

INTESA SANPAOLO S.P.A.
€ 25.000.000.000,00 Covered Bond Programme
unsecured and guaranteed as to payments of interest and principal by
ISP CB Ipotecario S.r.l.

Seller and Servicer
Intesa Sanpaolo S.p.A.

INVESTOR REPORT

Collection Period

from: **01/09/2022**

30/11/2022

Report date

26/01/2023

Guarantor Payment Date

12/01/2023

DISCLAIMER

Terms and expressions used in this Investor Report have the respective meanings given to them in the Transaction Documents.

This Investors Report is based on the following information:

- Servicer Report provided by the Servicer;
- Cash Manager Report provided by the Cash Manager;
- Account Bank Report provided by the Account Bank;
- Other information according to the Transaction Documents.

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Covered Bonds

Counterparties:

Issuer: Intesa Sanpaolo S.p.A.

Servicer: Intesa Sanpaolo S.p.A.

Asset Swap Counterparty: Intesa Sanpaolo S.p.A.

Administrative Services Provider: Intesa Sanpaolo S.p.A.

Portfolio Manager: Intesa Sanpaolo S.p.A.

Representative of the Covered Bondholders: KPMG Fides Servizi di Amministrazione S.p.A.

Account Bank: Intesa Sanpaolo S.p.A.

Cash Manager: Intesa Sanpaolo S.p.A.

Calculation Agent: PricewaterhouseCoopers Business Services S.r.l.

Asset Monitor: Deloitte & Touche S.p.A.

Covered Bonds Overview

Issue Date	ISIN	Currency	Amount Issued	Interest Rate type	Next Coupon		Final Maturity	Rating*
					Interest Rate	IPD		
04/11/2010	IT0004653124	Euro	1.000.000.000,00	Fixed	3,00% per annum	Expired	04/11/2015	Moody's: Aa2
16/02/2011	IT0004690126	Euro	2.500.000.000,00	Fixed	4,375% per annum	Expired	16/08/2016	Moody's: Aa2
17/02/2011	IT0004692783	Euro	100.000.000,00	Fixed	5,25% per annum	17/02/2023	17/02/2026	Moody's: Aa3
17/02/2011	IT0004692791	Euro	300.000.000,00	Fixed	5,375% per annum	17/02/2023	17/02/2031	Moody's: Aa3
16/09/2011	IT0004762537	Euro	210.000.000,00	Fixed	5,25% per annum	16/09/2023	16/09/2027	Moody's: Aa3
19/09/2011	IT0004762594**	Euro	920.000.000,00	Floating	3M Euribor plus 0.75% per annum	Expired	14/10/2013	Moody's: Aa2
26/09/2011	IT0004764533***	Euro	2.250.000.000,00	Floating	3M Euribor plus 0.75% per annum	Expired	02/04/2012	Moody's: Aa2
18/11/2011	IT0004777436***	Euro	1.600.000.000,00	Floating	3M Euribor plus 0.75% per annum	Expired	02/04/2012	Moody's: Aa2
23/12/2011	IT0004782519***	Euro	2.000.000.000,00	Floating	3M Euribor plus 0.75% per annum	Expired	02/04/2012	Moody's: Aa2
16/07/2012	IT0004839251	Euro	1.863.250.000,00	Fixed	3,25% per annum	Expired	28/04/2017	Moody's: Aa2
16/07/2012	IT0004839046	Euro	1.353.028.000,00	Fixed	5,00% per annum	Expired	27/01/2021	Moody's: Aa3
25/09/2012	IT0004852189	Euro	1.000.000.000,00	Fixed	3,75% per annum	Expired	25/09/2019	Moody's: Aa3
03/12/2012	IT0004872328	Euro	1.250.000.000,00	Fixed	3,625% per annum	05/12/2022	05/12/2022	Moody's: Aa3
24/01/2013	IT0004889421	Euro	1.000.000.000,00	Fixed	3,375% per annum	24/01/2023	24/01/2025	Moody's: Aa3
24/09/2013	IT0004961295	Euro	750.000.000,00	Fixed	2,25% per annum	Expired	24/09/2018	Moody's: Aa3
10/02/2014	IT0004992787	Euro	1.250.000.000,00	Fixed	3,25% per annum	10/02/2023	10/02/2026	Moody's: Aa3
23/01/2015	IT0005082786	Euro	1.000.000.000,00	Fixed	0,625% per annum	Expired	20/01/2022	Moody's: Aa3
18/12/2015	IT0005156044	Euro	1.250.000.000,00	Fixed	1,375% per annum	18/12/2023	18/12/2025	Moody's: Aa3
23/03/2016	IT0005174492	Euro	1.250.000.000,00	Fixed	0,625% per annum	23/03/2023	23/03/2023	Moody's: Aa3
16/09/2016	IT0005214793	Euro	1.250.000.000,00	Floating	3M Euribor plus 0.20% per annum	Cancelled	12/10/2020	Moody's: Aa3
25/11/2016	IT0005220626	Euro	2.200.000.000,00	Floating	3M Euribor plus 0.20% per annum	12/01/2023	12/10/2024	Moody's: Aa3
16/06/2017	IT0005259988	Euro	1.000.000.000,00	Fixed	1,125% per annum	16/06/2023	16/06/2027	Moody's: Aa3
16/02/2018	IT0005323289	Euro	2.000.000.000,00	Floating	3M Euribor plus 0.29% per annum	12/01/2023	12/04/2030	Moody's: Aa3
13/07/2018	IT0005339210	Euro	1.000.000.000,00	Fixed	1,125% per annum	14/07/2023	14/07/2025	Moody's: Aa3
05/03/2019	IT0005365231	Euro	1.000.000.000,00	Fixed	0,50% per annum	05/03/2023	05/03/2024	Moody's: Aa3
16/04/2019	IT0005370108	Euro	500.000.000,00	Floating	3M Euribor plus 0.53% per annum	Cancelled	12/10/2028	Moody's: Aa3
27/01/2020	IT0005398265	Euro	750.000.000,00	Floating	3M Euribor plus 0.27% per annum	12/01/2023	12/10/2031	Moody's: Aa3
03/02/2022	IT0005481517	Euro	1.000.000.000,00	Floating	3M Euribor plus 0.10% per annum	12/01/2023	12/04/2029	Moody's: Aa3

* Downgraded to "Aa2" from "Aa1" on 23/02/2012 and to "A2" from "Aa2" on 17/07/2012, Upgraded to "Aa2" from "A2" on 21/01/2015

** Covered bond totally redeemed on 24/09/2012 before due date

*** Covered bond totally redeemed on 02/04/2012 before due date

Tests

Statutory Tests

Nominal Value Test (NVT)

Nominal Value of the Portfolio \geq Outstanding Principal Balance of all Series of Covered Bonds

Parameters	Amount (€)	Description
A*	16.610.734.676	Adjusted Outstanding Principal Balance
R	-	Outstanding Principal Balance of all MBS Notes
B	1.781.054.849	Investment Account + Integration Assets
C	-	Aggregate Amount of all Eligible Investments
D	-	Eligible Assets not included in A) and R) parameters
X	177.085.457	Supplemental Liquidity Reserve Amount
Y	-	Potential Set-Off Amount
Z	340.452.226	The weighted average remaining maturity (expressed in years) of all Covered Bonds then outstanding multiplied by the aggregate Outstanding Principal Balance of the Covered Bonds multiplied by the Negative Carry Factor
OBG	15.560.000.000	The aggregate Outstanding Principal Balance of all Series of Covered Bonds

Test: $(A+R)*P + \min(B; 15\%(A+B+C+R+D)) + C + D - X - Y - Z - OBG \geq 0$ **1.151.500.415** PASS

Asset Percentage (P) 93,00%

* The A Parameter differs from the value of the Current Outstanding Amount as of 30.11.2022 (Euro 16.723.448.774 as for 1. Breakdown of the Portfolio by Current Loan to Value schedule - page 4) because non CB eligible mortgage loans are not factorised

Please, be aware that the Covered Bond Directive (i.e. Directive EU 2019/2162 and regulation (EU) 2019/2160) became effective as of 8 July 2022 setting for the regulatory tests a new liquidity threshold calculation method and new requirements for eligible asset and liabilities swaps (double recourse principle). For liquidity held by the Guarantor on an account bank having a CQS3 credit profile, the new threshold will be set at 8% of the existing guaranteed CBs thus resulting in Euro 1.244,8 mln in respect of the current threshold equal to Euro 2.758,8 mln and calculated as 15% of the eligible assets. Notwithstanding the grandfathering applicable for the Programme, the contractual tests are passed factoring the new liquidity threshold and assuming no contribution to the tests from the existing asset&liabilities swaps

Net Present Value Test (NPV Test)

Net Present Value of the Portfolio, Asset and Liability Swaps (net of the costs) \geq Net Present Value of all Series of the Outstanding Covered Bonds

Parameters	Amount (€)
NPV EP	19.759.574.399
NPV OBG	15.708.391.187

Test: NPV EP - NPV OBG \geq 0 **4.051.183.212** PASS

Interest Coverage Test (ICT)

First: Net Interest Collections from the Eligible Portfolio \geq Interest Payments

Parameters	Amount (€)
NIC from EP	4.233.784.344
Interest Payments	1.562.249.270

Test: NIC EP - IP \geq 0 **2.671.535.074** PASS

Second: Annual Net Interest Collections from the Eligible Portfolio \geq Annual Interest Payments

Parameters	Amount
ANIC from EP*	701.389.346
AIP	317.662.057

Test: ANIC EP - AIP \geq 0 **383.727.289** PASS

*Such amount includes the Reserve Fund Required Amount as of 31/08/2022

Credit Ratings

	Long Term	Short Term
Intesa SanPaolo Credit Rating	BBB	F2
Fitch	Baa1	P-2
Moody's	BBB (high)	R-1 (low)
DBRS	BBB	A-2
S&P		
Issuer Event of Default?	NO	
Guarantor Event of Default?	NO	

Mortgage Loans - Pool Summary	
Number of Loans	220.721
Total Loan Balance	16.723.448.774
Average Original Outstanding Amount	120.657
Largest Original Outstanding Amount	14.000.000
Average Current Outstanding Amount	75.767
Largest Current Outstanding Amount	6.376.946
Weighted Average Original Loan to Value	6293,12%
Weighted Average Current Loan to Value	4638,92%
Weighted Average Indexed Loan to Value	4887,10%
Weighted Average Seasoning (Months)	90
Weighted Average Residual Maturity (Months)	207
Weighted Average Original Maturity (Months)	297
Weighted Average Current Interest Rate	2,10%
% of Current Balance granted by non-residential properties	2,43%
Currency	EUR

1) Breakdown of the Portfolio by Current Loan to Value

Range	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
0 - 10	2.182.844.236	8,20 %	23.310	10,56 %	385.928.190	2,31 %
10 - 20	3.384.505.067	12,71 %	32.729	14,83 %	1.271.381.229	7,60 %
20 - 30	3.883.743.368	14,58 %	34.221	15,50 %	2.001.734.519	11,97 %
30 - 40	4.048.699.163	15,20 %	33.361	15,11 %	2.555.462.409	15,28 %
40 - 50	3.997.350.209	15,01 %	30.874	13,99 %	2.825.175.999	16,89 %
50 - 60	3.955.409.785	14,85 %	29.803	13,50 %	3.049.356.118	18,23 %
60 - 70	3.255.678.658	12,22 %	23.720	10,75 %	2.811.189.515	16,81 %
70 - 80	1.901.144.850	7,14 %	12.557	5,69 %	1.802.620.397	10,78 %
80 - 90	13.806.383	0,05 %	93	0,04 %	12.851.725	0,08 %
>90	8.382.271	0,03 %	53	0,02 %	7.748.672	0,05 %
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

2) Breakdown of the Portfolio by Current Outstanding Principal Balance

Range	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
0 - 25	2.563.835.235	9,63 %	34.999	15,86 %	505.913.423	3,03 %
25 - 50	4.234.178.858	15,90 %	50.623	22,94 %	1.903.720.900	11,38 %
50 - 75	4.706.745.184	17,67 %	46.209	20,94 %	2.868.394.793	17,15 %
75 - 100	4.353.833.674	16,35 %	35.102	15,90 %	3.044.595.030	18,21 %
100 - 125	3.285.785.993	12,34 %	22.056	9,99 %	2.457.591.561	14,70 %
125 - 150	2.192.585.744	8,23 %	12.582	5,70 %	1.716.033.066	10,26 %
150 - 175	1.453.675.158	5,46 %	7.169	3,25 %	1.156.979.713	6,92 %
175 - 200	992.932.937	3,73 %	4.286	1,94 %	799.595.231	4,78 %
200 - 250	1.067.192.334	4,01 %	3.922	1,78 %	867.417.643	5,19 %
250 - 300	551.846.531	2,07 %	1.640	0,74 %	446.077.286	2,67 %
300 - 500	788.426.504	2,96 %	1.703	0,77 %	624.879.827	3,74 %
500 - 750	225.204.004	0,85 %	289	0,13 %	170.316.635	1,02 %
>750	215.321.835	0,81 %	141	0,06 %	161.933.666	0,97 %
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

3) Breakdown of the Portfolio by Interest Type

Interest Type	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
Fixed Rate	17.889.651.241	67,17 %	155.323	70,37 %	12.634.654.638	75,55 %
Floating	8.741.912.749	32,83 %	65.398	29,63 %	4.088.794.136	24,45 %
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

4) Breakdown of the Portfolio by Maturity Date

Maturity Date	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
2020 - 2025	1.786.919.726	6,71 %	18.738	8,49 %	253.935.169	1,52 %
2025 - 2030	4.526.213.762	17,00 %	43.907	19,89 %	1.679.247.823	10,04 %
2030 - 2035	5.240.638.304	19,68 %	47.188	21,38 %	3.000.849.074	17,94 %
2035 - 2040	6.212.123.942	23,33 %	49.337	22,35 %	4.330.121.898	25,89 %
2040 - 2045	4.459.926.613	16,75 %	33.052	14,97 %	3.502.233.034	20,94 %
2045 - 2050	3.008.343.957	11,30 %	20.120	9,12 %	2.622.980.974	15,68 %
2050 - 2055	1.225.218.119	4,60 %	7.376	3,34 %	1.171.491.381	7,01 %
2055 - 2060	172.179.565	0,65 %	1.003	0,45 %	162.589.421	0,97 %
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

5) Breakdown of the Portfolio by Months of Seasoning

Months	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
0 - 12	-	0,00 %	-	0,00 %	-	0,00 %
12 - 24	2.759.361.595	10,36 %	20.923	9,48 %	2.613.468.910	15,63 %
24 - 36	2.065.624.664	7,76 %	15.856	7,18 %	1.861.062.108	11,13 %
36 - 48	62.460.138	0,23 %	521	0,24 %	52.773.168	0,32 %
48 - 60	86.459.976	0,32 %	773	0,35 %	67.678.419	0,40 %
60 - 72	2.497.672.404	9,38 %	21.169	9,59 %	1.899.456.239	11,36 %
72 - 84	3.543.662.754	13,31 %	32.549	14,75 %	2.474.823.071	14,80 %
84 - 96	2.159.077.037	8,11 %	19.105	8,66 %	1.419.317.836	8,49 %
96 - 108	861.179.576	3,23 %	8.155	3,69 %	518.251.569	3,10 %
108 - 120	964.488.537	3,62 %	8.860	4,01 %	553.129.708	3,31 %
120 - 150	3.786.872.552	14,22 %	30.679	13,90 %	1.982.750.624	11,86 %
>150	7.844.704.756	29,46 %	62.131	28,15 %	3.280.737.121	19,62 %
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

6) Breakdown of the Portfolio by Payment Frequency

Payment Frequency	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
Monthly	26.500.222.990	99,51 %	219.603	99,49 %	16.678.240.604	99,73 %
Bimonthly						
Quarterly	1.230.000	0,00 %	4	0,00 %	477.461	0,00 %
Semiannual	130.110.999	0,49 %	1.114	0,50 %	44.730.709	0,27 %
Annually						
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

7) Breakdown of the Portfolio by Property Location

Geographic Area	Original Outstanding Amount	% of Original Outstanding Amount	No of Mortgage Loans	% of No of Mortgage Loans	Current Outstanding Amount	% of Current Outstanding Amount
Lombardia	9.585.126.133	35,99 %	75.120	34,03 %	5.822.230.639	34,81 %
Piemonte	3.161.671.438	11,87 %	29.737	13,47 %	1.876.477.887	11,22 %
Veneto	1.457.267.753	5,47 %	12.273	5,56 %	903.889.799	5,40 %
Liguria	1.428.222.713	5,36 %	11.983	5,43 %	865.898.092	5,18 %
Emilia Romagna	744.393.443	2,80 %	6.225	2,82 %	544.371.331	3,26 %
Friuli Venezia Giulia	186.990.792	0,70 %	1.655	0,75 %	120.866.123	0,72 %
Trentino Alto Adige	339.924.858	1,28 %	2.313	1,05 %	192.596.283	1,15 %
Valle d'Aosta	135.472.266	0,51 %	1.045	0,47 %	74.938.200	0,45 %
Total North	17.039.069.396	63,98 %	140.351	63,59 %	10.401.268.353	62,20 %
Lazio	3.705.111.296	13,91 %	26.598	12,05 %	2.452.291.067	14,66 %
Toscana	1.356.213.291	5,09 %	10.493	4,75 %	937.784.579	5,61 %
Umbria	265.723.330	1,00 %	2.635	1,19 %	168.237.854	1,01 %
Abruzzo	280.067.373	1,05 %	2.943	1,33 %	204.617.995	1,22 %
Marche	325.571.158	1,22 %	3.119	1,41 %	242.689.827	1,45 %
Total Centre	5.932.686.449	22,28 %	45.788	20,74 %	4.005.621.322	23,95 %
Puglia	441.876.654	1,66 %	4.291	1,94 %	345.039.349	2,06 %
Sardegna	1.066.289.520	4,00 %	9.985	4,52 %	592.848.432	3,55 %
Sicilia	1.588.985.831	5,97 %	15.415	6,98 %	920.531.459	5,50 %
Calabria	65.204.619	0,24 %	721	0,33 %	46.842.714	0,28 %
Campania	427.369.930	1,60 %	3.397	1,54 %	360.315.463	2,15 %
Basilicata	28.344.075	0,11 %	303	0,14 %	20.985.012	0,13 %
Molise	41.737.516	0,16 %	470	0,21 %	29.996.669	0,18 %
Total South	3.659.808.145	13,74 %	34.582	15,67 %	2.316.559.099	13,85 %
Total	26.631.563.990	100,00 %	220.721	100,00 %	16.723.448.774	100,00 %

8) Cash Manager investments

Value Date	Due date	ISIN	Nominal Amount	Interest

Portfolio

A.1.a) MBS

	ISIN Code/ Codice ISIN	Issuer name/ Nome dell'emittente	MBS rating	Outstanding principal amount at the beginning of the Collection Period/ Capitale residuo all'inizio del periodo d'incasso	Outstanding Principal Amount purchased during the Collection Period/ Portafoglio acquistato durante il periodo di incasso	Payments during the Collection Period / Incassi nel periodo			Outstanding Principal Amount SOLD during the Collection Period / Capitale residuo ceduto durante il periodo d'incasso	Outstanding Principal Amount at the end of the Collection Period / Capitale residuo alla fine del periodo d'incasso
						Principal Amount due and paid / Incassi capitale	Interest due and paid / Incassi interessi	Total Amount / Totale incassi		
	a	b	c	d	e	f	g	h	i	
1. MBS	0	0	0	0	0	0	0	0	0	
2. MBS	0	0	0	0	0	0	0	0	0	
Total MBS/Totale MBS	0	0	0	0	0	0	0	0	0	

A.1.b) Residential Mortgage Loans/ Mutui Residenziali:

	Outstanding principal amount at the beginning of the Collection Period/ Capitale residuo all'inizio del periodo d'incasso (da analitico precedente)			Outstanding Principal Amount of the Loans PURCHASED Capitale residuo dei mutui acquistati			Payments received during the Collection Period / Incassi nel periodo			Outstanding Principal Amount of the Loans SOLD			Outstanding principal amount at the end of the Collection Period / Capitale residuo alla fine del periodo d'incasso	Outstanding Principal not overdue Capitale a scadere	Overdue Instalments during the Collection Period/ Rate scadute e non ancora pagate		
	Outstanding Principal Amount - Not overdue	Principal in Arrears	Interests in Arrears	Outstanding Principal Amount - Not overdue	Principal in Arrears	Interests in Arrears	Principal Instalments (capitale collectato a vario titolo: accertamenti del periodo, prepayments, arretrati sanati etc)	Interest Instalments (interessi collectati a vario titolo: accertamenti del periodo, prepayments, arretrati sanati etc)	Total received Totale incassato	Outstanding Principal Amount Not overdue	Principal in Arrears	Interests in Arrears			Principal Instalments Quote capitale scaduto di fine periodo (da analitico)	Interest Instalments Quote interessi scadute (da analitico)	Total overdue Totale quote scadute
	a	b	c	d	e	f	g	h	i = g+h	k	k bis	k ter	l = m+n	m = a+b+d+e-g-n-k-k bis	n	o	p = n + o
1. Performing Loans (excluded Delinquent Loans) / mutui in bonis (esclusi mutui in ritardo)	217.820	16.746.514.787	754.365	146.484	0	0	0	0	0	0	0	0	16.281.816.379	16.280.997.623	818.756	226.356	1.045.112
2. Delinquent Loans / mutui in ritardo (i)	620	42.616.972	787.607	275.811	0	0	0	0	0	0	0	0	35.934.589	35.139.608	794.981	286.907	1.081.888
Performing Portfolio / Portafoglio in bonis (1+2)	218.440	16.789.131.759	1.541.971	422.295	0	0	0	0	0	0	0	0	16.317.750.968	16.316.137.231	1.613.737	513.263	2.127.000
Defaulted Loans/ Mutui in default	130	8.018.363	705.530	263.560	0	0	0	0	0	0	0	0	9.852.681	8.971.959	880.722	353.126	1.233.848
Mortgages in breach of representation contained in the Master Transfer Agreement	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Residential Mortgage Loan Portfolio	218.570	16.797.150.123	2.247.501	685.855	0	0	0	0	0	0	0	0	16.327.603.649	16.325.109.190	2.494.459	866.389	3.360.848

(i) Only for the purpose of this Report, is a Delinquent Loan any Mortgage Loan which is not a Defaulted Loan and which has an Arrears Ratio equal to or higher than 1 for a period of at least one month

A.1.c) 1. Other Eligible Assets - Loans/ Mutui commerciali

	Outstanding principal amount at the beginning of the Collection Period/ Capitale residuo all'inizio del periodo d'incasso (da analitico precedente)			Outstanding Principal Amount of the Loans PURCHASED Capitale residuo dei mutui acquistati			Payments received during the Collection Period / Incassi nel periodo			Outstanding Principal Amount of the Loans SOLD			Outstanding principal amount at the end of the Collection Period / Capitale residuo alla fine del periodo d'incasso	Outstanding Principal not overdue Capitale a scadere	Overdue Instalments during the Collection Period/ Rate scadute e non ancora pagate		
	Outstanding Principal Amount - Not overdue	Principal in Arrears	Interests in Arrears	Outstanding Principal Amount - Not overdue	Principal in Arrears	Interests in Arrears	Principal Instalments (capitale collectato a vario titolo: accertamenti del periodo, prepayments, arretrati sanati etc)	Interest Instalments (interessi collectati a vario titolo: accertamenti del periodo, prepayments, arretrati sanati etc)	Total received Totale incassato	Outstanding Principal Amount Not overdue	Principal in Arrears	Interests in Arrears			Principal Instalments Quote capitale scaduto di fine periodo (da analitico)	Interest Instalments Quote interessi scadute (da analitico)	Total overdue Totale quote scadute
	a	b	c	d	e	f	g	h	i = g+h	k	k bis	k ter	l = m+n	m = a+b+d+e-g-n-k-k bis	n	o	p = n + o
1. Performing Loans (excluded Delinquent Loans) / mutui in bonis (esclusi mutui in ritardo)	6.084	416.481.823	14.786	4.971	0	0	0	0	0	0	0	0	404.132.481	404.121.155	11.326	3.453	14.779
2. Delinquent Loans / mutui in ritardo (i)	21	2.509.834	41.742	19.093	0	0	0	0	0	0	0	0	1.565.325	1.538.035	27.290	11.638	38.928
Performing Portfolio / Portafoglio in bonis (1+2)	6.105	418.991.658	56.528	24.063	0	0	0	0	0	0	0	0	405.697.806	405.659.190	38.616	15.091	53.707
Defaulted Loans/ Mutui in default	6	584.641	48.659	18.988	0	0	0	0	0	0	0	0	437.348	378.345	59.002	14.418	73.421
Mortgages in breach of representation contained in the Master Transfer Agreement	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Residential Mortgage Loan Portfolio	6.111	419.576.298	105.187	43.052	0	0	0	0	0	0	0	0	406.135.154	406.037.536	97.618	29.509	127.128

(i) Only for the purpose of this Report, is a Delinquent Loan any Mortgage Loan which is not a Defaulted Loan and which has an Arrears Ratio equal to or higher than 1 for a period of at least one month

A.1.c) 2. Other Eligible Assets - Bonds

ISIN Code / Codice ISIN	Issuer name / Nome dell'emittente	Bond rating	Outstanding principal amount at the beginning of the Collection Period/ Capitale residuo all'inizio del periodo d'incasso	Outstanding Principal Amount purchased during the Collection Period/ Portafoglio acquistato durante il periodo di incasso	Payments during the Collection Period / Incassi nel periodo			Outstanding Principal Amount SOLD during the Collection Period / Capitale residuo dei titoli ceduti	Outstanding Principal Amount at the end of the Collection Period / Capitale residuo
					Principal Amount due and paid / Incassi capitale	Interest due and paid / Incassi Interessi	Total Amount / Totale incassi		
					a	b	c		
1. Bond	0	0	0	0	0	0	0	0	0
2. Bond	0	0	0	0	0	0	0	0	0
Total Other Eligible Assets - Bonds	0	0	0	0	0	0	0	0	0

A.1.d) Integration Assets / Attivi idonei integrativi

ISIN Code - Deposit acct nr./Codice ISIN -	Securities name / Nome del titolo	Securities' Issuer or Bank where the deposits are open / nominativo della banca emittente / titoli o dove sono aperti i depositi	Securities' rating or Banks' rating (in case of deposits)/ rating dei titoli o della banca in caso di depositi	Maturity/ Scadenza	Outstanding principal amount/nominal amount at the beginning of the Collection Period / Capitale residuo all'inizio del periodo d'incasso	Portfolio purchased / titoli acquistati durante il periodo	Payments received during the Collection Period / Incassi nel periodo			Portfolio sold / titoli venduti durante il periodo	Outstanding principal amount/nominal amount at the end of the Collection Period
							Principal amount	Interest amount	Total received		
							a	b	c		
Deposits with Banks / Depositi bancari	0	0	0	0	0	0	0	0	0	0	0
Securities / Titoli	0	0	0	0	0	0	0	0	0	0	0
Defaulted Securities / Titoli in default	0	0	0	0	0	0	0	0	0	0	0
Total Integration Assets / Attivi idonei integrativi	0	0	0	0	0	0	0	0	0	0	0

A.1.e) Total Portfolio / Portafoglio totale

	Outstanding principal amount at the beginning of the Collection Period/ Capitale residuo all'inizio del periodo d'incasso	Portfolio PURCHASED during the Collection Period / Portafoglio venduto durante il periodo d'incasso	Payments during the Collection Period/ Rate pagate nel periodo d'incasso			Installments due and not yet paid / Rate scadute e non ancora pagate			Portfolio sold during the Collection Period / Portafoglio venduto durante il periodo d'incasso	Outstanding principal amount at the end of the Collection Period / Capitale residuo alla fine del periodo d'incasso	Percent of Portfolio
			Principal Instalments / Quote capitale delle rate	Interest Instalment / Quote interessi della rate	Total paid / Totale rate	Principal in Arrears (end of period)	Interest in Arrears (end of period)	Total due and not yet paid/ Totale dovuto e non ancora scaduto			
			c	d	e = c + d	f	g	h = f + g			
1 Total MBS / Totale MBS	0	0	0	0	0	0	0	0	0	0.00%	
2 Total Residential Mortgage Loan Portfolio / Totale portafoglio mutui residenziali	16.799.397.624	0	471.792.334	81.439.053	553.231.388	2.494.459	866.389	3.360.848	0	16.327.603.649	97,57%
Total Other Eligible Assets - Loans	419.681.485	0	13.546.424	2.472.775	16.019.199	97.618	29.509	127.128	0	406.135.154	2,43%
Total Other Eligible Assets - Bonds	0	0	0	0	0	0	0	0	0	0	0,00%
3 Total Other Eligible Assets	419.681.485	0	13.546.424	2.472.775	16.019.199	97.618	29.509	127.128	0	406.135.154	2,43%
4 Total Integration Assets / Attivi idonei integrativi	0	0	0	0	0	0	0	0	0	0	0,00%
Total Portfolio / Portafoglio totale	17.219.079.109	0	485.338.758	83.911.829	569.250.586	2.592.077	895.898	3.487.976	0	16.733.738.803	100,00%

A2) Performing Portfolio per Index Type / Portafoglio in bonis per tipologia di indice

SWAP PRINCIPALE: MAY 2018 - MAR 2019 - MAY 2017 - MAY 2016 - OCT 2015 - APR 2015 - MAY 2014 - APR 2013 - JUN 2011 - OCT 2012 - NOV 2011 - AUG 2011 - JUN 2011	Index FIXED		Index FLOATING		Index FLOATING CAP		Index SONNI TRANQUILLI	
	BH00 - FF100 - FF600 - F100 - F600 - RESTF		BH10 - BH30 - GF000 - G000 - JF166 - JH10 - KF166 - KH10 - LF166 - LH10 - MF166 - MH10 - RESTV - VC100 - VF100 - VF133 - VF166 - VF666 - VH10 - VJ100 - VJ170 - XF166 - XH10 - YF166 - YH10 - HH10 - H10 - WH10 - LC120 - MC120 - LD120 - MD120 - YC120 - YD120 - LG160 - MG160 - YG160 - YD110 - VC120 - VD120 - VD33 - VF333 - V661 - V662 - V663 - V664 - V665 - V666		C210A - C340A - C360A - C380A - C370A - C380A - C385A - C390A - D360A - D400A - DH10 - RECAP - AH4Z		SF166	
	outstanding principal not overdue	principal instalment overdue	outstanding principal not overdue	principal instalment overdue	outstanding principal not overdue	principal instalment overdue	outstanding principal not overdue	principal instalment overdue
1. Performing Loans (excluded Delinquent Loans) / mutui in bonis (esclusi mutui in ritardo)	12.620.914.971	231.152	3.149.618.021	537.997	804.844.115	12.051	109.741.672	48.882
2. Delinquent Loans / mutui in ritardo	16.395.829	321.962	17.662.632	408.659	2.199.681	56.419	419.500	35.231
Performing Portfolio / Portafoglio in bonis (1+2)	12.637.310.800	553.114	3.167.280.654	946.656	807.043.796	68.470	110.161.172	84.113

UNSWAPPED: JUN 2021	Index FIXED		Index FLOATING		Index FLOATING CAP		Index SONNI TRANQUILLI	
	BH00 - FF100 - FF600 - F100 - F600 - RESTF		BH10 - BH30 - GF000 - G000 - JF166 - JH10 - KF166 - KH10 - LF166 - LH10 - MF166 - MH10 - RESTV - VC100 - VF100 - VF133 - VF166 - VF666 - VH10 - VJ100 - VJ170 - XF166 - XH10 - YF166 - YH10 - HH10 - H10 - WH10 - LC120 - MC120 - LD120 - MD120 - YC120 - YD120 - LG160 - MG160 - YG160 - YD110 - VC120 - VD120 - VD33 - VF333 - V661 - V662 - V663 - V664 - V665 - V666		C210A - C340A - C360A - C380A - C370A - C380A - C385A - C390A - D360A - D400A - DH10 - RECAP - AH4Z		SF166	
	outstanding principal not overdue	principal instalment overdue	outstanding principal not overdue	principal instalment overdue	outstanding principal not overdue	principal instalment overdue	outstanding principal not overdue	principal instalment overdue
1. Performing Loans (excluded Delinquent Loans) / mutui in bonis (esclusi mutui in ritardo)	0	0	0	0	0	0	0	0
2. Delinquent Loans / mutui in ritardo	0	0	0	0	0	0	0	0
Performing Portfolio / Portafoglio in bonis (1+2)	0	0	0	0	0	0	0	0

Purchase and Sale of Assets

Euro

MBS sold to the CB Guarantor during the Collection Period /
MBS ceduti al CB Guarantor durante il Period

- Purchase for Issuance Collateralisation / *Cessioni Successive per Emissione*
- Purchase for Revolving Assignments / *Cessioni Successive Revolving*
- Purchase for Integration Assignments / *Cessioni di Ripristino*

Outstanding Principal Amount	
	-
	-
	-

Mortgages sold to the CB Guarantor during the Collection Period /
Mutui ceduti dal CB Guarantor durante il Periodo

- Purchase for Issuance Collateralisation / *Cessioni Successive per Emissione*
- Purchase for Revolving Assignments / *Cessioni Successive Revolving*
- Purchase for Integration Assignments / *Cessioni di Ripristino*

Outstanding Principal Amount	
	-
	-
	-

Integration Assets sold to the CB Guarantor during the Relevant Period:
Attivi idonei integrativi ceduti al CB Guarantor durante il Relevant Period

- Deposits with Banks / *Depositi bancari*
- Securities / *Titoli*

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	-
	-

MBS sold by the CB Guarantor in accordance with the Transaction Documents:
MBS venduti dal CB Guarantor in accordo con i documenti dell'operazione

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Mortgages sold by the CB Guarantor in accordance with the Transaction Documents:
Mutui venduti dal CB Guarantor in accordo con i documenti dell'operazione

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Integration Assets sold by the Guarantor in accordance with the Transaction Documents:
Attivi idonei integrativi ceduti dal CB Guarantor ai sensi dei Transaction Documents

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