

Monthly Investor Report: September 2022**Issuance Details**

Issuance	Nominal Value	Maturity Date	Coupon Rate	Derivatives
2017-1	649.776.000	28.07.2023		
2017-3	536.280.000	16.10.2023		
2019-1	200.000.000	15.03.2024		

Issuer Details

Issuer	Akbank T.A.Ş
Issuer Country	Turkey
Investor Relations Web Site	http://www.akbank.com/en-us/investor-relations/Pages/default.aspx
Covered Bond Communiqué	https://www.cmb.gov.tr/SiteApps/Tebliğ/File/495

Rating Information

	Moody's	Fitch
Long - Term FX Bank Deposits	B2	B-
Long - Term TL Bank Deposits	B2	B
Covered Bond	Ba3	-

Program Information

Issuer	Akbank T.A.Ş
Rating Agency	Moody's
Listing Agent	
Cover Monitor	KPMG
Trustee	BONY
Fiscal Agent	BONY
Calculation Agent	BONY
Exchange Agent	
Transfer Agent	
Registrar	Clearstream

Overcollateralization Ratio

Legal Coverage Ratio	2%
Contractual	12,5%
Current	457,36%

Bond Legal Maturity

Less than 1 year	
1-2 years	
2-3 years	
3-4 years	
4-5 years	
5-10 years	649.776.000
5-10 years	536.280.000
5-10 years	200.000.000

Net Present Value Stress Test

	Mortgage Pool	Pool Substitute Assets	Cover Assets Total	Payment Covered Bond	Payments Total
Nominal	8.249.569.676	79.340.591	8.328.910.268	1.386.056.000	1.386.056.000
Cash Flows (12M)	1.259.345.855	2.414.929	1.261.760.784	187.575.761	187.575.761
PV	6.138.227.998	84.174.745	6.222.402.743	1.116.403.662	1.116.403.662
Stressed PV Up	5.898.034.468	84.174.745	5.982.209.213	1.086.412.195	1.086.412.195
Stressed PV Down	6.547.500.036	84.174.745	6.631.674.781	1.147.311.366	1.147.311.366
Currency UP PV	6.138.227.998	84.174.745	6.222.402.743	1.116.403.662	1.116.403.662
Currency Down PV	6.138.227.998	84.174.745	6.222.402.743	1.116.403.662	1.116.403.662
Substitue/Pool	0	84.174.745	6.222.402.743		
Overcollateralization	6.138.227.998	84.174.745	0		

Net Present Value Stress Test

	True Passed?	Test Result
Nominal	Yes	16,64%
Cash Flows (12M)	Yes	14,87%
PV	Yes	457,36%
Stressed PV Up	Yes	18,16%
Stressed PV Down	Yes	17,30%
Currency UP PV	Yes	17,94%
Currency Down PV	Yes	17,94%
Substitue/Pool	Yes	1,35%
Overcollateralization	Yes	7,54%

Residential Cover Pool Data

Period Start Date	01.09.2022
Period End Date	30.09.2022
Number of Mortgage Loans	57.717
Number of Eligible Mortgage Loans	57.717
Mortgage Loan Pool Size (TL)	8.231.618.563
Number of Borrower	56.966
Average Mortgage Loan Balance	142.620
Maximum Mortgage Loan Balance	26.408.340
Current Loan to Value Limit for Residential Mortgage Loans	75%
Current Loan to Value Limit for Commercial Mortgage Loans	50%
Weighted Average LTV Ratio	19%
Weighted Average Interest Rate	1,35%
Weighted Average Seasoning (months)	25
Weighted Average Term to Maturity (months)	75
Maximum Terms to Maturity (months)	117
Expected WAL of Cover Pool	
Expected WAL of outstanding Covered Bonds (years)	
Interest to be Received for 1 year	1.236.975.272
Principal to be Received for 1 year	1.350.404.399
Substitute Asset Balance	79.340.591
Substitute Assets in Cover Pool	1,35%

Cover Asset Characteristics

Residential Mortgage Loans	8.231.618.563
Government Bonds	79.340.591
Other Substitute Assets	
Cash	
Other Cover Assets	
Totals	8.310.959.155

Arrears and Defaulted Loans Outstanding

Arrears Breakdown	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>1 to <=5 day	1	0,00%	122.362	0,00%
>5 to <=10	1	0,00%	113.474	0,00%
>10 to <=15	1	0,00%	760.622	0,01%
>15 to <=30	0	0,00%	0	0,00%
>30 to <=59	0	0,00%	0	0,00%
>=60	0	0,00%	0	0,00%
Total	57.717	0,01%	8.231.618.563	0,01%

Current Loan Balance

Current Principal Balance	No of Contracts	% of Contracts	Outstanding	% of Outstanding
<10,000	4.436	8%	26.990.455	0%
>=10,000 <50,000	14.995	26%	429.559.031	5%
>=50,000 <100,000	12.928	22%	950.389.468	12%
>=100,000 <200,000	15.259	26%	2.196.134.948	27%
>=200,000 <300,000	5.560	10%	1.343.291.867	16%
>=300,000 <400,000	2.059	4%	710.462.510	9%
>=400,000 <500,000	824	1%	369.285.239	4%
>=500,000 <750,000	735	1%	444.335.941	5%
>=750,000 <1,000,000	317	1%	271.720.277	3%
>=1,000,000 <1,250,000	147	0%	164.551.652	2%
>=1,250,000 <1,500,000	104	0%	144.251.096	2%
>=1,500,000 <2,000,000	101	0%	177.998.366	2%
>=2,000,000	251	0%	1.002.597.713	12%
Total	57.717	100%	8.231.618.563	100%

Interest Rate Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Fixed	57.717	100%	8.231.618.563	100%
Floating	0	0%	0	0%
Other	0	0%	0	0%
Total	57.717	100%	8.231.618.563	100%

Current LTV

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>%100	0	0,00%	0	0,00%
>%80 <%100	0	0,00%	0	0,00%
>%75 <%80	0	0,00%	0	0,00%
>%70 <%75	24	0,04%	36.856.553	0,45%
>%65 <%70	73	0,13%	77.972.704	0,95%
>%60 <%65	63	0,11%	85.917.721	1,04%
>%55 <%60	98	0,17%	126.491.472	1,54%
>%50 <%55	112	0,19%	181.318.587	2,20%
>%45 <%50	137	0,24%	133.056.643	1,62%
>%40 <%45	156	0,27%	126.971.058	1,54%
>%35 <%40	357	0,62%	187.897.229	2,28%
<%35	56.697	98,23%	7.275.136.597	88,38%
Total	57.717	100,00%	8.231.618.563	100,00%

Seasoning

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>0 <=12	8.869	15,37%	2.998.701.768	36,43%
>12 <=18	8.642	14,97%	1.857.581.768	22,57%
>18 <=24	6.807	11,79%	1.187.016.039	14,42%
>24 <=30	7.395	12,81%	819.896.432	9,96%
>30 <=36	4.045	7,01%	477.293.798	5,80%
>36 <=42	120	0,21%	7.087.189	0,09%
>42 <=48	28	0,05%	801.441	0,01%
>48 <=54	263	0,46%	15.746.500	0,19%
>54 <=60	1.241	2,15%	93.483.652	1,14%
>60 <=66	1.501	2,60%	112.587.275	1,37%
>66 <=72	2.896	5,02%	185.023.892	2,25%
>72 <=78	2.381	4,13%	133.491.337	1,62%
>78 <=84	1.780	3,08%	80.758.546	0,98%
>84 <=90	2.090	3,62%	84.234.671	1,02%
>90 <=96	2.563	4,44%	82.083.651	1,00%
>96 <=102	1.427	2,47%	36.932.645	0,45%
>102 <=108	1.421	2,46%	24.026.563	0,29%
>108 <=114	2.871	4,97%	28.153.472	0,34%
>114 <=120	1.377	2,39%	6.717.923	0,08%
>120	0	0,00%	0	0,00%
Total	57.717	100,00%	8.231.618.563	100,00%

Year of Origination

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
2012	466	0,81%	1.774.372	0,02%
2013	5.435	9,42%	59.196.042	0,72%
2014	3.878	6,72%	111.533.050	1,35%
2015	4.956	8,59%	205.964.176	2,50%
2016	5.178	8,97%	308.705.820	3,75%
2017	5.063	8,77%	385.583.594	4,68%
2018	931	1,61%	75.213.199	0,91%
2019	3.318	5,75%	385.442.021	4,68%
2020	8.812	15,27%	1.408.167.299	17,11%
2021	18.205	31,54%	4.085.565.710	49,63%
2022	1.475	2,56%	1.204.473.279	14,63%
Total	57.717	100,00%	8.231.618.563	100,00%

Terms to Maturity

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>0 <=12	6.866	11,90%	127.853.969	1,55%
>12 <=18	3.211	5,56%	162.284.535	1,97%
>18 <=24	3.612	6,26%	245.032.959	2,98%
>24 <=30	4.366	7,56%	323.244.744	3,93%
>30 <=36	3.635	6,30%	349.251.396	4,24%
>36 <=42	3.838	6,65%	414.580.260	5,04%
>42 <=48	4.077	7,06%	536.292.746	6,52%
>48 <=54	4.146	7,18%	572.482.903	6,95%
>54 <=60	2.480	4,30%	571.092.537	6,94%
>60 <=66	2.208	3,83%	307.919.703	3,74%
>66 <=72	1.020	1,77%	194.306.277	2,36%
>72 <=78	771	1,34%	141.584.817	1,72%
>78 <=84	722	1,25%	142.184.712	1,73%
>84 <=90	2.935	5,09%	467.537.752	5,68%
>90 <=96	1.976	3,42%	363.275.949	4,41%
>96 <=102	4.090	7,09%	850.924.828	10,34%
>102 <=108	4.740	8,21%	1.237.889.542	15,04%
>108 <=114	2.546	4,41%	812.272.695	9,87%
>114 <=120	478	0,83%	411.606.239	5,00%
Total	57.717	100,00%	8.231.618.563	100,00%

Security Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
First Lien Mortgage	57.717	100%	8.231.618.563	100%
Non First Lien Mortgage	0	0%	0	0%
Total	57.717	100%	8.231.618.563	100%

Payment Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Principal and Interest	57.717	100%	8.231.618.563	100%
Interest Only	0	0%	0	0%
Total	57.717	100%	8.231.618.563	100%

Prepayment Option

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Loan with Prepayment Option	57.717	100%	8.231.618.563	100%
Loan without Prepayment Option	0	0%	0	0%
Total	57.717	100%	8.231.618.563	100%

Borrower Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Employed	40.817	71%	4.752.798.027	58%
Self Employed	7.185	12%	2.201.378.960	27%
Unemployed	0	0%	0	0%
Student	298	1%	69.610.815	1%
Retired	2.548	4%	317.973.661	4%
Other	6.803	12%	863.644.622	10%
Total	57.717	100%	8.231.618.563	100%

Occupancy Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Owner Occupied	45.379	79%	5.991.054.895	73%
Investment Purpose	11.381	20%	1.998.747.313	24%
Vacation	957	2%	241.816.355	3%
Total	57.717	100%	8.231.618.563	100%

City Concentration

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Top 1	16.041	27,79%	3.326.167.540	40,41%
Top 5	30.432	52,73%	5.427.845.525	65,94%
Top 10	39.761	68,89%	6.424.029.232	78,04%
Top 20	48.838	84,62%	7.421.187.883	90,15%
Top 30	52.842	91,55%	7.807.170.823	94,84%
Total	57.717	100,00%	8.231.618.563	100,00%

City

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Adana	1.581	2,74%	201.741.472	2,45%
Adiyaman	96	0,17%	9.620.329	0,12%
Afyonkarahisar	129	0,22%	11.053.865	0,13%
Ağrı	38	0,07%	3.880.570	0,05%
Amasya	176	0,30%	16.889.901	0,21%
Ankara	6.243	10,82%	736.771.338	8,95%
Antalya	2.341	4,06%	334.684.301	4,07%
Artvin	140	0,24%	10.847.209	0,13%
Aydın	1.027	1,78%	114.801.104	1,39%
Balıkesir	1.047	1,81%	114.362.474	1,39%
Bilecik	139	0,24%	10.995.415	0,13%
Bingöl	6	0,01%	248.093	0,00%
Bitlis	17	0,03%	1.271.779	0,02%
Bolu	86	0,15%	5.828.434	0,07%
Burdur	112	0,19%	9.271.855	0,11%
Bursa	1.670	2,89%	189.045.243	2,30%
Çanakkale	445	0,77%	46.102.948	0,56%
Çankiri	69	0,12%	6.867.319	0,08%
Çorum	349	0,60%	24.863.599	0,30%
Denizli	650	1,13%	72.138.786	0,88%
Diyarbakir	636	1,10%	78.055.479	0,95%
Edirne	361	0,63%	37.121.601	0,45%
Elazığ	111	0,19%	9.601.371	0,12%
Erzincan	45	0,08%	4.861.113	0,06%
Erzurum	112	0,19%	8.284.698	0,10%
Eskişehir	604	1,05%	62.995.502	0,77%
Gaziantep	1.058	1,83%	165.214.294	2,01%
Giresun	243	0,42%	19.949.128	0,24%
Gümüşhane	20	0,03%	2.092.582	0,03%
Hakkari	0	0,00%	0	0,00%
Hatay	551	0,95%	65.002.826	0,79%
Isparta	104	0,18%	10.668.354	0,13%
Mersin	1.871	3,24%	198.046.078	2,41%
Istanbul	16.041	27,79%	3.326.167.540	40,41%
Izmir	4.729	8,19%	704.523.203	8,56%
Kars	57	0,10%	6.395.941	0,08%
Kastamonu	159	0,28%	9.687.790	0,12%
Kayseri	724	1,25%	68.988.798	0,84%
Kırklareli	291	0,50%	23.136.529	0,28%
Kırşehir	81	0,14%	6.606.728	0,08%
Kocaeli	1.799	3,12%	178.344.645	2,17%
Konya	877	1,52%	75.362.162	0,92%
Kütahya	146	0,25%	12.641.255	0,15%
Malatya	192	0,33%	18.489.961	0,22%
Manisa	1.719	2,98%	171.809.030	2,09%
Kahramanmaraş	510	0,88%	48.480.377	0,59%
Mardin	58	0,10%	5.106.556	0,06%
Muğla	1.078	1,87%	325.699.142	3,96%
Muş	8	0,01%	477.441	0,01%
Nevşehir	81	0,14%	7.376.750	0,09%
Niğde	110	0,19%	9.609.932	0,12%
Ordu	300	0,52%	25.172.013	0,31%
Rize	139	0,24%	10.836.495	0,13%
Sakarya	558	0,97%	57.134.341	0,69%
Samsun	788	1,37%	71.423.697	0,87%
Siirt	29	0,05%	3.349.676	0,04%
Sinop	105	0,18%	9.141.239	0,11%
Sivas	127	0,22%	8.675.165	0,11%
Tekirdağ	2.408	4,17%	229.006.271	2,78%
Tokat	204	0,35%	18.433.284	0,22%
Trabzon	264	0,46%	24.257.999	0,29%
Tunceli	5	0,01%	683.858	0,01%
Şanlıurfa	322	0,56%	36.718.030	0,45%

Uşak	79	0,14%	7.410.928	0,09%
Van	71	0,12%	10.476.581	0,13%
Yozgat	123	0,21%	8.649.155	0,11%
Zonguldak	147	0,25%	10.418.226	0,13%
Aksaray	125	0,22%	11.761.709	0,14%
Bayburt	3	0,01%	55.012	0,00%
Karaman	137	0,24%	8.326.935	0,10%
Kirikkale	314	0,54%	23.058.091	0,28%
Batman	106	0,18%	15.207.094	0,18%
Şirnak	0	0,00%	0	0,00%
Bartın	41	0,07%	3.964.305	0,05%
Ardahan	27	0,05%	1.625.699	0,02%
İğdir	43	0,07%	3.580.874	0,04%
Yalova	168	0,29%	19.936.517	0,24%
Karabük	75	0,13%	5.748.557	0,07%
Kilis	24	0,04%	1.568.689	0,02%
Osmaniye	156	0,27%	15.182.853	0,18%
Düzce	92	0,16%	7.732.429	0,09%
Total	57.717	100,00%	8.231.618.563	100,00%