

Banco Desio S.p.A.
Euro 3,000,000,000 Covered Bond Programme
unconditionally and irrevocably guaranteed as to payments
of interest and principal by
Desio OBG S.r.l.

ISSUER



Issuer's Investors Report

Issuer Investors Report Date

15/07/2022

Collection Period

01/04/2022

30/06/2022

Guarantor Payment Period

28/04/2022

27/07/2022

Part A: DESCRIPTION OF THE COVER POOL

1. Type of Assets

Type of Assets	Number of contracts	Outstanding Principal	%	O/W Accrued Interest
Residential Mortgage Loans	18.319	1.773.735.090,71	100%	1.527.249,42
Commercial Mortgage Loans	0	0,00	0%	0,00
Public Entity Receivables	0	0,00	0%	0,00
Public Entity Securities	0	0,00	0%	0,00
Top up Assets	0	0,00	0%	0,00
Total	18.319	1.773.735.090,71	100%	1.527.249,42

2. Outstanding Principal by Interest Rate

Interest Rate	Outstanding Principal	%
Floating	461.757.496,84	26,03%
Fixed	1.252.272.151,74	70,60%
Capped	59.705.442,13	3,37%
TOTAL	1.773.735.090,71	100,00%

3. Outstanding Principal by Currency

Currency	Outstanding Principal	%
Euro	1.773.735.090,71	100%
Other (to be specified)	0,00	0,00
TOTAL	1.773.735.090,71	100%

4. Unpaid Instalments by Age (delinquent)

	Number of contracts	Outstanding Principal	% on Tot. Outstanding Principal	Arrears	
				Principal	Interest
1) 0 - 30 days	18.275	1.769.837.740,31	99,78%	59.308,16	16.842,25
2) 31 - 60 days	29	2.361.179,37	0,13%	30.428,92	8.921,27
3) 61 - 90 days	11	1.172.126,74	0,07%	15.979,91	6.523,55
4) 91 - 120 days	3	262.603,14	0,01%	3.739,43	2.632,72
5) 121 - 180 days	1	101.441,15	0,01%	1.705,54	2.811,26
6) over 181 days	0	0,00	0,00%	0,00	0,00
Total	18.319	1.773.735.090,71	100,00%	111.161,96	37.731,05

Part A: DESCRIPTION OF THE COVER POOL

5. Outstanding Principal by Region (Borrowers)

Region	Outstanding Principal	Number of % on Total Outstanding Principal	Number of contracts
Piemonte	85.311.071,13	4,81%	946
Valle D Aosta	1.668.991,67	0,09%	14
Lombardia	738.521.753,63	41,64%	7.431
Trentino Alto Adige	2.741.237,93	0,15%	15
Veneto	82.282.436,40	4,64%	846
Friuli Venezia Giulia	440.183,57	0,02%	5
Liguria	62.197.733,96	3,51%	548
Emilia Romagna	79.760.159,67	4,50%	763
Toscana	128.369.262,42	7,24%	1.197
Umbria	249.819.237,11	14,08%	3.491
Marche	56.377.769,19	3,18%	571
Lazio	268.525.792,47	15,14%	2.286
Abruzzo	10.536.330,03	0,59%	142
Molise	0,00	0,00%	0
Campania	1.098.725,76	0,06%	8
Puglia	1.071.042,45	0,06%	9
Basilicata	0,00	0,00%	0
Calabria	117.407,86	0,01%	4
Sicilia	376.355,31	0,02%	8
Sardegna	4.519.600,15	0,25%	35
Total	1.773.735.090,71	100,00%	18.319

6. Outstanding Principal by Residual Life

Status	Residual Life								Total
	Indetermined	(0-1) months	(2-3) months	(4-6) months	(7-12) months	(2-5) years	(5 - 7) years	over 7 years	
Performing	59.308,16	11.876.205,94	20.685.645,88	31.027.910,53	62.151.913,12	481.228.932,81	219.634.909,43	942.719.284,94	1.769.384.110,81
Delinquent	45.283,48	24.737,02	40.671,59	59.987,34	119.866,05	949.333,03	442.353,01	1.773.399,50	3.455.631,02
Defaulted	6.570,32	9.671,57	13.504,37	19.805,92	42.520,63	300.863,88	103.184,73	399.227,46	895.348,88
Total	111.161,96	11.910.614,53	20.739.821,84	31.107.703,79	62.314.299,80	482.479.129,72	220.180.447,17	944.891.911,90	1.773.735.090,71

Part B: COVERED BOND

Euro

Notes	Isin	Before payment	Payments		After payments	Maturity Date
		Outstanding principal	Principal	Interest	Outstanding principal	
Series N. 1	IT0005277451	575.000.000,00			575.000.000,00	12/09/2024
Series N. 2	IT0005380446	500.000.000,00			500.000.000,00	24/07/2026
Series N. 3	IT0005433682	100.000.000,00			100.000.000,00	20/01/2031
		1.175.000.000,00	0,00	0,00	1.175.000.000,00	

Series N. 1- Fixed Rate
Series N. 2- Fixed Rate
Series N. 3- Fixed Rate

0,8750%
0,3750%
0,0000%

Euro

Notes	Notes Outstanding Amount	Spread	Interest Rate	Fixed Rate	Interest Period		Interest Payment Date	Days	Interest Accrued
Series N. 1	575.000.000,00			0,875%	12/09/2021	12/09/2022	12/09/2022	365	5.031.250,00
Series N. 2	500.000.000,00			0,375%	24/07/2021	24/07/2022	25/07/2022	365	1.875.000,00
Series N. 3	100.000.000,00			0,000%	18/01/2022	18/01/2023	18/01/2023	365	-
Total	1.175.000.000,00								6.906.250,00

Part C: SUBORDINATED LOAN

Subordinated Loan

Interest Period From	Granted Amount	Total Subordinated Loan Repayment	Total Subordinated Loan Outstanding	Total Base Interest Accrued on the SL
28/04/2022	2.177.235.348,61	654.000.000,00	1.523.235.348,61	1.925.200,23
18/05/2022	375.138.044,32	0,00	375.138.044,32	369.927,79

Sub Loan Outstanding Amount applicable Fixed Rate

0,500%

Sub Loan Outstanding Amount	Interest Period From	Interest Period To	Rate	Days	Base Interest
1.523.235.348,61	28/04/2022	27/07/2022	0,500%	91	1.925.200,23

Infra Period Sub Loan Amount	Interest Period From	Interest Period To	Rate	Days	Base Interest
375.138.044,32	18/05/2022	27/07/2022	0,500%	71	369.927,79

Issuer Investors Report Date: 15/07/2022

Part D-1: INTEREST RATE SWAP

SERIES 1 LIABILITY SWAP

Amount to be paid by the Guarantor to the Swap Provider	241.150,00	Amount to be paid by the Swap Provider to the Guarantor	2.625.000,00
Floating Rate Notional Amount	300.000.000,00	Fixed Amount Notional Amount	300.000.000,00
a1= Floating Rate (Euribor + Spread)	0,3180%	a1= Fixed Rate	0,8750%
Euribor 3M	-0,2820%		
Spread	0,6000%		
b1= Actual/360 Adjusted days	0,2528	b1= Actual/Actual (ICMA) days	1,00
Interest Payment Date	12/09/2022	Swap Counterparty Payment Date	12/09/2022

Part D-2: INTEREST RATE SWAP

SERIES 1 LIABILITY SWAP

Amount to be paid by the Guarantor to the Swap Provider	72.800,00	Amount to be paid by the Swap Provider to the Guarantor	750.000,00
Floating Rate Notional Amount	200.000.000,00	Fixed Amount Notional Amount	200.000.000,00
a1= Floating Rate (Euribor + Spread)	0,1440%	a1= Fixed Rate	0,3750%
Euribor 3M	-0,4630%		
Spread	0,6070%		
b1= Actual/360 Adjusted days	0,2528	b1= Actual/Actual (ICMA) days	1,00
Interest Payment Date	25/07/2022	Swap Counterparty Payment Date	25/07/2022