Cordusio RMBS - UCFin S.r.l. - Series 2006

INVESTOR REPORT

Securitisation of a portfolio of performing mortgage "fondiari" loans by Banca per la Casa S.p.A.,

Euro	600,000,000.00	Class A1	Mortgage Backed Floating Rate Notes due December 2042
Euro	1,735,000,000.00	Class A2	Mortgage Backed Floating Rate Notes due December 2042
Euro	75,000,000.00	Class B	Mortgage Backed Floating Rate Notes due December 2042
Euro	25,000,000.00	Class C	Mortgage Backed Floating Rate Notes due December 2042
Euro	48,000,000.00	Class D	Mortgage Backed Floating Rate Notes due December 2042
Euro	12,969,425.00	Class E	Mortgage Backed Floating Rate Notes due December 2042

Investor Report Date
Quarterly Collection Period
Interest Period
Interest Payment Date

07/10/2013	
01/06/2013	31/08/2013
28/06/2013	30/09/2013
30/09/2013	

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Cordusio RMBS - UCFin S.r.I.Series 2006 - DESCRIPTION OF THE NOTES

20/11/2006

Issuer:

Issue Date:

Sole Arranger:

Joint Lead Managers:

Cordusio RMBS - UCFin S.r.l. (formerly Cordusio RMBS 3 - UBCasa 1 S.r.l.)

UniCredit Bank AG, London Branch (formerly known as Bayerische Hypo und Vereinsbank AG, London Branch)

The Royal Bank of Scotland plc, Citigroup Global Markets Ltd

Series	Class A1	Class A2	Class B	Class C	Class D	Class E
Amount issued	600,000,000.00	1,735,000,000.00	75,000,000.00	25,000,000.00	48,000,000.00	12,969,425.00
Currency	Eur	Eur	Eur	Eur	Eur	Eur
Final Maturity Date	Dec-42	Dec-42	Dec-42	Dec-42	Dec-42	Dec-42
Listing	Irish Stock Exchange					
ISIN Code	IT0004144884	IT0004144892	IT0004144900	IT0004144934	IT0004144959	IT0004144967
Common Code	027569005	027569064	027569196	027569226	027569277	
Clearing System	Clearstream Euroclear	Clearstream Euroclear	Clearstream Euroclear	Clearstream Euroclear	Clearstream Euroclear	Clearstream Euroclear
Indexation	Euribor 3 M					
Spread at Issuance	7	16	26	40	73	200
Fitch	AAA	AAA	AA	A+	BBB+	Unrated
Rating at the Moodys	Aaa	Aaa	Aa1	A1	Baa2	Unrated
Standard & Poor's	AAA	AAA	AA	A+	BBB+	Unrated

Originator / Servicer: Interest Day Count: Corporate Servicer: Computation Agent: Account Bank: Principal Paying Agent: Representative of Noteholders: Swap Counterparty: UniCredit S.p.A (formerly known as UniCredit Family Financing Bank S.p.A.; UniCredit Consumer Financing Bank S.p.A; or UniCredit Banca per la Casa S.p.A)

Actual/360

UniCredit Credit Management Bank S.p.A. (formerly Known as UniCredit Gestione Crediti S.p.A.)

UniCredit Bank AG, London Branch (formerly known as Bayerische Hypo und Vereinsbank AG, London Branch)

UniCredit S.p.A (formerly known as UniCredit Family Financing Bank S.p.A.; UniCredit Consumer Financing Bank S.p.A;UniCredit Banca per la Casa S.p.A; Banca per la Casa S.p.A.) BNP Paribas Securities Services S.A., Milan Branch

Securitisation Services S.p.A.

UniCredit S.p.A. (formerly Known as UniCredito Italiano S.p.A.)

Cordusio RMBS - UCFin S.r.l. - Series 2006 - CLASS A1 NOTES

Interest Period Interest Payment Date Amount Accrued Before Payments Interest Interest Due 20/11/2006 30/03/2007 30/03/2007 30/03/2007 3.739% 130 8.100/733.33 - 600.000.000 8.100/733.33 30/03/2007 28/06/2007 28/09/2007 28/09/2007 2.8/09/2007 4.234% 91 6.042,400.00 - 600.000.000.00 6.424,200.00 28/09/2007 28/09/2007 28/09/2007 4.234% 91 6.421,566.67 - 600.000.000.00 6.424,156.67 28/09/2007 31/12/2007 31/12/2007 4.796% 94 7,513,733.33 - 600.000.000.00 7,513,733.33 31/03/2008 30/06/2008 30/06/2008 30/09/208 30/09/208 5.025% 92 1,083,802.25 - 84,397,320.00 1,083,802.25 30/06/2008 31/12/2008 31/12/2008 31/12/2008 5.212% 92 2,424.69 - 182,04.00 2,424.69 - - - - - - - <t< th=""><th>00 77 33 33 515,602,680.00 55 84,215,280.00 59 182,040.00 </th><th>Unpaid Interest</th><th>er Payments Outstanding Principal 600,000,000,000 600,000,000 600,000,000</th></t<>	00 77 33 33 515,602,680.00 55 84,215,280.00 59 182,040.00 	Unpaid Interest	er Payments Outstanding Principal 600,000,000,000 600,000,000 600,000,000
20/11/2006 30/03/207 3.739% 130 8.100,733.33 - 600,000,000.00 8,100,733 30/03/2007 29/06/2007 28/09/2007 28/09/2007 28/09/2007 4.234% 91 6,042,400.00 - 600,000,000.00 6,642,1566. 28/09/2007 31/12/2007 31/12/2007 4.798% 91 7,513,733.33 - 600,000,000.00 6,421,566. 31/12/2007 31/03/2008 31/03/2008 4.835% 91 7,333,083.33 - 600,000,000.00 7,333,083.33 31/03/2008 30/06/2008 30/06/2008 4.798% 91 7,276,966.66 - 600,000,000.00 7,276,966.65 30/09/2008 31/03/2008 31/03/2008 5,212% 92 2,424.69 - 182,040.00 2,424.69 31/12/2008 31/03/2009 3.043% 90 - <th>33 - 36 515,602,680.00 38 - 39 182,040.00 39 - - - - - - - - - - - - - - - - - - - - - - -</th> <th></th> <th>600,000,000.00 600,000,000.00 600,000,000.00 600,000,000.00 600,000,000.00 84,397,320.00 182,040.00 - - -</th>	33 - 36 515,602,680.00 38 - 39 182,040.00 39 - - - - - - - - - - - - - - - - - - - - - - -		600,000,000.00 600,000,000.00 600,000,000.00 600,000,000.00 600,000,000.00 84,397,320.00 182,040.00 - - -
30/03/2007 29/06/2007 29/06/2007 3.984% 91 6.042,400.0 - 600.000,000.00 6,042,400.0 29/06/2007 28/09/2007 28/09/2007 4.234% 91 6,421,566.67 - 600,000,000.00 6,421,566.7 31/12/2007 31/12/2007 31/103/2008 31/03/2008 4.35% 91 7,513,733.33 - 600,000,000.00 7,513,733.33 31/103/2008 30/06/2008 30/06/2008 30/06/2008 4.835% 91 7,233,083.33 - 600,000,000.00 7,333,083.33 30/06/2008 30/06/2008 30/06/2008 5.025% 92 1,083,802.25 - 84,397,320.00 1,083,802.25 31/12/2008 31/12/2008 31/103/2009 3.043% 90 -	00 77 33 33 515,602,680.00 55 84,215,280.00 59 182,040.00 		600,000,000,00 600,000,000,00 600,000,00
29/06/2007 28/09/2007 28/09/2007 4.234% 91 6.421,566.67 - 600,000,00.00 6.421,566. 28/09/2007 31/12/2007 31/12/2007 31/12/2007 4.798% 94 7.513,733.33 - 600,000,000.00 7.513,733.33 31/12/2007 31/03/2008 31/03/2008 31/03/2008 4.835% 91 7.33,083.33 - 600,000,000.00 7.733,083.33 31/03/2008 30/06/2008 30/06/2008 4.798% 91 7.276,966.66 - 600,000,000.00 7.276,966.67 30/06/2008 30/09/2008 30/09/2008 5.025% 92 1,083,802.25 - 84,397,320.00 1,083,802.25 31/03/2009 31/03/2009 31/02/2009 3.043% 90 - - - - 31/03/2009 30/06/2009 3.006/2009 3.006/2009 1.601% 91 - - - - - - - - - - - - - - - - <td< td=""><td>37 - 33 - 33 - 36 515,602,680,00 25 84,215,280,00 39 182,040,00 - - - - - - - - - - - - - - - - - - - - - - - - - -</td><td></td><td>600,000,000.00 600,000,000.00 600,000,000.00 84,397,320.00 182,040.00 - - - -</td></td<>	37 - 33 - 33 - 36 515,602,680,00 25 84,215,280,00 39 182,040,00 - - - - - - - - - - - - - - - - - - - - - - - - - -		600,000,000.00 600,000,000.00 600,000,000.00 84,397,320.00 182,040.00 - - - -
28/09/2007 31/12/2007 31/12/2007 4.796% 94 7,513,733.33 - 600,000,000.00 7,513,733.33 31/12/2007 31/03/2008 31/03/2008 31/03/2008 4.835% 91 7,333,083.33 - 600,000,000.00 7,513,733.33 31/03/2008 30/06/2008 30/06/2008 30/06/2008 4.835% 91 7,276,966.66 - 600,000,000.00 7,726,966. 30/06/2008 30/09/2008 31/03/2008 5.025% 92 1,083,802.25 - 84,397,320.00 1,083,802. 31/03/2009 31/03/2009 31/03/2009 3.043% 90 -	33 33 36 515,602,680.00 25 84,215,280.00 39 182,040.00 		600,000,000.00 600,000,000.00 84,397,320.00 182,040.00 - - -
31/12/2007 31/03/2008 31/03/2008 4.835% 91 7,333,083,33 - 600,000,000.00 7,333,083,083,083,083,083,083,083,083,083	33 - 56 515,602,680.00 55 84,215,280.00 39 182,040.00 - - - - - - - - - - -		600,000,000,00 84,397,320,00 182,040,00 - - -
31/03/2008 30/06/2008 30/06/2008 4.798% 91 7.276,966.66 - 600,000,000.00 7,276,966. 30/06/2008 30/09/2008 30/09/2008 5.025% 92 1.083,802.25 - 84,397,320.00 1,083,802.25 31/03/2009 31/03/2009 31/03/2009 31/03/2009 3.043% 90 - <td>36 515,602,680.00 25 84,215,280.00 39 182,040.00 - - - - - - - - - - - - - - - - - - - - - - - - - -</td> <td></td> <td>84,397,320.00 182,040.00 - - - -</td>	36 515,602,680.00 25 84,215,280.00 39 182,040.00 - - - - - - - - - - - - - - - - - - - - - - - - - -		84,397,320.00 182,040.00 - - - -
30/06/2008 30/09/2008 30/09/2008 5.025% 92 1,083,802.25 - 84,397,320.00 1,083,802. 30/09/2008 31/12/2008 31/12/2008 31/12/2008 5.212% 92 2,424.69 - 182,040.00 2,424.69 31/03/2009 31/03/2009 31/03/2009 30/06/2009 3.043% 90 -	25 84,215,280.00 39 182,040.00 - - - - - - - -		182,040.00 - - - -
30/09/2008 31/12/2008 31/12/2008 5.212% 92 2,424.69 - 182,040.00 2,424. 31/12/2008 31/03/2009 31/03/2009 3.043% 90 - <t< td=""><td>59 182,040.00 - - - - - - -</td><td></td><td>-</td></t<>	59 182,040.00 - - - - - - -		-
31/12/2008 31/03/2009 31/03/2009 3.043% 90 -	-		-
31/03/2009 30/06/2009 30/06/2009 1.601% 91 -		-	-
30/06/2009 30/09/2009 30/09/2009 1.190% 92 -	-	· · ·	-
30/09/2009 31/12/2009 31/12/2009 0.809% 92 -	-		
31/12/2009 31/03/2010 31/03/2010 0.777% 90 -	-		
31/03/2010 30/06/2010 30/06/2010 0.705% 91 -	-	-	
30/06/2010 30/09/2010 30/09/2010 0.824% 92 -			-
30/09/2010 31/12/2010 31/12/2010 0.950% 92	-		-
			-
31/12/2010 31/03/2011 31/03/2011 1.083% 90	-	-	-
	-	-	-
31/03/2011 30/06/2011 1.289% 91	-	-	-
<u>30/06/2011</u> <u>30/09/2011</u> <u>1.601%</u> <u>92</u>	-	-	-
30/09/2011 30/12/2011 30/12/2011 1.614% 91	-	-	-
30/12/2011 30/03/2012 30/03/2012 1.457% 91	-	-	-
30/03/2012 29/06/2012 29/06/2012 0.857% 91	-	-	-
29/06/2012 28/09/2012 28/09/2012 0.722% 91	-	-	-
28/09/2012 31/12/2012 31/12/2012 0.292% 94	-	-	-
31/12/2012 28/03/2013 28/03/2013 0.255% 87	-	-	-
28/03/2013 28/06/2013 28/06/2013 0.283% 92	-	-	-
28/06/2013 30/09/2013 30/09/2013 0.292% 94	-	-	-

Cordusio RMBS - UCFin S.r.I. Series 2006 - CLASS A2 NOTES

Interest	Deried	Interest		Amount Accrued		Bafa	re Pavments	Dovr	Payments After		r Payments
Start (included)		Payment Date	Coupon	Days	Interest Due	Unpaid Interest	Outstanding Principal	Interest	Principal	Unpaid Interest	Outstanding Principal
			· · · ·			Unpaid interest			Frincipai	Unpaid Interest	
20/11/2006	30/03/2007	30/03/2007	3.829%	130		-	1,735,000,000.00	23,988,495.56		-	1,735,000,000.00
30/03/2007	29/06/2007	29/06/2007	4.074%	91	17,867,319.17	-	1,735,000,000.00	17,867,319.17		-	1,735,000,000.00
29/06/2007	28/09/2007	28/09/2007	4.324%	91	18,963,742.78	-	1,735,000,000.00	18,963,742.78		-	1,735,000,000.00
28/09/2007	31/12/2007	31/12/2007	4.886%	94	22,134,937.22		1,735,000,000.00	22,134,937.22			1,735,000,000.00
31/12/2007	31/03/2008	31/03/2008	4.925%	91	21,599,545.14	-	1,735,000,000.00	21,599,545.14		-	1,735,000,000.00
31/03/2008	30/06/2008	30/06/2008	4.888%	91	21,437,274.44	-	1,735,000,000.00	21,437,274.44		-	1,735,000,000.00
30/06/2008	30/09/2008	30/09/2008	5.115%	92	22,679,341.66		1,735,000,000.00	22,679,341.66			1,735,000,000.00
30/09/2008	31/12/2008	31/12/2008	5.302%	92	23,508,478.88	-	1,735,000,000.00	23,508,478.88	81,388,503.00	-	1,653,611,497.00
31/12/2008	31/03/2009	31/03/2009	3.133%	90	12,951,912.05		1,653,611,497.00	12,951,912.05	88,207,400.00		1,565,404,097.00
31/03/2009	30/06/2009	30/06/2009	1.691%	91	6,691,276.32		1,565,404,097.00	6,691,276.32	77,415,006.00		1,487,989,091.00
30/06/2009	30/09/2009	30/09/2009	1.280%	92	4,867,377.64	-	1,487,989,091.00	4,867,377.64	71,768,622.00	-	1,416,220,469.00
30/09/2009	31/12/2009	31/12/2009	0.899%	92	3,253,687.84	-	1,416,220,469.00	3,253,687.84	60,514,024.00	-	1,355,706,445.00
31/12/2009	31/03/2010	31/03/2010	0.867%	90	2,938,493.71	-	1,355,706,445.00	2,938,493.71	60,567,809.00	-	1,295,138,636.00
31/03/2010	30/06/2010	30/06/2010	0.795%	91	2,602,689.01	-	1,295,138,636.00	2,602,689.01	56,941,312.00	-	1,238,197,324.00
30/06/2010	30/09/2010	30/09/2010	0.914%	92	2,892,153.79	-	1,238,197,324.00	2,892,153.79	52,962,263.00	-	1,185,235,061.00
30/09/2010	31/12/2010	31/12/2010	1.040%	92	3,150,091.40	-	1,185,235,061.00	3,150,091.40	43,739,350.00	-	1,141,495,711.00
31/12/2010	31/03/2011	31/03/2011	1.173%	90	3,347,436.17	-	1,141,495,711.00	3,347,436.17	48,911,038.00	-	1,092,584,673.00
31/03/2011	30/06/2011	30/06/2011	1.379%	91	3,808,537.72	-	1,092,584,673.00	3,808,537.72	49,016,179.00	-	1,043,568,494.00
30/06/2011	30/09/2011	30/09/2011	1.691%	92	4,509,723.27	-	1,043,568,494.00	4,509,723.27	39,873,770.00	-	1,003,694,724.00
30/09/2011	30/12/2011	30/12/2011	1.704%	91	4,323,247.74	-	1,003,694,724.00	4,323,247.74	37,698,427.00	-	965,996,297.00
30/12/2011	30/03/2012	30/03/2012	1.547%	91	3,777,501.68	-	965,996,297.00	3,777,501.68	34,890,503.00	-	931,105,794.00
30/03/2012	29/06/2012	29/06/2012	0.947%	91	2,228,886.22		931,105,794.00	2,228,886.22	32,616,612.00		898,489,182.00
29/06/2012	28/09/2012	28/09/2012	0.812%	91	1,844,198.96		898,489,182.00	1,844,198.96	27,957,096.00		870,532,086.00
28/09/2012	31/12/2012	31/12/2012	0.382%	94	868,307.39	-	870,532,086.00	868,307.39	28,122,962.00	-	842,409,124.00
31/12/2012	28/03/2013	28/03/2013	0.345%	87	702,358.61	-	842,409,124.00	702,358.61	29,193,457.00	-	813,215,667.00
28/03/2013	28/06/2013	28/06/2013	0.373%	92	775,175.24	-	813,215,667.00	775,175.24	29,984,964.00	-	783,230,703.00
28/06/2013	30/09/2013	30/09/2013	0.382%	94	781,229.11	-	783,230,703.00	781,229.11	27,061,142.00		756,169,561.00
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Cordusio RMBS - UCFin S.r.I. Series 2006 - CLASS B NOTES

Interest	Deviad	latera et		Amount Accrued		Defe	re Pavments	Daver	Payments		Decimente
Start (included)		Interest Payment Date	Coupon	Days	Interest Due	Unpaid Interest	Outstanding Principal	Interest	Principal	Unpaid Interest	er Payments Outstanding Principal
			· · · ·			Unpaid Interest			Principal	Unpaid Interest	· · ·
20/11/2006	30/03/2007	30/03/2007	3.929%	130	1,064,050.00	-	75,000,000.00	1,064,050.00	-	-	75,000,000.00
30/03/2007	29/06/2007	29/06/2007	4.174%	91	791,320.83	-	75,000,000.00	791,320.83	-	-	75,000,000.00
29/06/2007	28/09/2007	28/09/2007	4.424%	91	838,716.67	-	75,000,000.00	838,716.67	-	-	75,000,000.00
28/09/2007	31/12/2007	31/12/2007	4.986%	94	976,425.00	-	75,000,000.00	976,425.00	-	-	75,000,000.00
31/12/2007	31/03/2008	31/03/2008	5.025%	91	952,656.25	-	75,000,000.00	952,656.25	-	-	75,000,000.00
31/03/2008	30/06/2008	30/06/2008	4.988%	91	945,641.66	-	75,000,000.00	945,641.66	-	-	75,000,000.00
30/06/2008	30/09/2008	30/09/2008	5.215%	92	999,541.66	-	75,000,000.00	999,541.66	-	-	75,000,000.00
30/09/2008	31/12/2008	31/12/2008	5.402%	92	1,035,383.33	-	75,000,000.00	1,035,383.33	-	-	75,000,000.00
31/12/2008	31/03/2009	31/03/2009	3.233%	90	606,187.50	-	75,000,000.00	606,187.50	-	-	75,000,000.00
31/03/2009	30/06/2009	30/06/2009	1.791%	91	339,543.75	-	75,000,000.00	339,543.75	-	-	75,000,000.00
30/06/2009	30/09/2009	30/09/2009	1.380%	92	264,500.00	-	75,000,000.00	264,500.00		-	75,000,000.00
30/09/2009	31/12/2009	31/12/2009	0.999%	92	191,475.00	-	75,000,000.00	191,475.00		-	75,000,000.00
31/12/2009	31/03/2010	31/03/2010	0.967%	90	181,312.50	100 C	75,000,000.00	181,312.50		-	75,000,000.00
31/03/2010	30/06/2010	30/06/2010	0.895%	91	169,677.08	-	75,000,000.00	169,677.08		-	75,000,000.00
30/06/2010	30/09/2010	30/09/2010	1.014%	92	194,350.00		75,000,000.00	194,350.00		-	75,000,000.00
30/09/2010	31/12/2010	31/12/2010	1.140%	92	218,500.00	-	75,000,000.00	218,500.00	-	-	75,000,000.00
31/12/2010	31/03/2011	31/03/2011	1.273%	90	238,687.50	-	75,000,000.00	238,687.50	-	-	75,000,000.00
31/03/2011	30/06/2011	30/06/2011	1.479%	91	280,393.75	-	75,000,000.00	280,393.75	-	-	75,000,000.00
30/06/2011	30/09/2011	30/09/2011	1.791%	92	343,275.00	-	75,000,000.00	343,275.00	-	-	75,000,000.00
30/09/2011	30/12/2011	30/12/2011	1.804%	91	342,008.33	-	75,000,000.00	342,008.33	-	-	75,000,000.00
30/12/2011	30/03/2012	30/03/2012	1.647%	91	312,243.75	-	75,000,000.00	312,243.75	-	-	75,000,000.00
30/03/2012	29/06/2012	29/06/2012	1.047%	91	198,493.75	-	75,000,000.00	198,493.75	-	-	75,000,000.00
29/06/2012	28/09/2012	28/09/2012	0.912%	91	172,900.00	-	75,000,000.00	172,900.00	-	-	75,000,000.00
28/09/2012	31/12/2012	31/12/2012	0.482%	94	94,391.66	-	75,000,000.00	94,391.66	-	-	75,000,000.00
31/12/2012	28/03/2013	28/03/2013	0.445%	87	80,656.25	-	75,000,000.00	80,656.25	-	-	75,000,000.00
28/03/2013	28/06/2013	28/06/2013	0.473%	92	90,658.33	-	75,000,000.00	90,658.33	-	-	75,000,000.00
28/06/2013	30/09/2013	30/09/2013	0.482%	94	94,391.66	-	75,000,000.00	94,391.66	-	-	75,000,000.00
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Cordusio RMBS - UCFin S.r.I. - Series 2006 - CLASS C NOTES

Interest		Interest		Amount Accrued	Internet Due		re Payments	Paym			er Payments
Start (included)	End (excluded)	Payment Date	Coupon	Days	Interest Due	Unpaid Interest	Outstanding Principal	Interest	Principal	Unpaid Interest	Outstanding Principal
20/11/2006	30/03/2007	30/03/2007	4.069%	130	367,322.22	100 C	25,000,000.00	367,322.22			25,000,000.00
30/03/2007	29/06/2007	29/06/2007	4.314%	91	272,620.83	-	25,000,000.00	272,620.83			25,000,000.00
29/06/2007	28/09/2007	28/09/2007	4.564%	91	288,419.44	-	25,000,000.00	288,419.44			25,000,000.00
28/09/2007	31/12/2007	31/12/2007	5.126%	94	334,613.89	-	25,000,000.00	334,613.89			25,000,000.00
31/12/2007	31/03/2008	31/03/2008	5.165%	91	326,399.31	-	25,000,000.00	326,399.31		-	25,000,000.00
31/03/2008	30/06/2008	30/06/2008	5.128%	91	324,061.11	-	25,000,000.00	324,061.11		-	25,000,000.00
30/06/2008	30/09/2008	30/09/2008	5.355%	92	342,125.00	-	25,000,000.00	342,125.00	-	-	25,000,000.00
30/09/2008	31/12/2008	31/12/2008	5.542%	92	354,072.22	-	25,000,000.00	354,072.22			25,000,000.00
31/12/2008	31/03/2009	31/03/2009	3.373%	90	210,812.50	-	25,000,000.00	210,812.50		-	25,000,000.00
31/03/2009	30/06/2009	30/06/2009	1.931%	91	122,028.47	-	25,000,000.00	122,028.47			25,000,000.00
30/06/2009	30/09/2009	30/09/2009	1.520%	92	97,111.11	-	25,000,000.00	97,111.11			25,000,000.00
30/09/2009	31/12/2009	31/12/2009	1.139%	92	72,769.44	-	25,000,000.00	72,769.44			25,000,000.00
31/12/2009	31/03/2010	31/03/2010	1.107%	90	69,187.50	-	25,000,000.00	69,187.50		-	25,000,000.00
31/03/2010	30/06/2010	30/06/2010	1.035%	91	65,406.25	-	25,000,000.00	65,406.25	-	-	25,000,000.00
30/06/2010	30/09/2010	30/09/2010	1.154%	92	73,727.77	-	25,000,000.00	73,727.77	-	-	25,000,000.00
30/09/2010	31/12/2010	31/12/2010	1.280%	92	81,777.77	-	25,000,000.00	81,777.77	-	-	25,000,000.00
31/12/2010	31/03/2011	31/03/2011	1.413%	90	88,312.50	-	25,000,000.00	88,312.50	-	-	25,000,000.00
31/03/2011	30/06/2011	30/06/2011	1.619%	91	102,311.80	-	25,000,000.00	102,311.80	-	-	25,000,000.00
30/06/2011	30/09/2011	30/09/2011	1.931%	92	123,369.44	-	25,000,000.00	123,369.44	-	-	25,000,000.00
30/09/2011	30/12/2011	30/12/2011	1.944%	91	122,850.00	-	25,000,000.00	122,850.00	-	-	25,000,000.00
30/12/2011	30/03/2012	30/03/2012	1.787%	91	112,928.47	-	25,000,000.00	112,928.47	-	-	25,000,000.00
30/03/2012	29/06/2012	29/06/2012	1.187%	91	75,011.80	-	25,000,000.00	75,011.80	-	-	25,000,000.00
29/06/2012	28/09/2012	28/09/2012	1.052%	91	66,480.55	-	25,000,000.00	66,480.55	-	-	25,000,000.00
28/09/2012	31/12/2012	31/12/2012	0.622%	94	40,602.77	-	25,000,000.00	40,602.77	-	-	25,000,000.00
31/12/2012	28/03/2013	28/03/2013	0.585%	87	35,343.75	-	25,000,000.00	35,343.75	-	-	25,000,000.00
28/03/2013	28/06/2013	28/06/2013	0.613%	92	39,163.88	-	25,000,000.00	39,163.88	-	-	25,000,000.00
28/06/2013	30/09/2013	30/09/2013	0.622%	94	40,602.77	-	25,000,000.00	40,602.77	-	-	25,000,000.00

Cordusio RMBS - UCFin S.r.I. - Series 2006 - CLASS D NOTES

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Interest P		Interest		nount Accrued			re Payments	Paym			er Payments	
Start (included)	End (excluded)	Payment Date	Coupon	Days	Interest Due	Unpaid Interest	Outstanding Principal	Interest	Principal	Unpaid Interest	Outstanding Principal	
20/11/2006	30/03/2007	30/03/2007	4.399%	130	762,458.67	-	48,000,000.00	762,458.67	-	-	48,000,000.00	
30/03/2007	29/06/2007	29/06/2007	4.644%	91	563,472.00	-	48,000,000.00	563,472.00	-		48,000,000.00	
29/06/2007	28/09/2007	28/09/2007	4.894%	91	593,805.33	-	48,000,000.00	593,805.33	-	-	48,000,000.00	
28/09/2007	31/12/2007	31/12/2007	5.456%	94	683,818.67	-	48,000,000.00	683,818.67	-	-	48,000,000.00	
31/12/2007	31/03/2008	31/03/2008	5.495%	91	666,726.67		48,000,000.00	666,726.67	-	-	48,000,000.00	
31/03/2008	30/06/2008	30/06/2008	5.458%	91	662,237.33	-	48,000,000.00	662,237.33	-		48,000,000.00	
30/06/2008	30/09/2008	30/09/2008	5.685%	92	697,360.00		48,000,000.00	697,360.00			48,000,000.00	
30/09/2008	31/12/2008	31/12/2008	5.872%	92	720,298.66	-	48,000,000.00	720,298.66	-	-	48,000,000.00	
31/12/2008	31/03/2009	31/03/2009	3.703%	90	444,360.00		48,000,000.00	444,360.00			48,000,000.00	
31/03/2009	30/06/2009	30/06/2009	2.261%	91	274,334.66	-	48,000,000.00	274,334.66		-	48,000,000.00	
30/06/2009	30/09/2009	30/09/2009	1.850%	92	226,933.33		48,000,000.00	226,933.33		-	48,000,000.00	
30/09/2009	31/12/2009	31/12/2009	1.469%	92	180,197.33	-	48,000,000.00	180,197.33	-	-	48,000,000.00	
31/12/2009	31/03/2010	31/03/2010	1.437%	90	172,440.00	-	48,000,000.00	172,440.00	-	-	48,000,000.00	
31/03/2010	30/06/2010	30/06/2010	1.365%	91	165,620.00	-	48,000,000.00	165,620.00	-	-	48,000,000.00	
30/06/2010	30/09/2010	30/09/2010	1.484%	92	182,037.33	-	48,000,000.00	182,037.33	-	-	48,000,000.00	
30/09/2010	31/12/2010	31/12/2010	1.610%	92	197,493.33	-	48,000,000.00	197,493.33		-	48,000,000.00	
31/12/2010	31/03/2011	31/03/2011	1.743%	90	209,160.00	-	48,000,000.00	209,160.00		-	48,000,000.00	
31/03/2011	30/06/2011	30/06/2011	1.949%	91	236,478.66		48,000,000.00	236,478.66		-	48,000,000.00	
30/06/2011	30/09/2011	30/09/2011	2.261%	92	277,349.33	-	48,000,000.00	277,349.33	-	-	48,000,000.00	
30/09/2011	30/12/2011	30/12/2011	2.274%	91	275,912.00		48,000,000.00	275,912.00			48,000,000.00	
30/12/2011	30/03/2012	30/03/2012	2.117%	91	256,862.66	-	48,000,000.00	256,862.66		-	48,000,000.00	
30/03/2012	29/06/2012	29/06/2012	1.517%	91	184,062.66	-	48,000,000.00	184,062.66	-	-	48,000,000.00	
29/06/2012	28/09/2012	28/09/2012	1.382%	91	167,682.66	-	48,000,000.00	167,682.66	-	-	48,000,000.00	
28/09/2012	31/12/2012	31/12/2012	0.952%	94	119,317.33		48,000,000.00	119,317.33			48,000,000.00	
31/12/2012	28/03/2013	28/03/2013	0.915%	87	106,140.00	-	48,000,000.00	106,140.00		-	48,000,000.00	
28/03/2013	28/06/2013	28/06/2013	0.943%	92	115,674.66	-	48,000,000.00	115,674.66	-	-	48,000,000.00	
28/06/2013	30/09/2013	30/09/2013	0.952%	94	119,317.33	-	48,000,000.00	119,317.33	-	-	48,000,000.00	

Cordusio RMBS - UCFin S.r.l. - COLLECTIONS

	Collectio (both dates		Principal Collected on Claims not Classified as Defaulted Claims (excluding	Interest Collected on Claims not Classified as Defaulted Claims	Recoveries on Defaulted Claims	Pre-payments on Claims not Classified as Defaulted Claims	Other	Total Collections
5	Start	End	prepayments)	as Defaulted Claims		(principal)		
	01/10/2006	28/02/2007	42,877,807.95	51,881,382.78	709.47	60,970,580.93	2,667,499.31	158,397,980.44
	01/03/2007	31/05/2007	26,019,651.66	31,878,658.52	2,857.04	41,754,921.07	1,032,613.34	100,688,701.63
	01/06/2007	31/08/2007	24,817,302.42	31,887,182.06	287,814.69	54,521,911.52	1,411,536.75	112,925,747.44
	01/09/2007	30/11/2007	24,225,428.18	32,440,044.37	130,017.55	56,427,015.99	890,699.89	114,113,205.98
	01/12/2007	29/02/2008	23,740,303.21	31,993,581.75	315,709.66	62,823,801.02	445,432.09	119,318,827.73
	01/03/2008	31/05/2008	23,500,716.98	30,180,903.25	708,327.26	56,656,688.89	473,679.31	111,520,315.69
	01/06/2008	31/08/2008	22,912,032.94	30,042,844.86	485,428.85	60,030,729.52	121,365.35	113,592,401.52
	01/09/2008	30/11/2008	22,271,163.43	28,779,778.79	632,948.45	55,114,010.26	768,186.91	107,566,087.84
	01/12/2008	28/02/2009	23,091,854.07	25,192,523.42	715,470.44	60,866,508.84	423,562.79	110,289,919.56
	01/03/2009	31/05/2009	24,035,766.87	17,600,029.02	311,472.65	46,463,959.71	200,031.68	88,611,259.93
	01/06/2009	31/08/2009	24,182,545.90	14,835,004.06	359,735.37	42,159,191.12	147,273.07 146,727.99	81,683,749.52
	01/09/2009	30/11/2009 28/02/2010	23,801,416.70 23,401,377,61	12,935,003.89 11,962.492,14	347,711.07 1.005.545.05	29,868,040.21 28,943,038,64	146,727.99	67,098,899.86 65,473,131,58
	01/03/2010	31/05/2010	23,401,377.61	11,962,492.14	944,331.77	28,860,420.66	159,840.45	65,313,071.66
	01/06/2010	31/08/2010	23,028,029.42	10,680,591.29	1,067,329.38	26,462,574.81	150,797.89	61,389,322.79
	01/09/2010	30/11/2010	22,309,901.14	10,660,591.29	1,046,079.62	16,800,116.38	130,174.89	50,743,858.76
	01/12/2010	28/02/2011	21.914.075.46	10,467,666.76	1,240,392,23	21.195.539.57	126,426.93	54,724,678,70
	01/03/2011	31/05/2011	21,554,774.24	10.089.706.32	970.243.75	24,394,141.82	585,589,35	57,594,455,48
	01/06/2011	31/08/2011	20,893,674.64	10,304,290.65	1,558,051.26	16,883,749.73	- 180,231.98	49,459,534.30
	01/09/2011	30/11/2011	20,556,551.96	10,324,813.79	720,828.13	14,105,626.05	582,226.28	46,290,046.21
	01/12/2011	29/02/2012	20,173,722.69	9,718,773.82	827,757.13	11,095,876.52	- 155,994.42	41,660,135.74
	01/03/2012	31/05/2012	20,205,133.88	8,577,450.31	1,003,375.23	8,517,917.54	133,876.78	38,437,753.74
	01/06/2012	31/08/2012	20,038,482.74	7,555,105.83	756,821.33	5,382,052.84	- 62,828.76	33,669,633.98
	01/09/2012	30/11/2012	19,994,782.43	6,723,394.20	768,203.58	4,734,771.77	64,964.51	32,286,116.49
	01/12/2012	28/02/2013	20,222,516.55	6,281,517.56	739,604.36	5,011,264.58	97,246.10	32,352,149.15
	01/03/2013	31/05/2013	20,040,170.78	6,042,394.42	569,130.69	6,716,097.62	68,063.78	33,435,857.29
	01/06/2013	31/08/2013	19,551,733.07	5,733,582.65	1,264,224.99	3,986,721.88	75,725.54	30,611,988.13
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Cordusio RMBS - UCFin S.r.I. - Issuer Available Funds

	Euro		Euro
TOTAL ISSUER INTEREST AVAILABLE FUNDS	7,849,156.11	TOTAL ISSUER PRINCIPAL AVAILABLE FUNDS	27,061,185.74
(a) Interest Components related to the Mortgage Loans received by the Issuer	7,061,706.82	(a) All Principal Components related to the Mortgage Loans received by the Issuer	23,538,454.95
(b) Without duplication of (a) above Interest Components invested in Eligible Investments	-	(b) Without duplication of (a) above Principal Components invested in Eligible Investments	-
(c) All net interest amounts on the Accounts received by the Issuer	19,454.84	(c) Any principal Deficiency Ledger Amount calculated at the Calculation Date	3,522,720.69
(d) All amounts received from the Swap Counterparty by the Issuer	506,099.46	(d) Funds Provisioned for Amortisation (up to the First Amortisation Interest Payment Date)	10.10
(e) All amounts from any party to the Transaction Documents received by the Issuer	-	(e) Any proceeds deriving from the sale of Claims under the Transaction Documents (other than Defaulted Claims)	
(f) All the Revenue Eligible Investments Amounts received by the Issuer	-	(f) Any amount credited and/or retained on each IPD under items (xvi) and (xvii) of the	
 (g) All other amounts standing to credit of the Collection Account and the Payments Account (excuding any Principal Available Funds) 	-	Pre-Enforcement Interest Priority of Payment	-
(h) Cash Reserve Excess available after repayment of the Subordinated Loan		(g) Any other amount received from the Originator under the Warranty and Indeminty Agreement	-
 Amount withdrawn from the Cash Reserve if items (i) to (xiv) of the Pre-Enforcement Interest Priority of Payments are not paid 	261,894.99	(h) On the Calculation Date immediately preceding the Calculation Date after the Final Redemption Date, any amounts standing to the credit of the Expenses Account	-
(j) On the Calculation Date immediately preceding the Maturity Date, the amount standing to the credit of the Cash Reserve Account at such date			
	Euro		

TOTAL ISSUER AVAILABLE FUNDS

31,387,621.16

Cordusio RMBS - UCFin S.r.I. - PRIORITY OF PAYMENTS

PRE-ENFO	RCEMENT INTEREST PRIORITY OF PAYMENT	Euro	PRE-ENFORC	EMENT PRINCIPAL PRIORITY OF PAYMENT	Euro
	TOTAL ISSUER INTEREST AVAILABLE FUNDS	7,849,156.11		TOTAL ISSUER PRINCIPAL AVAILABLE FUNDS	27,061,185.74
First	Taxes due and payable by the Issuer (if Expenses Account is insufficient or if not paid by UCI)		First	All amounts under items (i) to (xii) (excluding items (vii) and (ix) and (xi)) of the	
Second	Issuer/RoN expenses a) Corporate fees, expenses of Issuer b) Fees, taxes, expenses to be costs due for the listing, deposit or ratings of the Notes c) Fees, expenses to be paid to the RoN	306,699.50	Second	Pre-Enforcement Interest Priority of Payments, to the extent not paid under the Pre-enforcement IPoP Class A1 Principal: (a) Up to the First Amoritisation Interest Payment Date to credit the Principal Account (b) Thereafter to pay Class A1 Principal	
	d) Amount necessary to replenish the Expenses Account up to Retention Amount	-	Third	Class A2 Principal	27,061,142.00
Third	Third Party Fees and Expenses: a) Paying Agent fees and expenses, and Listing Agent fees b) Agent Bank and Principal Paying Agent fees and expenses c) Operating Agent fees and expenses	1,250.00	Fourth	To pay interest on Class B Notes should a Class B trigger event occurred and the related payment has not been fully done under iterm (viii) of the IPoP	
	c) Computation Agent fees and expenses d) Services fees and expenses e) Corporate Servicer fees and expenses	28,412.50 547,886.74 32,385.93	Fifth	Class B Principal	
	Couponais Devenional ress and expenses Account Bank Ices and expenses Account Bank Ices and expenses Account Bank Ices and expenses Accustonain fees and expenses	2,500.00	Sixth	To pay interest on Class C Notes should a Class C trigger event occurred and the related payment has not been fully done under iterm (x) of the IPoP	
Fourth	Amounts due to the Swap Counterparty	2,365,887.02	Seventh	Class C Principal	-
Fifth	Instalment Premiums payable to the Originator	3,428.65	Eighth	To pay interest on Class D Notes should a Class D trigger event occurred and the related payment has not been fully done under iterm (xii) of the IPoP	
Sixth	Interest on Class A Notes Interest on Class A1 Notes		Nineth	Class D Principal	-
	Interest on Class A2 Notes	781,229.11	Tenth	Principal on the Subordinated Loan	
Seventh	Class A PDL reduction to zero	· · · ·	Eleventh	To pay interest on the Junior Notes should a Junior Notes trigger event and the related payment has not been fully done under iterm (xii) of the IPoP	
Eighth	Interest on Class B Notes if Class B Trigger Event has not occurred	94,391.66	Twelfth	Junior Notes Principal until the balance of the Junior Notes is € 30,000.00	
Ninth	Class B PDL reduction to zero		Thirteenth	Junior Notes Principal starting from the Final Redemption Date until the balance of the Junior Notes is zero	
Tenth	Interest on Class C Notes if Class C Trigger Event has not occurred	40,602.77	Fourteenth	Junior Notes Additional Remuneration	
Eleventh	Reduction of Class C PDL to zero				
Twelfth	Interest on Class D Notes if Class D Trigger Event has not occurred	119,317.33			
Thirteenth	Reduction of Class D PDL to zero	-			
Fourteenth	Reduction of Junior Notes PDL to zero	3,522,720.69			
Fifteenth	Cash Reserve Account replenishment till target amount (if any Rated Notes o/s)				
Sixteenth	Credit and/or retain the remainder of the Interest Available Funds to the Principal Account if Junior Notes Trigger Event has occurred (if any Rated Notes o/s)				
Seventeeth	Credit or retain an amount equal to the Principal Available Funds utilized under item (i) of the Pre-Enforcement Principal Priority of Payments				
Eighteenth	Any Swap termination payments	-			
Nineteenth	Any amounts due to: a) UCI under the terms of the Transfer Agreement b) the Servicer of any Servicer's Arbitration Advance under the Servicing Agreement	<u> </u>			
Twentieth	Interest on the Subordinated Loan	-			
Twenty-first	Principal on the Subordinated Loan	-			
Twenty-second	 a) in connection with a limited recourse loan under the terms of the Letter of Undertaking b) under the terms of the Warranty and Indemnity Agreement 	-			
Twenty-third	Other Issuer Creditor amounts	-			

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3,522,720.69

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Twenty-fourth Interest on the Junior Notes (other than in (xxiv) below)

Junior Notes Additional Interest Amount

Twenty-fifth

Interest amount available after the payment of interest on the Class D Notes

Cordusio RMBS - UCFin S.r.I. - PORTFOLIO PERFORMANCE

PDL at start	Amount debited to the PDL	Amount credited to the PDL	PDL at end
-			-
-			-
-	-	-	-
-	-	-	-
	3,522,720.69	3,522,720.69	-
	PDL at start - - - - -	· · · · · · · · · · · · · · · · · · ·	· · · · · · · · · · · · · · · · · · ·

ARREAR CLAIMS

Description	Number of Loans	Outstanding Amount	% over the Outstanding Portfolio Amount
from 0 to 29 days	348	18,293,907.08	1.83%
from 30 days to 59 days	161	10,568,243.26	1.06%
from 60 days to 89 days	97	5,788,163.83	0.58%
from 90 days to 119 days	70	4,135,609.70	0.41%
from 120 days to 149 days	55	3,563,491.58	0.36%
from 150 days to 179 days	57	3,645,411.40	0.36%
from 180 days to 209 days	35	1,962,950.66	0.20%
from 210 days to 239 days	39	2,975,474.39	0.30%
from 240 days to 269 days	25	1,776,408.24	0.18%
from 270 days to 299 days	27	1,985,372.65	0.20%
from 300 days to 329 days	17	978,469.61	0.10%
from 330 days to 359 days	7	494,098.03	0.05%
above 360 days		-	0.00%
Total	938	56,167,600.43	5.62%

Outstanding Amount of Claims in Arrears for more than Initial Portfolio Outstanding Amount (b) * > 90 Day Arrear Claims ratio (c) = (a)/(b) 90 days (a)

21,517,286.26 2,495,969,427.59

DEFAULTED CLAIMS

Cumulative Outstanding Amount of Defaulted Claims (a) *		Cumulative Defaulted Claims Ratio (c) = (a)/(b)
100,477,454.70	2,495,969,427.59	4.03%
Junior Notes Trigger Event if (c) >=6.5% NOT OCCURRED		
Class D Notes Trigger Event if (c) >=8% NOT OCCURRED		
Class C Notes Trigger Event if (c) >=10% NOT OCCURRED		
Class B Notes Trigger Event if (c) >=11.3% NOT OCCURRED		

* In the Servicing Report distributed by UniCredit S.p.A. (the "Servicer") for the Collection Period 1 March 2013 - 31 May 2013 the gross cumulative default figures decreased by an amount equal to Euro 102,683.49. In respect to the last Collection Period, the Servicer has verified that a limited number of positions had been erroneously classified as Defaulted Mortgage Loans in the preceding Collection Periods.

0.86%

Total	Prepayments during previous Collection Period	Portfolio Outstanding Amount at start of previous Collection Period	Annualised Prepayment rate during previous Collection Period	
	3,986,721.88	944,398,613.01	1.67%	5
	alised Weighted Average Prepayment Rate since the ning of the first Collection Period 7.82%			
SH RESERVE				
	ice at Start of Collection Period			Balance at end of Interest Payment Date
		of Payments	Priority of Payments	
Balan		of Payments	Priority of Payments	
Balan	14,098,598.32	of Payments	Priority of Payments	Balance at end of Interest Payment Date 13,836,703.
Balan	14,098,598.32 tt Amount	of Payments	Priority of Payments	
Balan Targe	14,098,598.32 tt Amount	of Payments	Priority of Payments	
Balan Targe Cash I	14,098,598.32 tt Amount 14,975,816.57	of Payments 261,894.99	Priority of Payments	
Balan Targe Cash < 50% PDLs :	14,098,598.32 t Amount 14,975,816.57 Reserve Release If: of Initial Outstanding Balance of Notes are equal to 0	of Payments 261,894.99 Check	Priority of Payments	
Balan Targe Cash < 50% PDLs: Cash	t Amount 14,098,598.32 14,975,816.57 Reserve Release If: 6 of Initial Outstanding Balance of Notes are equal to 0 Reserve not less than Target Cash Reserve Amount	of Payments 261,894,99 Check Yes	Priority of Payments	
Balan Targe Cash < 50% PDLs Cash Cash	14,098,598.32 t Amount 14,975,816.57 Reserve Release If: of Initial Outstanding Balance of Notes are equal to 0	of Payments 261,894.99 Check Yes Yes	Priority of Payments	

Cordusio RMBS - UCFin S.r.I. - CASH FLOW ALLOCATIONS

		Euro
	TOTAL ISSUER INTEREST AVAILABLE FUNDS	not applicable
First	Taxes due and payable by the Issuer (if Expenses Account is insufficient or if not paid by UBCasa)	not applicable
Second	Issuer/RoN expenses:	
	a) Corporate fees, expenses of Issuer	not applicable
	b) Fees, taxes, expenses and costs due for the listing, deposit or ratings of the Notes	not applicable
	c) Fees, expenses to be paid to the RoN	not applicable
Third	Third Party Fees and Expenses:	
	a) Paying Agent fees and expenses	not applicable
	b) Agent Bank fees and expenses	not applicable
	c) Computation Agent fees and expenses	not applicable
	d) Services fees and expenses	not applicable
	e) Corporate Servicer fees and expenses	not applicable
	 f) Corporate Services Provider fees and expenses 	not applicable
	g) Account Bank fees and expenses	not applicable
	h) Custodian fees and expenses	-
ourth	Amount due to the Swap Counterparty	not applicable
Fifth	Instalment Premiums payable to the Originator	not applicable
Sixth	Interest on Class A Notes:	
5.741	Interest on Class A1 Notes	not applicable
	Interest on Class A2 Notes	not applicable
Seventh	Class A Principal	
	Class A1 Principal	not applicable
	Class A12Principal	not applicable
Eighth	Interest on Class B Notes	not applicable
Ninth	Class B Principal	not applicable
Fenth	Interest on Class C Notes	not applicable
Eleventh	Class C Principal	not applicable
Fwelfth	Interest on Class D Notes	not applicable
Fhirteenth	Class D Principal	not applicable
Fourteenth	Any Swap termination payments	not applicable
Fifteenth	Any amounts due to the UBCasa	
moonar	a) in respect of the Originator's Claims under the Transfer Agreement	not applicable
	 b) in respect of the Servicer's Arbitration Advance under the Servicing Agreement 	not applicable
Sixteenth	Interest on the Subordinated Loan	not applicable
Seventeeth	Principal on the Subordinated Loan	not applicable
Eighteenth	Any amounts due to UBCasa:	not confirm the
	 a) in connection with a limited recourse loan under the Letter of Undertaking b) under the terms of the Warranty and Indemnity Agreement 	not applicable not applicable
	b) under the terms of the warranty and indemnity Agreement	not applicable
Vineteenth	Interest on the Junior Notes	not applicable
Fwentieth	Principal on the Junior Notes until the balance of the Junior Notes is € 30,000.00	not applicable
wenty-first	Junior Notes Additional Interest	not applicable

Cordusio RMBS - UCFin S.r.I. - PORTFOLIO DESCRIPTION

a.	Gene	eral Information about the Portfolio (a)	At the end of the current Collection Period	At the end of the previous Collection Period
	a.1	Number of Loans:	18,175	18,415
	a.2	Oustanding Portfolio Amount:	917,338,132	944,398,613
	a.3	Average Outstanding Potfolio Amount (1):	50,473	51,284
	a.4 Weighted Average Seasoning (months) (2):		121.54	118.72
	a.5	Weighted Average Current LTV (2):	48.49%	48.95%
	a.6	Weighted Average Remaining Term (months) (2):	170	172

			At the end of the curre	nt Collection Period		At the end of the previous Collection Period			
Ou	itstanding amount	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding
b.1	from 0 (included) to 10.000 (excluded) Euro	2,411	13.27%	13,294,209	1.45%	2,254	12.24%	13,393,605	1.42%
b.2	from 10.000 (included) to 25.000 (excluded) Euro	2,929	16.12%	50,268,915	5.48%	3,018	16.39%	51,448,375	5.45%
b.3	from 25.000 (included) to 50.000 (excluded) Euro	4,471	24.60%	167,580,695	18.27%	4,502	24.45%	168,043,707	17.79%
b.4	from 50.000 (included) to 75.000 (excluded) Euro	3,998	22.00%	247,205,585	26.95%	4,106	22.30%	253,655,019	26.86%
b.5	from 75.000 (included) to 100.000 (excluded) Euro	2,604	14.33%	224,926,824	24.52%	2,676	14.53%	231,393,768	24.50%
b.6	6 from 100.000 (included) to 150.000 (excluded) Euro	1,606	8.84%	186,471,118	20.33%	1,690	9.18%	196,594,151	20.82%
b.7	from 150.000 (included) to 200.000 (excluded) Euro	128	0.70%	21,274,663	2.32%	139	0.75%	23,074,091	2.44%
b.8	from 200.000 (included) to 300.000 (excluded) Euro	27	0.15%	6,013,739	0.66%	29	0.16%	6,490,696	0.69%
b.9	over 300.000 (included) Euro	1	0.01%	302,382	0.03%	1	0.01%	305,201	0.03%
b.1	IO Total	18,175	100.00%	917,338,132	100.00%	18,415	100.01%	944,398,613	100.00%

			At the end of the currer	nt Collection Period		At the end of the previous Collection Period			
c.	Portfolio Seasoning (3)	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding
	c.1 from 18 (included) to 24 (excluded) months	0	0.00%	-	0.00%	0	0.00%	-	0.00%
	c.2 from 24 (included) to 48 (excluded) months	0	0.00%	-	0.00%	0	0.00%	-	0.00%
	c.3 from 48 (included) to 72 (excluded) months	0	0.00%	-	0.00%	0	0.00%	-	0.00%
	c.4 from 72 (included) to 96 (excluded) months	0	0.00%	-	0.00%	0	0.00%	-	0.00%
	c.5 from 96 (included) to 108 (excluded) months	2,959	16.28%	227,924,195.05	24.85%	4,286	23.27%	326,981,128.95	34.62%
	c.6 from 108 (included) to 120 (excluded) months	4,128	22.71%	271,238,724.98	29.57%	3,617	19.64%	226,507,856.31	23.98%
	c.7 from 108 (included) to 120 (excluded) months	7,477	41.14%	354,733,427.33	38.67%	7,267	39.46%	333,506,688.14	35.31%
	c.8 from 150 (included) to 180 (excluded) months	3,611	19.87%	63,441,784.73	6.92%	3,245	17.62%	57,402,939.61	6.08%
	c.9 over 180 (included) months	0	0.00%	-	0.00%	0	0.00%	-	0.00%
	c.10 Total	18,175	100.00%	917,338,132	100.01%	18,415	99.99%	944,398,613	99.99%

_			At the end of the currer	nt Collection Period		At the end of the previous Collection Period			
d. 0	urrent LTV Ratio (4)	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding
C	.1 from 0% (included) to 10% (excluded)	2,392	13.16%	15,798,578.51	1.72%	2,184	11.86%	15,465,256.16	1.64%
c	.2 from 10% (included) to 20% (excluded)	2,172	11.95%	38,671,426.21	4.22%	2,292	12.45%	40,047,355.05	4.24%
c	.3 from 20% (included) to 30% (excluded)	2,083	11.46%	66,636,419.16	7.26%	2,072	11.25%	65,593,186.85	6.95%
c	.4 from 30% (included) to 40% (excluded)	2,503	13.77%	110,602,610.23	12.06%	2,551	13.85%	112,468,596.41	11.91%
c	.5 from 40% (included) to 50% (excluded)	2,956	16.26%	173,199,559.58	18.88%	2,870	15.59%	166,820,267.85	17.66%
c	.6 from 50% (included) to 60% (excluded)	3,684	20.27%	287,319,762.99	31.32%	3,817	20.73%	294,668,560.54	31.20%
c	.7 from 60% (included) to 70% (excluded)	2,384	13.12%	225,032,501.18	24.53%	2,628	14.27%	249,257,778.91	26.39%
c	.8 from 70% (included) to 80% (excluded)	1	0.01%	77,274.23	0.01%	1	0.01%	77,611.24	0.01%
c	.9 Total	18,175	100.00%	917,338,132	100.00%	18,415	100.01%	944,398,613	100.00%

		At the end of the curre	nt Collection Period		At the end of the previous Collection Period			
Remaining Term 👳	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding
e.1 from 0 (included) to 12 months (excluded)	1,056	5.81%	4,018,397.05	0.44%	682	3.70%	2,670,938.84	0.28%
e.2 from 12 (included) to 24 months (excluded)	1,185	6.52%	9,643,033.28	1.05%	1,329	7.22%	10,644,446.19	1.13%
e.3 from 24 (included) to 48 months (excluded)	1,939	10.67%	30,992,755.77	3.38%	2,037	11.06%	31,598,617.07	3.35%
e.4 from 48 (included) to 72 months (excluded)	1,356	7.46%	36,157,086.72	3.94%	1,417	7.69%	37,164,681.72	3.94%
e.5 from 72 (included) to 96 months (excluded)	1,742	9.58%	62,069,752.50	6.77%	1,770	9.61%	63,510,483.75	6.72%
e.6 from 96 (included) to 120 months (excluded)	1,992	10.96%	92,626,096.05	10.10%	1,970	10.70%	91,016,545.70	9.64%
e.7 from 120 (included) to 160 months (excluded)	2,012	11.07%	115,512,815.59	12.59%	2,036	11.06%	116,584,818.11	12.34%
e.8 from 160 (included) to 200 months (excluded)	3,726	20.50%	277,707,691.54	30.27%	3,747	20.35%	277,617,681.05	29.40%
e.9 over 200 (included) months	3,167	17.43%	288,610,503.59	31.46%	3,427	18.61%	313,590,400.58	33.21%
e.10 Total	18,175	100.00%	917,338,132.09	100.00%	18,415	100.00%	944,398,613.01	100.01%

			At the end of the curre	nt Collection Period			At the end of the previo	ous Collection Period	
f. B	y Region of Originating Branch ल	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding
f.1	Abruzzo	334	1.84%	14,038,940.94	1.53%	343	1.86%	14,601,663.81	1.55%
f.2	2 Basilicata	77	0.42%	2,248,251.15	0.25%	78	0.42%	2,313,731.22	0.24%
f.3	3 Calabria	239	1.31%	7,727,278.85	0.84%	242	1.31%	7,960,555.76	0.84%
f.4	4 Campania	1,446	7.96%	52,703,968.40	5.75%	1,471	7.99%	54,426,216.43	5.76%
f.5	5 Emilia - Romagna	873	4.80%	61,461,437.67	6.70%	875	4.75%	62,566,677.25	6.63%
f.e	6 Friuli-Venezia Giulia	137	0.75%	7,210,997.95	0.79%	137	0.74%	7,339,639.84	0.78%
f.7	7 Lazio	3,133	17.24%	161,173,686.49	17.57%	3,191	17.33%	166,545,912.49	17.64%
f.8	3 Liguria	308	1.69%	12,730,247.36	1.39%	313	1.70%	13,217,773.54	1.40%
f.9	Lombardia	5,191	28.57%	305,633,215.04	33.30%	5,242	28.47%	313,877,661.55	33.24%
f.1	10 Marche	66	0.36%	4,279,804.93	0.47%	67	0.36%	4,386,592.96	0.46%
f.1	11 Molise	53	0.29%	2,437,373.20	0.27%	53	0.29%	2,482,465.02	0.26%
f.1	2 Piemonte	3,102	17.07%	137,039,768.43	14.94%	3,146	17.08%	141,481,198.38	14.98%
f.1	13 Puglia	1,059	5.83%	36,733,671.74	4.00%	1,075	5.84%	38,116,068.35	4.04%
f.1	4 Sardegna	175	0.96%	8,720,686.11	0.95%	176	0.96%	8,912,032.73	0.94%
f.1	15 Sicilia	905	4.98%	39,323,812.37	4.29%	918	4.99%	40,687,342.52	4.31%
f.1	16 Toscana	110	0.61%	7,043,188.00	0.77%	115	0.62%	7,231,146.54	0.77%
f.1	17 Trentino - Alto Adige	44	0.24%	2,246,941.69	0.24%	45	0.24%	2,371,305.62	0.25%
f.1	18 Umbria	270	1.49%	14,095,274.48	1.54%	270	1.47%	14,353,295.13	1.52%
f.1	19 Valle d'Aosta	66	0.36%	2,566,813.45	0.28%	67	0.36%	2,677,696.06	0.28%
f.2	20 Veneto	587	3.23%	37,922,773.84	4.13%	591	3.21%	38,849,637.81	4.11%
f.4	4 Total	18,175	100.00%	917,338,132.09	100.00%	18,415	100.00%	944,398,613.01	100.00%

		At the end of the current Collection Period				At the end of the previous Collection Period			
g.	Payment Frequency	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding
	g.1 Monthly	18,175	100.00%	917,338,132.09	100.00%	18,415	100.00%	944,398,613.01	100.00%
	g.2 Quarterly	0	0.00%	-	0.00%	0	0.00%	-	0.00%
	g.3 Total	18,175	100.00%	917,338,132.09	100.00%	18,415	100.00%	944,398,613.01	100.00%

		At the end of the current Collection Period				At the end of the previous Collection Period				
h.	Payment Methodology	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	
	h.1 Direct Debit	13,547	74.54%	659,545,745.77	71.90%	13,724	74.53%	680,784,923.38	72.09%	
	h.2 R.I.D.	4,183	23.02%	228,887,008.60	24.95%	4,250	23.08%	235,106,485.30	24.89%	
	h.3 Cash	445	2.45%	28,905,377.72	3.15%	441	2.39%	28,507,204.33	3.02%	
	h.4 Other	0	0.00%	-	0.00%	0	0.00%	-	0.00%	
	h.5 Total	18,175	100.01%	917,338,132.09	100.00%	18,415	100.00%	944,398,613.01	100.00%	

		At the end of the current Collection Period				At the end of the previous Collection Period				
i.	Type of Interest	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	
	i.1 Fixed	4,293	23.62%	120,300,902.46	13.11%	4,382	23.80%	125,997,628.69	13.34%	
	i.2 Floating	11,159	61.40%	616,934,243.49	67.25%	11,283	61.27%	634,241,103.32	67.16%	
	i.3 Optional currently Fixed (9)	1,418	7.80%	90,028,256.55	9.81%	1,435	7.79%	92,463,690.71	9.79%	
	i.4 Optional currently Floating is	1,305	7.18%	90,074,729.59	9.82%	1,315	7.14%	91,696,190.29	9.71%	
	i.5 Total	18,175	100.00%	917,338,132.09	99.99%	18,415	100.00%	944,398,613.01	100.00%	

		At the end of the current Collection Period				At the end of the previous Collection Period				
I.	Interest Rate (Fixed and Optional currently Fixed) (6)	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	
	I.1 0% (included) - 3% (excluded)	1,177	6.48%	74,202,770.60	8.09%	1,151	6.25%	73,483,849.99	7.78%	
	I.2 3% (included) - 4% (excluded)	156	0.86%	10,891,236.79	1.19%	196	1.06%	13,806,721.86	1.46%	
	I.3 4% (included) - 5% (excluded)	107	0.59%	4,604,665.35	0.50%	132	0.72%	4,896,565.15	0.52%	
	I.4 5% (included) - 6% (excluded)	1,301	7.16%	33,882,338.31	3.69%	1,338	7.27%	35,805,476.11	3.79%	
	1.5 >=6%	2,970	16.34%	86,748,147.96	9.46%	3,000	16.29%	90,468,706.29	9.58%	
	I.6 Total	5,711	31.43%	210,329,159.01	22.93%	5,817	31.59%	218,461,319.40	23.13%	

_		At the end of the current Collection Period				At the end of the previous Collection Period				
m. 8	Spread (Floating and Optional currently Floating) ®	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	Number of Loans	% on Total Number of Loans Outstanding	Amount Outstanding	% on Total Amount Outstanding	
r	n.1 0% (included) - 1% (excluded)	2	0.01%	113,843.32	0.01%	1	0.01%	12,391.99	0.00%	
r	n.2 1% (included) - 1.25% (excluded)	4,244	23.35%	149,971,702.11	16.35%	4,310	23.40%	156,596,897.60	16.58%	
r	n.3 1.25% (included) - 1.5% (excluded)	5,045	27.76%	301,237,066.94	32.84%	5,088	27.63%	308,713,750.86	32.69%	
r	n.4 1.5% (included) - 1.75% (excluded)	2,947	16.21%	241,158,392.40	26.29%	2,969	16.12%	245,744,333.59	26.02%	
r	n.5 1.75% (included) - 2% (excluded)	145	0.80%	11,113,519.32	1.21%	147	0.80%	11,353,773.97	1.20%	
r	n.6 >=2%	81	0.45%	3,414,448.99	0.37%	83	0.45%	3,516,145.60	0.37%	
	n.7 Total	12,464	68.58%	707,008,973.08	77.07%	12,598	68.41%	725,937,293.61	76.86%	

(a) The information refers to the mortgages not classified as default as at the end of the collection period

(b) The information refers to the Region where the property is located should the loan been originated by UBCasa, or the location of the branch originating the loan otherwise

(1) Arithmetic average

(2) Weighted by the outstanding principal amount

(3) Calculated as the difference between the maturity date and the date representing the end of the collection period

(4) Calculated as ratio between the outstanding principal amount and the most recent apprisal/evaluation available

(5) Calculated as difference between the maturity and the servicing report date

(6) The nature of the optional loan (currently fixed or floating) is monitored as at the end of the collection period





