

**Issuer and rating**

Issuer:	Nordea Bank Finland
Owner:	Nordea Bank AB
Pool ID:	Nordea Bank Finland cover pool
Supervisory authority:	Finnish Financial Supervisory Authority
Reporting date:	Q2 2016

CRD compliant:	Yes
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Long Term Rating	S&P	Moody's	Fitch
Covered bond		Aaa	
Issuer	AA-	Aa3	AA-
Owner	AA-	Aa3	AA-

\*Negative outlook as of 20th November 2012

**Outstanding covered bonds**

Outstanding benchmark covered bonds						
ISIN	MEUR	Currency	Issue date	Maturity	Coupon	Fix/FRN
CH0123385772	116	CHF	2011-03-02	2021-03-02	2,38	Fixed
XS0591428445	1 000	EUR	2011-02-10	2021-02-10	4	Fixed
XS0672636262	1 500	EUR	2011-09-02	2016-09-02	2,38	Fixed
XS0731649660	2 250	EUR	2012-01-17	2017-07-17	2,38	Fixed
XS0778465228	1 500	EUR	2012-05-03	2019-05-03	2,25	Fixed
XS0803123859	150	EUR	2012-07-11	2016-07-11	3 m Euribor 0,3	Float
XS0874351728	1 250	EUR	2013-01-15	2020-01-15	1,38	Fixed
XS0965104978	1 500	EUR	2013-08-28	2018-08-28	1,38	Fixed
XS1014673849	1 500	EUR	2014-01-14	2019-01-14	1,25	Fixed
XS1132790442	1 000	EUR	2014-11-05	2024-11-05	1	Fixed
XS1204134909	1 000	EUR	2015-03-17	2020-06-17	0,13	Fixed
XS1204140971	1 000	EUR	2015-03-17	2027-03-17	0,63	Fixed
XS1308350237	1 250	EUR	2015-10-19	2022-10-19	0,63	Fixed

Non-benchmark bonds	2 066
Total of outstanding bonds	17 082
of which repos	

Bond redemptions (MEUR)	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026-	Sum
Total	1 883	2 309	1 710	3 120	2 413	1 382	1 369	116	1 148	134	1 499	17 082

**Cover pool**

Cover pool assets (MEUR)	Volume	%
Loans (up to LTV limit)	21 804	100%
Substitute assets	0	
Other	0	
Eligible assets (*)	21 804	
Other eligible assets	1 994	
Total assets	23 799	100

Cover pool items	
Number of loans	339 663
Number of clients	250 436
Number of properties	296 185
Average loan size (EUR)	64 194

\* calculated according to section 16 in MCBA

Volumes in stratification tables are presented as: LTV Distribution - whole loans. Other sections - Loans up to LTV limit / Total assets

Regional distribution, MEUR *	Volume	%
Aland Islands	135	1%
Central Finland	1 065	5%
Central Ostrobothnia	203	1%
Etela-Savo	381	2%
Ita-Uusimaa	369	2%
Kainuu	166	1%
Kanta-Hame	623	3%
Kymenlaakso	607	3%
Lapland	545	3%
North Karelia	351	2%
North Ostrobothnia	1 152	5%
Ostrobothnia	602	3%
Paijat-Hame	770	4%
Pirkanmaa	2 085	10%
Pohjois-Savo	616	3%
Satakunta	616	3%
South Karelia	312	1%
South Ostrobothnia	629	3%
Uusimaa	9 079	42%
Varsinais-Suomi	1 499	7%
Sum	21 804	100%

\* Public loans not included

Type of loan collateral (MEUR)	Volume	%
Single-family housing	10 245	47%
Flats	10 100	46%
Multi-family housing	1 238	6%
Commercial	0	0%
Forest & agricultural	0	0%
Public sector	221	1%
Sum	21 804	100%

Interest rate type on loans, MEUR	Volume	%
Floating	21 237	97%
Fixed	568	3%
Sum	21 804	

Repayments, MEUR	Volume	%
Amortizing	20 535	94%
Interest only *	1 270	6%
Sum	21 804	

\* Contract level, not customer level information

LTV distribution (unindexed)	<=10%	10-20%	20-30%	30-40%	40-50%	50-60%	60-70%	Eligible assets	>70% up to 100%	Total loans
Loan volume, MEUR	5 794	4 221	3 518	2 925	2 362	1 792	1 193	21 804	1 994	23 799
Percentage	24%	18%	15%	12%	10%	8%	5%	92%	8%	100%

Loan maturity MEUR	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Sum
Contractual amortizations	859	1 728	1 675	1 555	1 497	1 403	1 294	1 231	1 194	1 080	8 286	21 804
Percentage	4%	8%	8%	7%	7%	6%	6%	6%	6%	5%	38%	100%

Seasoning	0-12 M	12-24 M	24-36 M	36-60 M	> 60 M	Sum
Loan volume, MEUR	2 480	2 768	2 439	4 376	9 741	21 804
Percentage	11%	13%	11%	20%	45%	100%

Credit quality	31-60 d	60-90 d	>90 d	Sum
Past due				
Loan volume, MEUR	24	0	0	24
Percentage	0,11%	0,00%	0,00%	0,10%

Impaired Loans	
Impaired loans, %*	1,16%

\*Issuer's total housing loans portfolio

## Key ratios

Key ratios	
OC, accounting	26,8%
OC, nominal	27,6%
OC, NPV	26,2%
WALTV (indexed)	50,2%
WALTV total (indexed)	53,2%

Calculated according to:  
 Eligible assets, section 16 in Mortgage Credit Bank Act  
 Total assets, including loan balances up to 100% LTV limit  
 Eligible assets, section 16 in Mortgage Credit Bank Act  
 Eligible assets, section 16 in Mortgage Credit Bank Act  
 Total assets, including loan balances up to 100% LTV limit

Remaining average maturity (MCBA)		Years
Assets		8,4
Liabilities		3,9

Calculated according to:  
 Section 17 in Mortgage Credit Bank Act  
 Section 5.4.3 Finnish FSA regulation and guidelines 6/2012 Mortgage bank  
 authorisation procedure and risk management

Currency risk	Before hedges		Hedges		After hedges	
	Pool assets	Covered bonds	Pool assets	Covered bonds	Pool assets	Covered bonds
SEK	0	0	0	0	0	0
EUR	21 804	16 958	0	124	21 804	17 082
USD	0	8	0	-8	0	0
Other	0	116	0	-116	0	0
Sum	21 804	17 082	0	0	21 804	17 082

According to Section 13 of the MCBA, collateral entered in the register of covered bonds must be in the same currency as the covered bond.  
 This also applies to derivatives contracts concluded to hedge against risks relating to covered bonds and the assets placed as collateral for them.

Interest rate risk	Before hedges		Hedges		After hedges	
	Pool assets	Covered bonds	Pool assets	Covered bonds	Pool assets	Covered bonds
Floating	17 177	904	4 624	16 178	21 801	17 082
Fixed	3	16 178	0	-16 178	3	0
Capped floating	4 624	0	-4 624	0	0	0
Sum	21 804	17 082	0	0	21 804	17 082

Accrued interest cash flows, MEUR										
	1Y	2Y	3Y	4Y	5Y	6Y	7Y	8Y	9Y	10Y
Interest income	519	459	395	305	268	202	186	163	147	122
Interest expense	-312	-259	-203	-123	-102	-47	-46	-36	-34	-22
Net	207	200	192	182	166	154	140	127	113	101

Calculation method used:	Contractual maturities
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Calculated according to:  
 Section 17 in Mortgage Credit Bank Act  
 Section 5.4.4 Finnish FSA regulation and guidelines 6/2012 Mortgage bank authorisation procedure and risk management

## Key Concept's explanations

Further explanation if deemed necessary (Link)

### 1 Covered Bond

A bond collateralised by a mortgage-backed credit (mortgage loan) or a public-sector credit (public-sector loan) entered in the register of bonds.

### 2 Register of Bonds

A register kept by the issuer required by Act on Mortgage Credit Bank Operations, which may also be referred to as Covered Bond Act.

### 3 Cover Pool

Cover pool consists of the Mortgage-backed credits, Public sector credits and Supplementary collateral entered into the Register of Bonds as security for the Covered Bonds. A mortgage bank may have several pools for managing different conditions for different bond issues.

### 4 Mortgage-backed credits / Mortgage loan

A mortgage-backed credit can be

a) a housing loan: a loan/credit the collateral of which is a mortgage on mortgageable property for primarily residential purposes, shares in a housing company, comparable shares, participations and rights of occupancy, or collateral comparable to the aforementioned collateral, situated in another State belonging to the European Economic Area.

b) a commercial property credit: a credit/loan the collateral of which is a mortgage on mortgageable property for commercial or office purposes, or shares of a housing company or a real estate company entitling to occupancy of the commercial or office premises or collateral comparable to the aforementioned collateral, situated in another State belonging to the European Economic Area

### 5 Public sector credits

A credit which has been granted to the Finnish State, a Finnish municipality or other public-sector entity which may, be considered equivalent to the Finnish State or Finnish municipality or a credit which is fully collateralised by a guarantee of a public-sector entity or a claim on such entity.

### 6 Intermediary credit/loan

A credit/loan which has been granted by a mortgage credit bank to a deposit bank or credit entity. The debtor of the Intermediary Loan shall provide collateral in the form of Mortgage-backed credits and public-sector credits to be registered in the Register of Bonds as security for the Covered Bonds of the mortgage credit bank.

### 7 Supplementary Collateral

The following supplementary collateral may temporarily be used as collateral for a covered bond:

- 1) bonds and other debt obligations issued by a central government, a municipality or another public-sector entity or another credit institution than one belonging to the same consolidation group as the issuer;
- 2) a guarantee as for own debt granted by a public-sector organisation or credit institution referred to in paragraph 1;
- 3) a credit insurance given by an insurance company other than one belonging to the same group, referred to in the Act on Supervision of Finance and Insurance Groups (699/2004), with the issuer;
- 4) assets of the issuer deposited in the Bank of Finland or a deposit bank; if the issuer is a deposit bank the deposit may not be in a deposit bank belonging to the same consolidation group as the issuer.

Supplementary collateral may temporarily be used in situations where:

- 1) mortgage-backed credits or public-sector credits have not yet been granted or registered as collateral for the covered bond; or
- 2) the total amount of collateral is not otherwise sufficient

The amount of supplementary collateral shall not exceed 20 per cent of the total amount of all the collateral entered in the register of bonds, however in such a manner that receivables from credit institutions shall not exceed 15 per cent of the total amount of collateral. The Financial Supervisory Authority may, on application by the issuer, for a special reason, grant an exemption from the latter restriction for a set period.

### 8 Overcollateralisation

Overcollateralization is the ratio of eligible assets to issued bonds. The ratio may be expressed as notional or present value basis.

### 9 Guaranteed loans (if part of the cover pool)

Finnish mortgage-backed credits may have guarantees. Guarantees are in favor of the investor. The guarantees are not reported.

### 10 Non-Performing Loans

Exact definition ? Non performing loans are over 90 days past due date, impaired loans or in foreclosure.

### 11 Capped floating rate loans

A cover pool may have capped loans. These should normally be hedged not to expose mortgage credit bank to optionality risk.

### 12 Soft Bullets (Extendable maturity)

A covered bond may have an extendable maturity. This could be 5 years + 1 year extendable. Legal maturity would be then 6 years.

### 13 Supervision

The Financial Supervisory Authority supervises mortgage credit bank operations referred to in the Act on Mortgage Credit Bank Operations. The Financial Supervisory Authority has the right to issue regulations for risk management and internal control in respect of mortgage credit bank operations.

### 14 Total Amount of Collateral

The total amount of collateral of covered bonds shall take into account:

- 1) an amount not exceeding 70 per cent of the current value of the shares or real estate placed as collateral for each housing loan;
- 2) an amount not exceeding 60 per cent of the current value of the shares or real estate placed as collateral for each commercial property credit; and
- 3) public-sector credits and supplementary collaterals at book value.

Intermediary credits and credits entered in the register of bonds which must, in accordance with the regulations issued by the Financial Supervisory Authority, be booked as non-performing credit shall not be taken into account in the total amount of collateral.

The total amount of collateral of covered bonds shall continuously exceed the remaining combined capital of the covered bonds.

The net present value of the total amount of collateral of covered bonds shall continuously exceed by at least 2 per cent the total net present value of the payment liabilities resulting from the covered bonds.

Mortgage-backed credits and public-sector credits of the debtor of the intermediary credit entered in the register of bonds are taken into account in the total amount of collateral. When calculating the current value of mortgage-backed credits, payments are taken into account in the proportion in which they are taken into account in the total amount of collateral. Derivatives contracts, concluded to hedge against risks relating to covered bonds and the assets placed as collateral for them, entered into the register of bonds shall also be taken into account when determining the total amount of collateral. The Financial Supervisory Authority may issue further provisions on the calculation of the current value.

At least 90 per cent of the total amount of collateral shall be housing credits or public-sector credits or supplementary collateral unless otherwise provided for in the terms and conditions of a covered bond.

### 15 Loan-to-Value (LTV)

LTV is calculated  $([\text{Eligible loan balance}] + [\text{Higher Priority Pledge}]) / [\text{Property value}]$ . Property value may be indexed or non-indexed depending on the purpose. A more exact formula may be used:  $\text{LTV} = [\text{Remaining Notional}] / ([\text{Property Value}] - [\text{Share of Housing Company Loan}] + [\text{Cash Collateral}])$ . There may be an occasional cash collateral in situations like where the client is buying a new property.

### 16 Indexed Property Value

Current value of the properties cannot be observed. The indexed property value is used to calculate an estimate for the current value of the property. Indexing is performed at least quarterly.

### 17 Derivatives

Derivatives contracts may only be concluded in mortgage credit bank operations to hedge risks.

### 18 Currency Risk

Collateral for a covered bond, entered in the register of bonds must be in the same currency as the covered bond. The derivatives contracts concluded to hedge against risks relating to covered bonds and the assets placed as collateral for them shall also be taken into account.

### 19 Seasoning

Seasoning measures the time elapsed since the origination of the loan.

### 20 Regional Distribution

Finland is divided into regions. Finnish land register has a registration number, which determines the region of the property.

### 21 Repayments

Amortising loans have an agreed non-bullet principal payment schedule. Classification is based on the loan level information.

### 22 Remaining Average Maturity

Amortising loans have an agreed non-bullet principal payment schedule. Classification is based on the loan level information.

### 23 Accrued Interest Cash Flow

Accrued interest cash flow is calculated using current forward rate forecasts taking the effect of the derivatives into account.

### 24 Loan Maturity

Loan maturity list the contractual loan principal cash flows. Because of the floating rate annuities the interest rates have a minor effect to the contractual schedule.

### 25 Table Currency Risk

Table lists the notionals of the assets and liabilities together with the notionals of the derivatives contracts used to modify the currency risk to show the net notional currency exposure.

### 26 Table Interest Rate Risk

Table shows the use of interest rate derivatives contracts to modify the interest rate risk of the mortgage credit institution. The textual part may tell the effect of 1% upward interest rate shift to the present value across all the financial contracts of the mortgage credit institution.