Titularizadora COLOMBIANA

Bogotá, August 18, 2026

Mr.
ALEXANDER CAMPOS OSORIO
Deputy Superintendent for Issuers
Financial Superintendence of Colombia
City

Ref: 600-001 Titularizadora Colombiana S.A.
058 Material Information
50 Request/Submission
No Attachments

Dear Mr. Campos:

Pursuant to Article 5.2.4.3.1 of Decree 2555 of 2010, regarding the obligation to disclose material information, we hereby submit for your consideration the following information concerning the likelihood that the termination event applicable to the TIPS PESOS N-9 Issuance will occur on September 16, 2026:

1. Background of the TIPS PESOS N-9 Issuance

The securitization transaction that gave rise to the TIPS PESOS N-9 Issuance was carried out on September 16, 2014. Through this issuance, mortgage loans originated and serviced by Banco BCSC and Banco Davivienda S.A. were securitized. As of September 16, 2014, the issuance amounted to COP 502,675,400,000, represented by securities with the following characteristics:

Class	Series	Maturity Term (months)	Effective Annual Interest Rate	Payment Method	Series Amount (COP)
TIPS A	TIPS A 2024	120	6.45%	Monthly in arrears	441,899,800,000
TIPS B	TIPS B 2029	180	9.65%	Monthly in arrears	54,616,800,000
TIPS MZ	TIPS MZ 2029	180	11.00%	Monthly in arrears	3,676,200,000
TIPS C	TIPS C 2029	180	12.50%	Monthly in arrears	2,482,600,000

The TIPS PESOS N-9 Issuance Regulations provide that the issuance shall be terminated when the Total Principal Balance of the TIPS PESOS Securities is equal to zero (0).

(i) Material Information Event

Based on the collection and payment information for the TIPS PESOS N-9 Issuance available as of the date of this communication, as well as on the statistical projections regarding the cash flow performance of the mortgage loans comprising the underlying assets of the TIPS PESOS N-9 Issuance, prepared by Titularizadora Colombiana in its capacity as administrator of the securitization transaction, we hereby report that, under the expected performance scenario for the issuance, there is a high probability that the termination event will occur on September 16, 2026. For illustrative purposes, the projected security balances for the following months are set out below:

3. Projected Cash Flow

Date	TIPS A 2022	TIPS B 2027	TIPS MZ 2027	TIPS C 2027
08/16/2026	-	-	-	1,219,607,609
09/16/2026	-	-	-	832,821,346
10/16/2026	-	-	-	-

(ii) Current Status of the Underlying Assets of the TIPS PESOS N-9 Issuance

As of July 31, 2026, the underlying assets of the TIPS PESOS N-9 Issuance had the following characteristics:

Outstanding loan portfolio (COP millions)	$27,097
Weighted average interest rate	10.67%
LTV (loan-to-value ratio)	12.52%
Remaining term (months)	44
VIS portfolio	0.50%
Non-VIS portfolio	99.50%
Portfolio by credit rating	A 80.87% B 2.90% C 0.98% D 0.62% E 14.65%
Portfolio by delinquency range	Current (0 to 90 days): $22,371 Delinquent (more than 90 days): $4,726
REO	1 $47
Cash or Cash Equivalents	To be determined on the final liquidation date in accordance with the Distribution Ratio

We remain at your disposal to provide any additional information that may be required.

Yours sincerely,

RICARDO MOLANO LEÓN
Alternate Legal Representative

Prepared by: Laura Camila Farfán - Attorney, General Secretariat
Reviewed and Approved by: Bibiana Marcela Novoa Medina - Legal Coordinator for Issuance Administration