

Monthly Investor Report: November 2020**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	http://www.cmb.gov.tr/apps/teblig/displayteblig.aspx?id=495&ct=f&action=displayfile

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	201,86%

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	4.242.723.664	64.824.964	4.307.548.628	1.386.056.000	1.386.056.000
Cash Flows (12M)	456.520.237	1.973.110	458.493.347	187.575.761	187.575.761
PV	4.229.990.515	70.803.032	4.300.793.548	1.424.759.733	1.424.759.733
Stressed PV Up	3.995.485.314	65.561.753	4.061.047.067	1.327.521.290	1.327.521.290
Stressed PV Down	4.485.628.479	76.475.811	4.562.104.289	1.530.115.160	1.530.115.160
Currency UP PV	4.229.990.515	70.803.032	4.300.793.548	1.424.759.733	1.424.759.733
Currency Down PV	4.229.990.515	70.803.032	4.300.793.548	1.424.759.733	1.424.759.733
Substitutue/Pool	0	70.803.032	4.300.793.548		
Overcollataralization	4.229.990.515	70.803.032	0		

Net Present Value Stress Test

	True Passed?	Test Result
Nominal	Yes	32,18%
Cash Flows (12M)	Yes	40,91%
PV	Yes	201,86%
Stressed PV Up	Yes	32,69%
Stressed PV Down	Yes	33,54%
Currency UP PV	Yes	33,13%
Currency Down PV	Yes	33,13%
Substitutue/Pool	Yes	1,65%
Overcollataralization	Yes	4,97%

Residential Cover Pool Data

Period Start Date	01.11.2020
Period End Date	30.11.2020
Number of Mortgage Loans	54.783
Number of Eligible Mortgage Loans	54.783
Mortgage Loan Pool Size (TL)	4.242.745.209
Number of Borrower	54.145
Average Mortgage Loan Balance	77.446
Maximum Mortgage Loan Balance	10.830.847
Current Loan to Value Limit for Residential Mortgage Loans	75%
Current Loan to Value Limit for Commercial Mortgage Loans	50%
Weighted Average LTV Ratio	34%
Weighted Average Interest Rate	0,98%
Weighted Average Seasoning (months)	39
Weighted Average Term to Maturity (months)	67
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	453.206.270
Principal to be Received for 1 year	848.567.808
Substitute Asset Balance	64.824.964
Substitute Assets in Cover Pool	1,65%

Cover Asset Characteristics

Residential Mortgage Loans	4.242.745.209
Government Bonds	64.824.964
Other Substitute Assets	
Cash	
Other Cover Assets	
Totals	4.307.570.173

Arrears and Defaulted Loans Outstanding

Arrears Breakdown	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>1 to <=5 day	0	0,00%	0	0,00%
>5 to <=10	0	0,00%	0	0,00%
>10 to <=15	0	0,00%	0	0,00%
>15 to <=30	3	0,01%	384.412	0,01%
>30 to <=59	0	0,00%	0	0,00%
>=60	0	0,00%	0	0,00%
Total	54.783	0,01%	4.242.745.209	0,01%

Current Loan Balance

Current Principal Balance	No of Contracts	% of Contracts	Outstanding	% of Outstanding
<10,000	3.627	7%	21.663.914	1%
>=10,000 <50,000	22.559	41%	664.767.989	16%
>=50,000 <100,000	15.832	29%	1.137.251.717	27%
>=100,000 <200,000	9.714	18%	1.332.332.879	31%
>=200,000 <300,000	1.978	4%	474.421.468	11%
>=300,000 <400,000	533	1%	182.890.569	4%
>=400,000 <500,000	196	0%	87.079.597	2%
>=500,000 <750,000	177	0%	106.708.669	3%
>=750,000 <1,000,000	79	0%	67.116.578	2%
>=1,000,000 <1,250,000	25	0%	28.563.764	1%
>=1,250,000 <1,500,000	21	0%	29.047.503	1%
>=1,500,000 <2,000,000	21	0%	36.498.339	1%
>=2,000,000	20	0%	74.302.223	2%
Total	54.783	100%	4.242.745.209	100%

Interest Rate Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Fixed	54.783	100%	4.242.745.209	100%
Floating	0	0%	0	0%
Other	0	0%	0	0%
Total	54.783	100%	4.242.745.209	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	591	1,08%	143.172.012	3,37%
>%65 <%70	517	0,94%	126.578.117	2,98%
>%60 <%65	1.484	2,71%	286.713.582	6,76%
>%55 <%60	1.275	2,33%	235.595.370	5,55%
>%50 <%55	1.358	2,48%	241.805.007	5,70%
>%45 <%50	1.740	3,18%	277.679.427	6,54%
>%40 <%45	2.071	3,78%	292.884.946	6,90%
>%35 <%40	2.674	4,88%	339.333.195	8,00%
<%35	43.073	78,62%	2.298.983.552	54,19%
Total	54.783	100,00%	4.242.745.209	100,00%

Seasoning

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>0 <=12	15.443	28,19%	2.171.691.701	51,19%
>12 <=18	678	1,24%	76.169.118	1,80%
>18 <=24	99	0,18%	6.729.516	0,16%
>24 <=30	201	0,37%	13.410.238	0,32%
>30 <=36	1.397	2,55%	123.087.522	2,90%
>36 <=42	2.005	3,66%	173.320.075	4,09%
>42 <=48	4.722	8,62%	388.587.516	9,16%
>48 <=54	3.467	6,33%	230.934.273	5,44%
>54 <=60	2.976	5,43%	180.216.222	4,25%
>60 <=66	3.649	6,66%	212.956.485	5,02%
>66 <=72	3.041	5,55%	152.704.375	3,60%
>72 <=78	3.411	6,23%	159.181.415	3,75%
>78 <=84	1.727	3,15%	65.371.666	1,54%
>84 <=90	4.574	8,35%	135.472.818	3,19%
>90 <=96	5.282	9,64%	133.538.917	3,15%
>96 <=102	526	0,96%	10.139.761	0,24%
>102 <=108	118	0,22%	1.396.798	0,03%
>108 <=114	841	1,54%	5.363.923	0,13%
>114 <=120	626	1,14%	2.472.869	0,06%
>120	0	0,00%	0	0,00%
Total	54.783	100,00%	4.242.745.209	100,00%

Year of Origination

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
2011	2.009	3,67%	13.359.678	0,31%
2012	3.507	6,40%	73.951.524	1,74%
2013	8.471	15,46%	269.937.349	6,36%
2014	5.791	10,57%	267.888.319	6,31%
2015	7.739	14,13%	449.964.402	10,61%
2016	8.183	14,94%	579.867.503	13,67%
2017	7.308	13,34%	669.382.236	15,78%
2018	1.325	2,42%	137.598.763	3,24%
2019	4.387	8,01%	652.130.048	15,37%
2020	6.063	11,07%	1.128.665.388	26,60%
Total	54.783	100,00%	4.242.745.209	100,00%

Terms to Maturity

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
>0 <=12	5.102	9,31%	72.509.159	1,71%
>12 <=18	2.953	5,39%	95.222.896	2,24%
>18 <=24	3.294	6,01%	130.442.890	3,07%
>24 <=30	6.129	11,19%	253.159.541	5,97%
>30 <=36	4.516	8,24%	232.258.816	5,47%
>36 <=42	2.858	5,22%	192.006.333	4,53%
>42 <=48	3.960	7,23%	256.955.845	6,06%
>48 <=54	4.620	8,43%	388.920.807	9,17%
>54 <=60	3.765	6,87%	331.978.320	7,82%
>60 <=66	3.160	5,77%	289.791.083	6,83%
>66 <=72	2.405	4,39%	232.890.905	5,49%
>72 <=78	3.211	5,86%	353.257.898	8,33%
>78 <=84	1.887	3,44%	221.570.816	5,22%
>84 <=90	1.171	2,14%	153.313.834	3,61%
>90 <=96	215	0,39%	32.213.027	0,76%
>96 <=102	242	0,44%	35.910.963	0,85%
>102 <=108	829	1,51%	128.827.022	3,04%
>108 <=114	3.263	5,96%	584.640.295	13,78%
>114 <=120	1.203	2,20%	256.874.758	6,05%
Total	54.783	100,00%	4.242.745.209	100,00%

Security Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
First Lien Mortgage	54.783	100%	4.242.745.209	100%
Non First Lien Mortgage	0	0%	0	0%
Total	54.783	100%	4.242.745.209	100%

Payment Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Principal and Interest	54.783	100%	4.242.745.209	100%
Interest Only	0	0%	0	0%
Total	54.783	100%	4.242.745.209	100%

Prepayment Option

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Loan with Prepayment Option	54.783	100%	4.242.745.209	100%
Loan without Prepayment Option	0	0%	0	0%
Total	54.783	100%	4.242.745.209	100%

Borrower Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Employed	39.402	72%	2.709.872.144	64%
Self Employed	6.181	11%	835.327.566	20%
Unemployed	0	0%	0	0%
Student	329	1%	37.782.981	1%
Retired	2.314	4%	184.563.634	4%
Other	6.554	12%	474.170.058	11%
Total	54.783	100%	4.242.745.209	100%

Occupancy Type

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Owner Occupied	43.867	80%	3.156.440.519	74%
Investment Purpose	10.335	19%	1.023.696.700	24%
Vacation	581	1%	62.607.990	1%
Total	54.783	100%	4.242.745.209	100%

City Concentration

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Top 1	13.809	25,21%	1.527.360.980	36,00%
Top 5	28.636	52,27%	2.617.555.311	61,69%
Top 10	37.100	67,72%	3.182.629.020	75,01%
Top 20	45.720	83,46%	3.743.481.496	88,23%
Top 30	49.795	90,89%	3.970.886.737	93,59%
Total	54.783	100,00%	4.242.745.209	100,00%

City

	No of Contracts	% of Contracts	Outstanding	% of Outstanding
Adana	1.479	2,70%	130.276.782	3,07%
Adiyaman	66	0,12%	4.203.957	0,10%
Afyonkarahisar	122	0,22%	7.174.916	0,17%
Ađri	25	0,05%	1.594.494	0,04%
Amasya	142	0,26%	8.060.543	0,19%
Ankara	6.162	11,25%	433.453.864	10,22%
Antalya	2.170	3,96%	163.083.974	3,84%
Artvin	131	0,24%	7.735.722	0,18%
Aydin	969	1,77%	64.786.629	1,53%
Balikesir	1.094	2,00%	58.366.546	1,38%
Bilecik	145	0,26%	5.960.313	0,14%
Bingöl	9	0,02%	518.177	0,01%
Bitlis	14	0,03%	1.147.407	0,03%
Bolu	127	0,23%	4.933.472	0,12%
Burdur	112	0,20%	6.293.434	0,15%
Bursa	1.586	2,90%	98.826.625	2,33%
Çanakkale	403	0,74%	24.045.454	0,57%
Çankiri	50	0,09%	2.652.557	0,06%
Çorum	370	0,68%	16.641.818	0,39%
Denizli	607	1,11%	39.166.160	0,92%
Diyarbakir	557	1,02%	40.300.469	0,95%
Edirne	350	0,64%	17.682.465	0,42%
Elazığ	142	0,26%	8.240.957	0,19%
Erzincan	31	0,06%	1.446.215	0,03%
Erzurum	130	0,24%	7.277.395	0,17%
Eskişehir	607	1,11%	33.397.583	0,79%
Gaziantep	776	1,42%	74.112.399	1,75%
Giresun	260	0,47%	13.808.347	0,33%
Gümüşhane	13	0,02%	1.261.275	0,03%
Hakkari	0	0,00%	0	0,00%
Hatay	452	0,83%	35.996.827	0,85%
Isparta	138	0,25%	8.478.399	0,20%
Mersin	1.923	3,51%	124.705.712	2,94%
Istanbul	13.809	25,21%	1.527.360.980	36,00%
Izmir	5.016	9,16%	363.379.710	8,56%
Kars	45	0,08%	2.841.683	0,07%
Kastamonu	219	0,40%	10.149.292	0,24%
Kayseri	741	1,35%	45.516.149	1,07%
Kirklareli	294	0,54%	13.046.613	0,31%
Kirşehir	72	0,13%	4.189.461	0,10%
Kocaeli	1.728	3,15%	112.073.776	2,64%
Konya	969	1,77%	58.648.256	1,38%
Kütahya	136	0,25%	6.525.674	0,15%
Malatya	208	0,38%	12.748.622	0,30%
Manisa	1.640	2,99%	102.313.967	2,41%
Kahramanmaraş	508	0,93%	29.463.036	0,69%
Mardin	63	0,11%	3.479.837	0,08%
Muğla	924	1,69%	98.885.023	2,33%
Muş	8	0,01%	420.344	0,01%
Nevşehir	90	0,16%	4.444.960	0,10%
Niğde	117	0,21%	5.488.475	0,13%
Ordu	327	0,60%	17.499.297	0,41%
Rize	180	0,33%	9.806.219	0,23%
Sakarya	583	1,06%	31.187.924	0,74%
Samsun	869	1,59%	45.132.415	1,06%
Siirt	19	0,03%	1.361.810	0,03%
Sinop	123	0,22%	7.501.777	0,18%
Sivas	135	0,25%	7.635.859	0,18%
Tekirdağ	2.249	4,11%	127.095.230	3,00%
Tokat	203	0,37%	11.699.343	0,28%
Trabzon	325	0,59%	19.250.669	0,45%
Tunceli	0	0,00%	0	0,00%
Şanlıurfa	281	0,51%	19.542.560	0,46%

Uşak	74	0,14%	4.117.947	0,10%
Van	36	0,07%	3.358.469	0,08%
Yozgat	118	0,22%	5.032.967	0,12%
Zonguldak	184	0,34%	9.258.394	0,22%
Aksaray	104	0,19%	5.746.463	0,14%
Bayburt	12	0,02%	725.911	0,02%
Karaman	174	0,32%	8.394.978	0,20%
Kirikkale	321	0,59%	18.694.438	0,44%
Batman	73	0,13%	6.912.250	0,16%
Şirnak	0	0,00%	0	0,00%
Bartın	56	0,10%	2.525.723	0,06%
Ardahan	29	0,05%	1.686.411	0,04%
İğdir	55	0,10%	2.605.567	0,06%
Yalova	130	0,24%	9.235.998	0,22%
Karabük	95	0,17%	4.970.464	0,12%
Kilis	46	0,08%	2.381.304	0,06%
Osmaniye	135	0,25%	7.888.445	0,19%
Düzce	98	0,18%	4.889.633	0,12%
Total	54.783	100,00%	4.242.745.209	100,00%