

FONDO DE TITULIZACIÓN PYMES MAGDALENA 10

QUARTERLY INVESTOR REPORT

Cash Settlement Date December 24, 2025

Payment data

Cash Settlement Date	December 24, 2025
Last Settlement Date	September 24, 2025
3 Months Euribor (%)	2,022%
Next Settlement Date	March 24, 2026

Portfolio Amortization

PRONA	532.901.844,10
Portfolio Amortization	67.931.931,60
C.P.R. (annual)	10,43%

Losses Information

(i) Cumulative Losses previous (Sep 2025)	3.086.318,05
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Initial Credit Protection Amount	3.836.760,56
Credit Protection Adjustment Amount (Workout)	(376.279,87)
Other Adjustment	(20.816,93)
Late Recovery Amount	0,00
(ii) Cumulative Losses (Dec 2025)	3.439.663,76

(iii)-(i) Period Losses	353.345,71
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Initial Verifiable Reference Obligations (Pending)	0,00
Final Verifiable Reference Obligations (Pending)	0,00

Aggregate Seller Payment	0,00
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Tranches

	Initial Balance		Previous Balance	Loss Allocation as of December 24, 2025	Amortisation Amount	Final Balance	Cummulative Losses
Senior tranche amount	1.061.399.997,10	91,5%	546.513.446,25	0,00	62.785.577,10	483.727.869,15	0,00
Protected tranche Amount A	87.000.000,00	7,5%	44.796.186,90	0,00	5.146.354,50	39.649.832,40	0,00
Threshold amount	11.600.000,00	1,0%	8.513.681,95	353.345,71	0,00	8.160.336,24	3.439.663,76
Total	1.159.999.997,10	100,0%	599.823.315,10	353.345,71	67.931.931,60	531.538.037,79	3.439.663,76

CLN information

	ISIN Code	Number of Bonds	Current Interest per Note	Current Interest per Tranche	Amortisation Amount per Note	Amortisation Amount per Tranche	WAL	Next Interest Rate	Next Interest per Note	Next Interest per Tranche
Protected tranche Amount A	ES0305805006	870	1.334,61	1.161.110,70	5.915,35	5.146.354,50	2,26	10,272%	1.170,35	1.018.204,50

WAL ⁽⁶⁾ Weighted average life based on Maturity Date

Subordination Event Information

	Threshold	Actual Data
(a) Cumulative Adjusted Credit Losses	2,00%	0,30%
(b) Detachment Point Protected Tranche	0,04250000	0,08599305
(c) Higher Risk PRONA (difference 35 bps)	0,00%	8,24%
(d) Cumulative Unmatured Losses	53.309.868,85	1.685.528,97

The fund does not meet any of the triggers with respect of subordination events.

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QUARTER CREDIT EVENT NOTICE INFORMATION				
Original RO ID Anon	Credit Event Type	Credit Event Date	Initial Credit Protection Amount	Auditor Verification
90630001-55X000M3IK	Restructuring	September 4, 2025	196,77	n/a
90630001-55X000M3WO	Restructuring	September 10, 2025	1.223,85	n/a
90630001-55X000M4KI	Restructuring	September 22, 2025	10.450,81	n/a
90630001-55X000M4KH	Restructuring	September 22, 2025	22.369,85	n/a
90630001-55X000M3GQ	Restructuring	September 23, 2025	9.695,01	n/a
90630001-55X000M18J	Failure to pay	September 2, 2025	40.798,15	n/a
90630001-55X000M1JU	Failure to pay	September 23, 2025	12.040,98	n/a
90630001-55X000M2OQ	Failure to pay	September 30, 2025	10.169,55	verified
90630001-55X000M4AS	Restructuring	September 19, 2025	5.272,65	n/a
90630001-55X000PBMV	Failure to pay	September 9, 2025	22.669,78	n/a
90630001-55X000M3UN	Restructuring	October 22, 2025	7.939,84	n/a
90630001-55X000M3SU	Failure to pay	October 3, 2025	15.833,47	n/a
90630001-55X000M323	Failure to pay	October 9, 2025	2.753,45	n/a
90630001-55X000M3YT	Failure to pay	October 21, 2025	1.808,23	n/a
90630001-55X000M4BQ	Failure to pay	October 23, 2025	13.594,01	n/a
90630001-55X000M32V	Failure to pay	November 7, 2025	721,42	n/a
90630001-55X000PBOS	Failure to pay	November 25, 2025	3.442,11	n/a

180.979,93

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QUARTER LOSS AMOUNT							
Original RO ID Anon	Credit Event Type	Credit Event Date	Initial Credit Protection Amount	Auditor Verification	Credit Protection Adjustment Amount	Cure Date	Worked out Date
90630001-55X000M3IK	Restructuring	September 4, 2025	196,77	n/a			
90630001-55X000M3WO	Restructuring	September 10, 2025	1.223,85	n/a			
90630001-55X000M4K0	Restructuring	September 22, 2025	10.450,81	n/a			
90630001-55X000M4KH	Restructuring	September 22, 2025	22.369,85	n/a			
90630001-55X000M3GQ	Restructuring	September 23, 2025	9.695,01	n/a			
90630001-55X000M18J	Failure to pay	September 2, 2025	40.798,15	n/a			
90630001-55X000M1JU	Failure to pay	September 23, 2025	12.040,98	n/a			
90630001-55X000M2OQ	Failure to pay	September 30, 2025	10.169,55	verified			
90630001-55X000MHAS	Restructuring	September 19, 2025	5.272,65	n/a			
90630001-55X000PBMV	Failure to pay	September 9, 2025	22.669,78	n/a			
90630001-55X000M3UN	Restructuring	October 22, 2025	7.939,84	n/a			
90630001-55X000M3SU	Failure to pay	October 3, 2025	15.833,47	n/a			
90630001-55X000M3Z3	Failure to pay	October 9, 2025	2.753,45	n/a			
90630001-55X000M3YT	Failure to pay	October 21, 2025	1.808,23	n/a			
90630001-55X000M4BQ	Failure to pay	October 23, 2025	13.594,01	n/a			
90630001-55X000M3ZV	Failure to pay	November 7, 2025	721,42	n/a			
90630001-55X000PPOS	Failure to pay	November 25, 2025	3.442,11	n/a			
90630001-55X000M1WR	Failure to pay	May 13, 2025		n/a	(10.545,79)		September 5, 2025
90630001-55Y0004DE	Failure to pay	July 7, 2025		n/a	(60.179,55)		August 1, 2025
90630001-55X000M3JN	Bankruptcy	March 7, 2025		n/a	598,03		November 18, 2025
90630001-55X000M3YL	Failure to pay	August 14, 2024		n/a	62.057,94		November 18, 2025
90630001-55X000M103	Failure to pay	January 3, 2025		n/a	3.949,60		November 18, 2025
90630001-55X000M2DD	Failure to pay	January 15, 2025		n/a	4.785,31		November 18, 2025
90630001-55X000M2K4	Failure to pay	March 11, 2025		n/a	8.144,44		November 18, 2025
90630001-55X000M3GH	Failure to pay	April 15, 2025		n/a	1.119,98		November 18, 2025
90630001-55X000M0QG	Failure to pay	May 30, 2025		n/a	7.803,01		November 18, 2025
90630001-55X000M3H2	Failure to pay	July 1, 2025		verified	1.288,44		November 27, 2025
90630001-55Y000312	Failure to pay	November 11, 2024		n/a	(164.372,37)		November 18, 2025
90630001-55Y0002H0	Failure to pay	October 16, 2024		n/a	167.042,40		November 18, 2025
90630001-55X000M4BQ	Failure to pay	October 23, 2025	-13.594,01	n/a		November 3, 2025	
			167.385,02			21.671,44	
			Total			189.057,36	