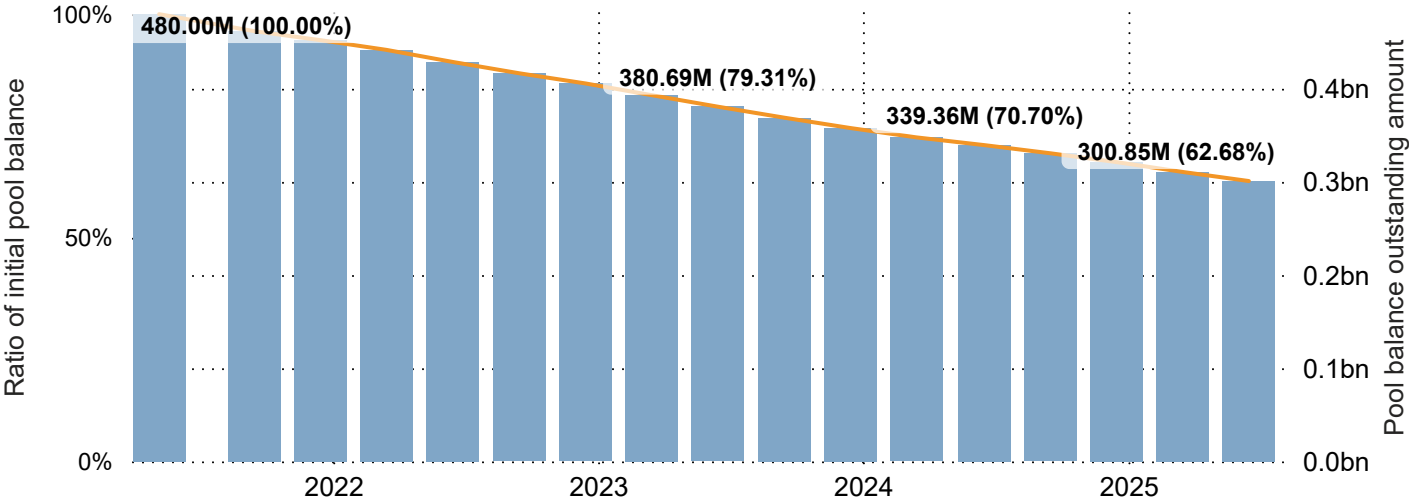
<sup>1</sup> Source: Transaction report  
<sup>2</sup> Source: EDW

Fondo de Titulizacion, RMBS Prado VIII

... ▾

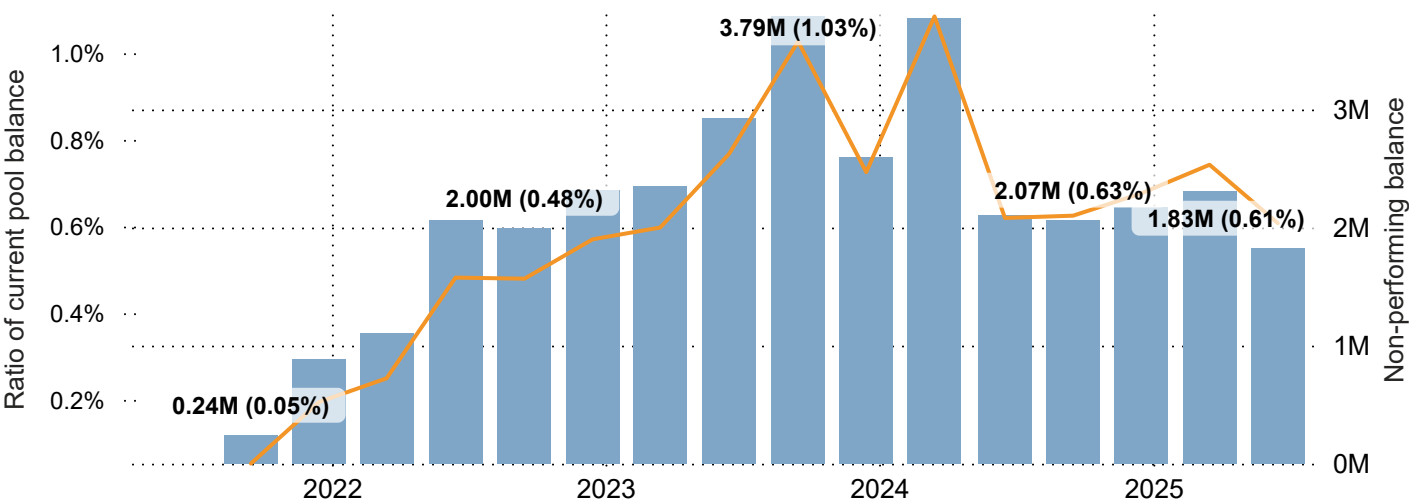
Asset pool balance (currency : EUR)

Source: Transaction report



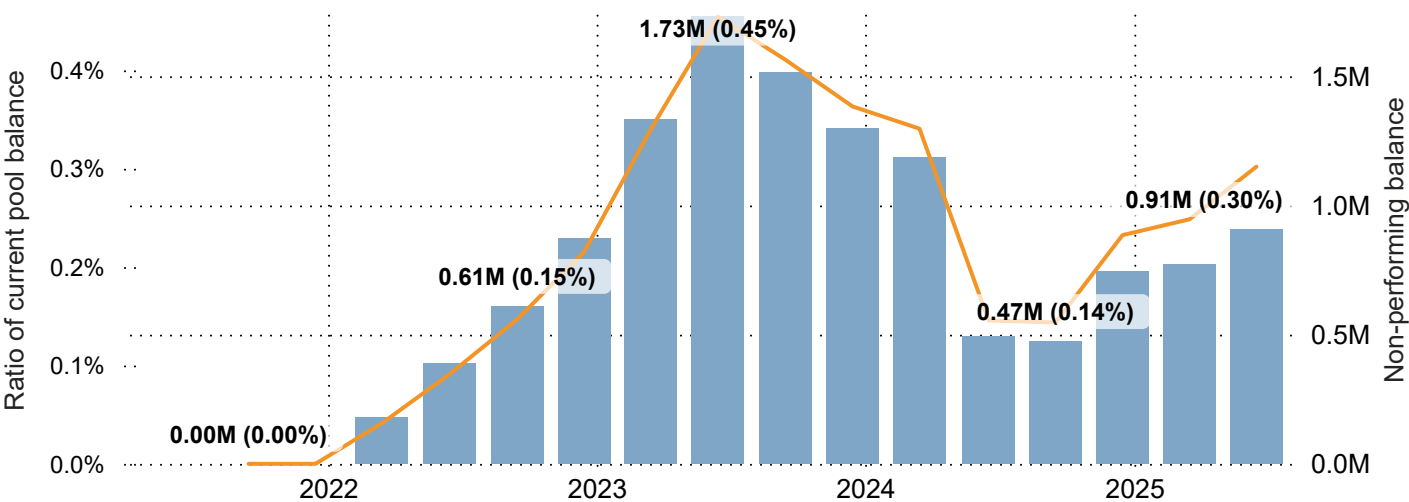
Non-performing balance due for more than 30 days in arrears (currency : EUR)

Source: Transaction report



Non-performing balance due for more than 90 days in arrears (currency : EUR)

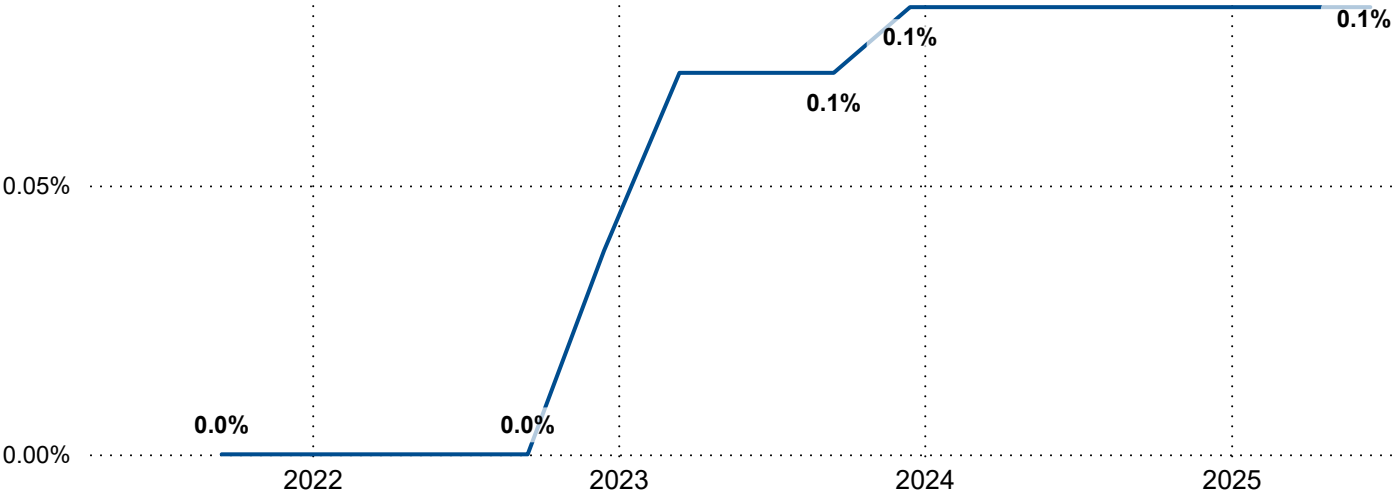
Source: Transaction report



Fondo de Titulizacion, RMBS Prado VIII

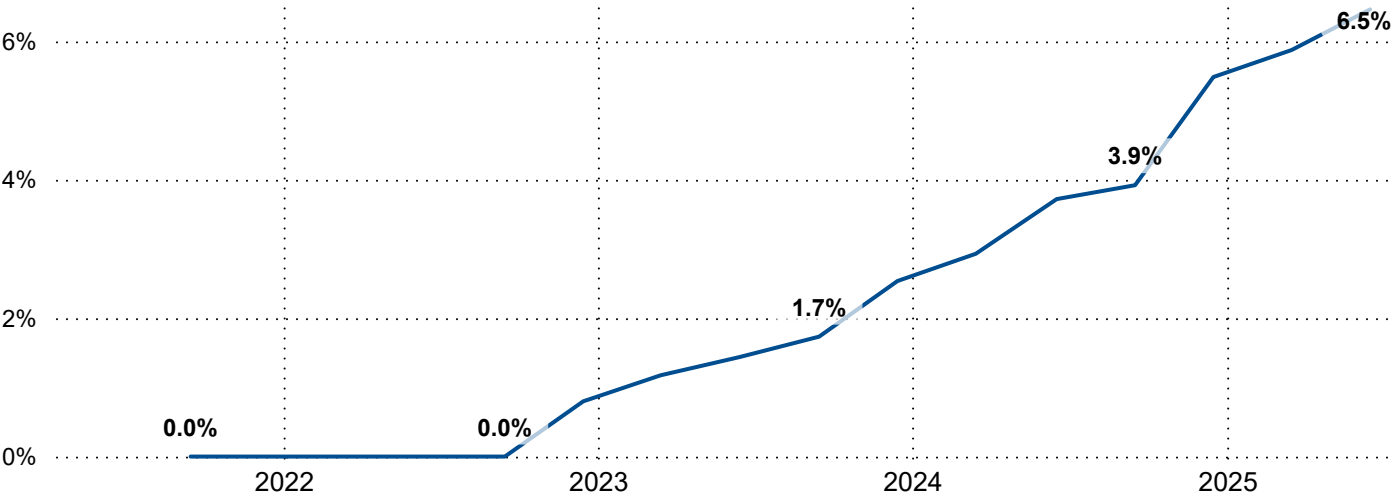
Cumulative default ratio (default : 12M)

Source: Transaction report



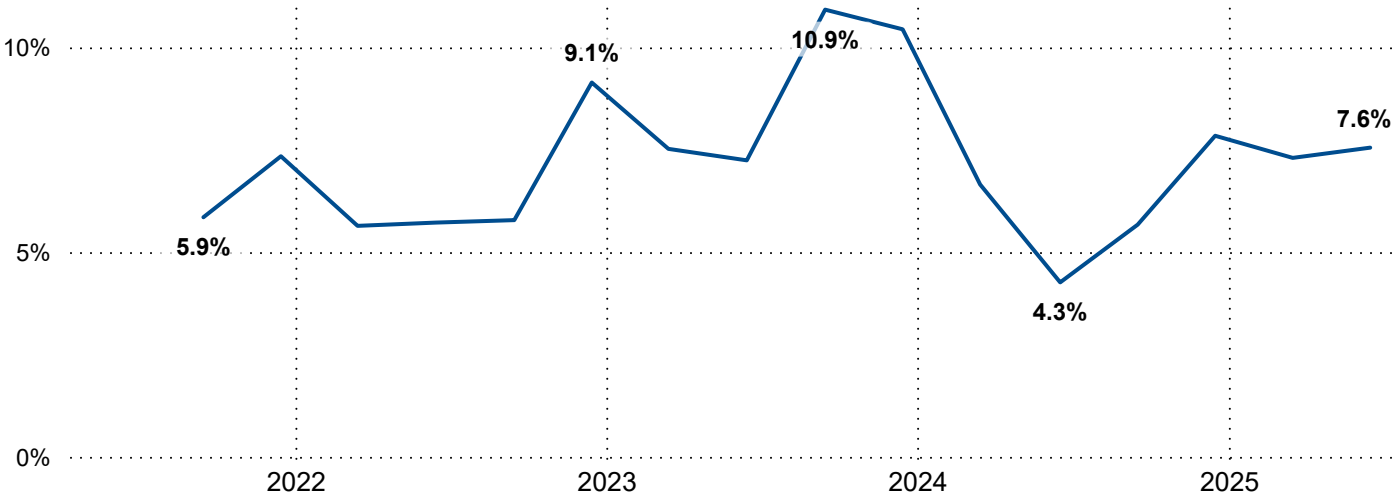
Cumulative recovery ratio (default : 12M)

Source: Transaction report



Annualised constant prepayment rate (CPR)

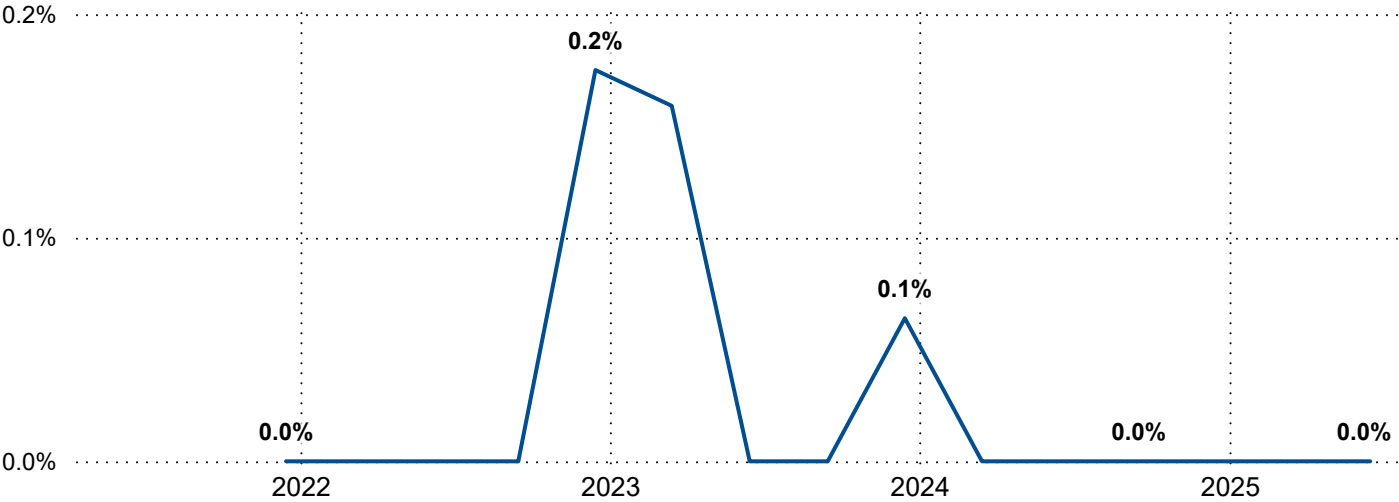
Source: Transaction report



Fondo de Titulizacion, RMBS Prado VIII

Annualised constant default ratio (CDR)

Source: Transaction report

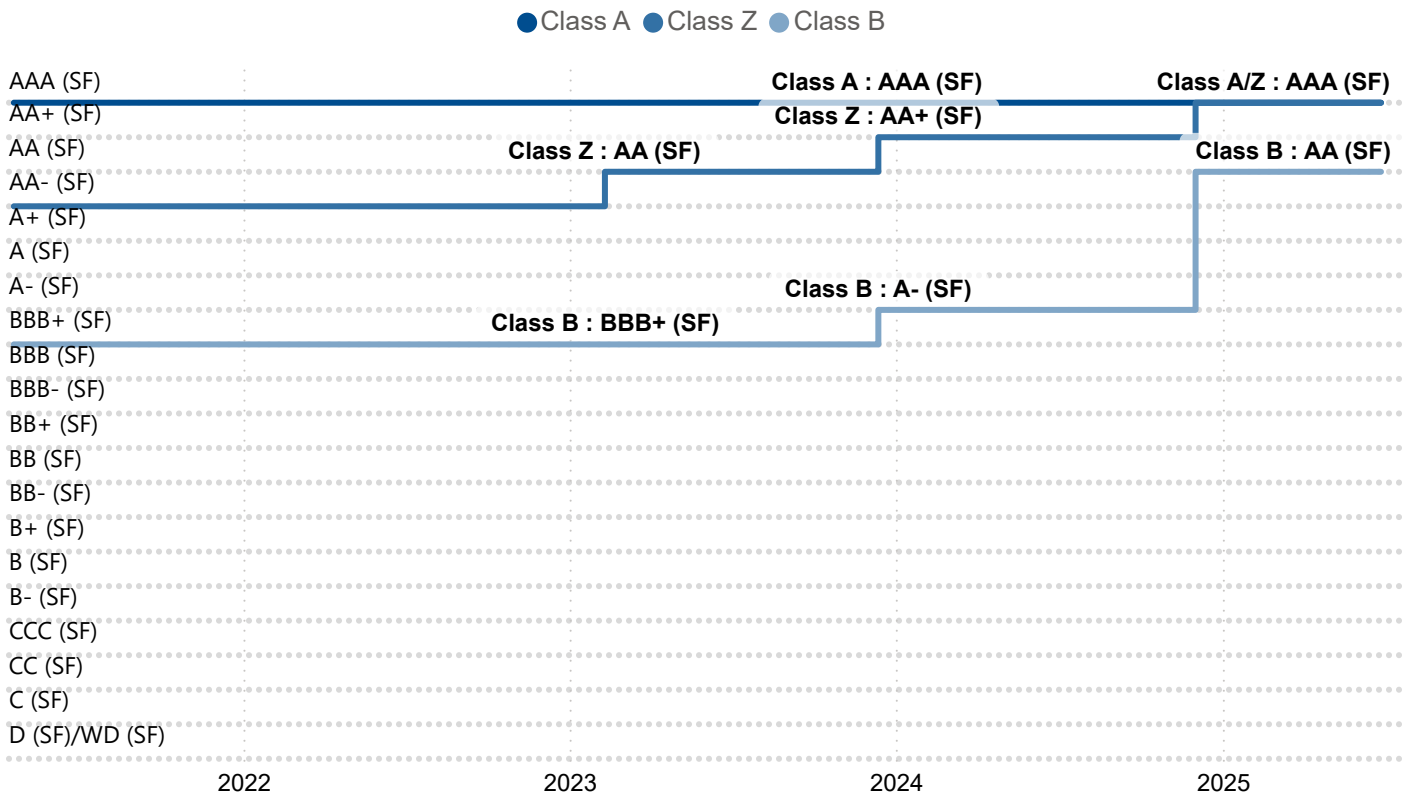


Fondo de Titulizacion, RMBS Prado VIII

... ▾

Rating history

Source: Scope

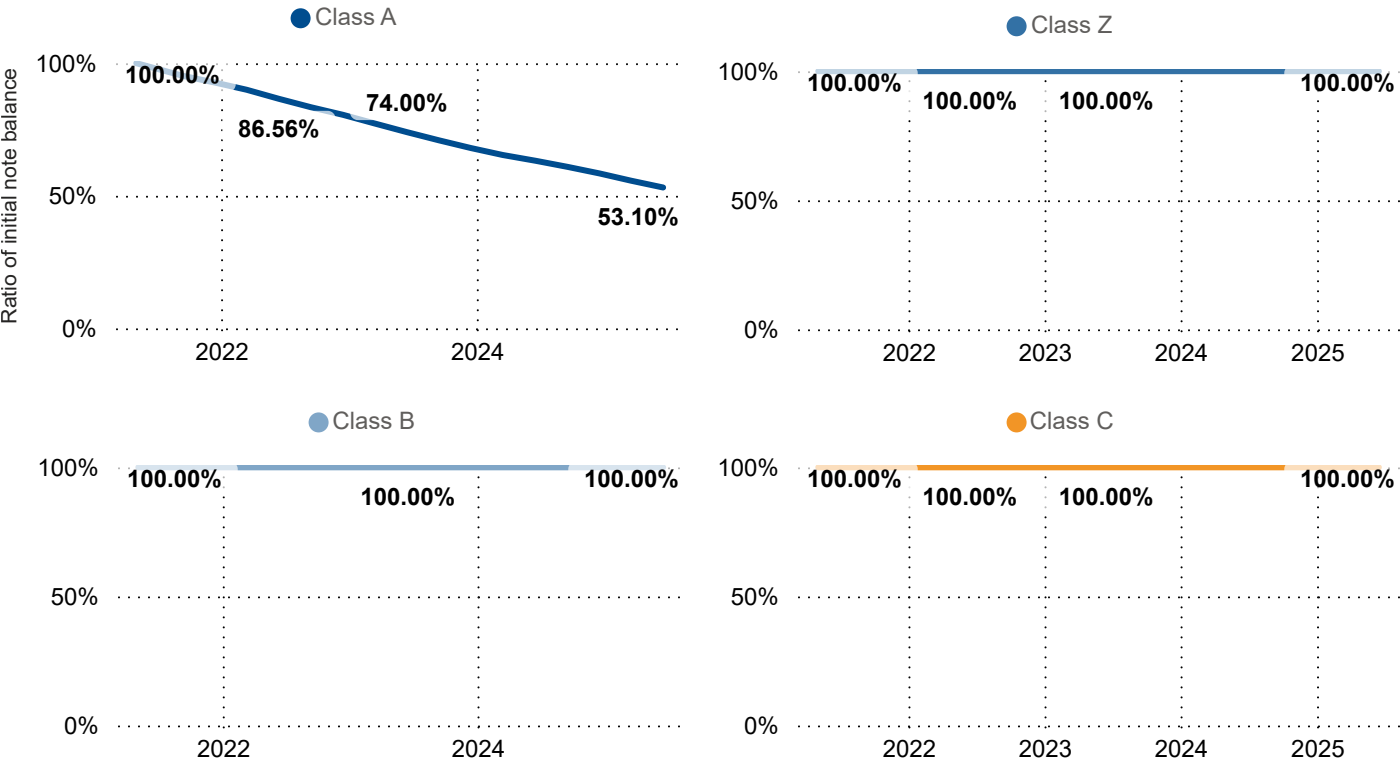


	19 Apr 2021	06 May 2021	10 Feb 2023	13 Dec 2023	24 Jun 2024	08 Aug 2024	02 Dec 2024
Class A	AAA (SF)	AAA (SF)	AAA (SF)	AAA (SF)	AAA (SF)		AAA (SF)
Class Z	AA- (SF)	AA- (SF)	AA (SF)	AA+ (SF)	AA+ (SF)	AA+ (SF)	AAA (SF)
Class B	BBB+ (SF)	BBB+ (SF)	BBB+ (SF)	A- (SF)	A- (SF)	A- (SF)	AA (SF)

Fondo de Titulizacion, RMBS Prado VIII

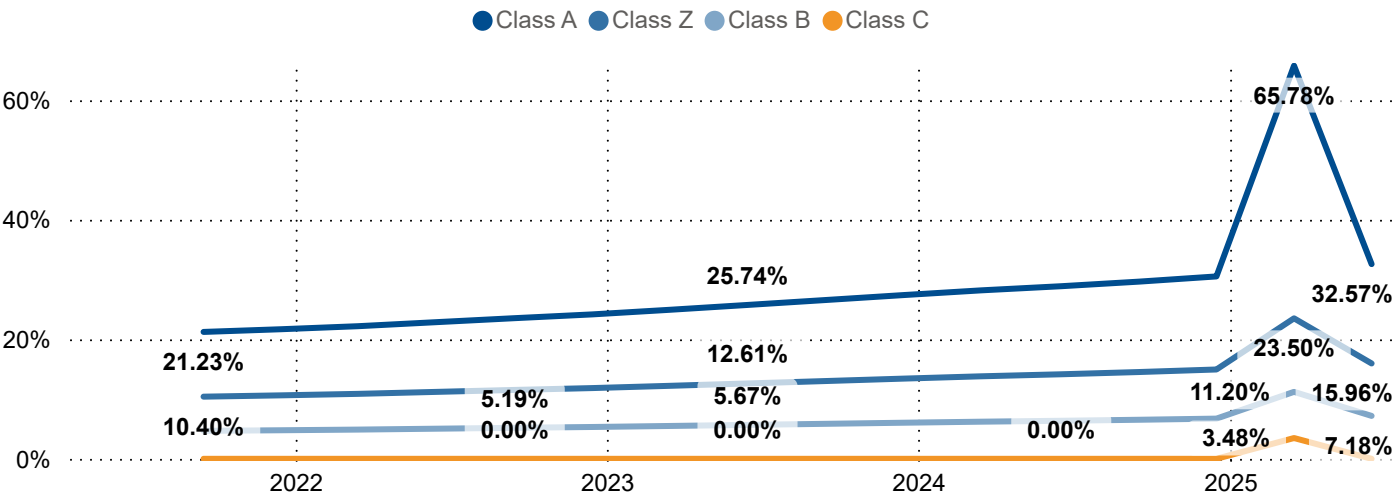
Outstanding notes balance

Source: Transaction report



Credit enhancement

Source: Transaction report



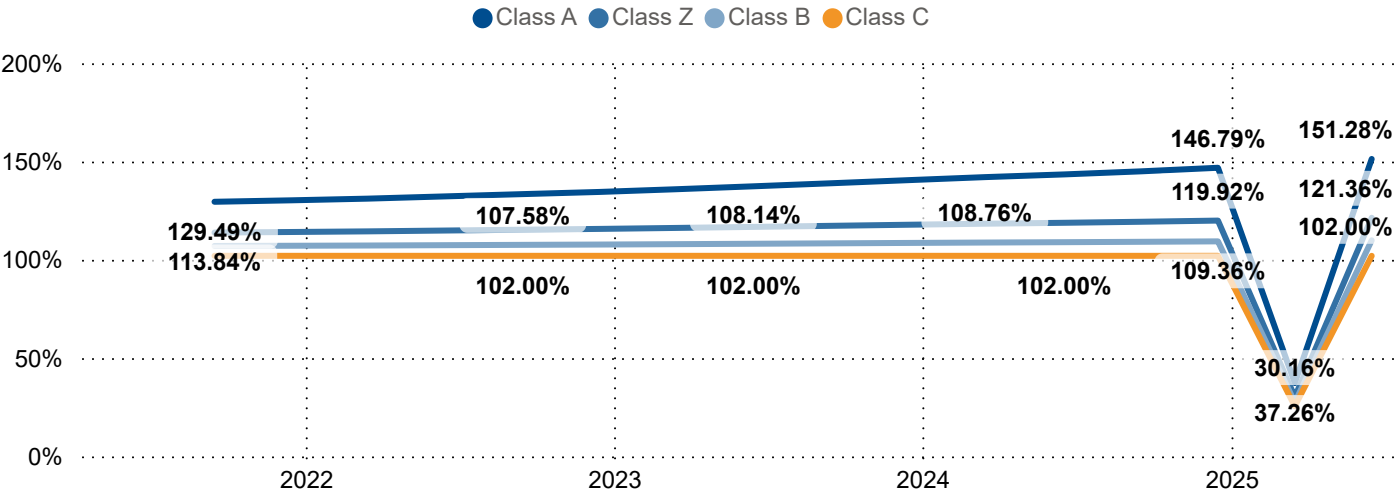


Fondo de Titulizacion, RMBS Prado VIII

... ▾

Notes overcollateralisation

Source: Transaction report



Fondo de Titulizacion, RMBS Prado VIII

... 

Remarks on the transaction

-

Field name	Description
Credit enhancement	Either as per the investor report or computed as the ratio of (i) the sum of those liabilities' nominal value which rank junior to the notes under consideration, and (ii) the sum of all liabilities' nominal value.
Cumulative default ratio	Ratio of (i) the sum of defaulted amounts since closing and (ii) the initial portfolio balance.
Cumulative recovery ratio	Ratio of (i) the sum of recovered amounts (as per the investor report definition) and (ii) the sum of defaulted amounts since closing.
Notes overcollateralisation	Ratio of (i) the sum of the aggregate loan balance and the reserve account's balance and (ii) the sum of the relevant notes' and all those notes' nominal value which rank pari-passu or senior to the relevant note.
Outstanding notes balance	The relevant note's nominal value at the relevant date.
Outstanding portfolio balance	Aggregate loan balance at the relevant date.

# Scope Ratings GmbH

## Headquarters Berlin

Lennéstraße 5  
D-10785 Berlin  
Phone +49 30 27891 0

## Frankfurt am Main

Neue Mainzer Straße 66-68  
D-60311 Frankfurt am Main  
Phone +49 69 66 77 389 0

## Paris

10 avenue de Messine  
FR-75008 Paris  
Phone +33 6 6289 3512

## Oslo

Karenslyst allé 53  
N-0279 Oslo  
Phone +47 21 09 38 35

## Madrid

Paseo de la Castellana 141  
E-28046 Madrid  
Phone +34 91 572 67 11

## Milan

Via Nino Bixio, 31  
20129 Milano MI  
Phone +39 02 30315 814

# Scope Ratings UK Limited

52 Grosvenor Gardens  
London SW1W 0AU  
Phone +44 20 7824 5180

[info@scoperatings.com](mailto:info@scoperatings.com)  
[www.scoperatings.com](http://www.scoperatings.com)

# Disclaimer

© 2025 Scope SE & Co. KGaA and all its subsidiaries including Scope Ratings GmbH, Scope Ratings UK Limited, Scope Fund Analysis GmbH, and Scope ESG Analysis GmbH (collectively, Scope). All rights reserved. The information and data supporting Scope's ratings, rating reports, rating opinions and related research and credit opinions originate from sources Scope considers to be reliable and accurate. Scope does not, however, independently verify the reliability and accuracy of the information and data. Scope's ratings, rating reports, rating opinions, or related research and credit opinions are provided 'as is' without any representation or warranty of any kind. In no circumstance shall Scope or its directors, officers, employees and other representatives be liable to any party for any direct, indirect, incidental or other damages, expenses of any kind, or losses arising from any use of Scope's ratings, rating reports, rating opinions, related research or credit opinions. Ratings and other related credit opinions issued by Scope are, and have to be viewed by any party as, opinions on relative credit risk and not a statement of fact or recommendation to purchase, hold or sell securities. Past performance does not necessarily predict future results. Any report issued by Scope is not a prospectus or similar document related to a debt security or issuing entity. Scope issues credit ratings and related research and opinions with the understanding and expectation that parties using them will assess independently the suitability of each security for investment or transaction purposes. Scope's credit ratings address relative credit risk, they do not address other risks such as market, liquidity, legal, or volatility. The information and data included herein is protected by copyright and other laws. To reproduce, transmit, transfer, disseminate, translate, resell, or store for subsequent use for any such purpose the information and data contained herein, contact Scope Ratings GmbH at Lennéstraße 5, D-10785 Berlin.