

# **Swan Trust Series 2011-1**

*March 31st 2015 - 30th April 2016*

## **Monthly Information Report**

**Portfolio:** Swan Trust Series 2011-1

**Monthly Information Report:** March 31st 2015 - 30th April 2016

Amounts denominated in currency of note class

**Monthly Payment date:** 19 May 2016

Bond report	Class A1 - AUD	Class A2- AUD	Class AB - AUD	Class B - AUD
ISIN Code	AU3FN0014387	AU3CB0185106	AU3FN0014395	AU3FN0014403
Interest rate *	1-M BBSW	FIXED (5 yrs)	1-M BBSW	undisclosed
% Spread per annum *	1.25		2.50	undisclosed
Fixed Note Coupon %		5.75		
Original Balance	365,000,000.00	100,000,000.00	25,500,000.00	9,500,000.00
Balance before Payment	6,914,061.63	100,000,000.00	8,109,009.98	9,500,000.00
Principal Redemption	2,256,441.79	0.00	371,641.53	0.00
Balance after Payment	4,657,619.85	100,000,000.00	7,737,368.44	9,500,000.00
Bond Factor before Payment	0.01894263	1.00000000	0.31800039	1.00000000
Bond Factor after Payment	0.01276060	1.00000000	0.30342621	1.00000000
Interest Payment	18,980.52	0.00	30,592.07	undisclosed

\* If on the First Optional Redemption Date, the relevant classes of Notes have not been redeemed in full, the applicable margins on the relevant Classes of Notes will reset.

Portfolio Information Reporting Period - AUD							
Month	Beginning of Mortgage Period	Repayments and prepayments	Repurchases	Redraws	Defaulted loans	Substitutions	End of Mortgage Period
Apr-16	124,523,072	-2,865,740	-611,751	849,407	0	0	121,894,988.29

Portfolio Information Cumulative (since Closing Date) - AUD							
Portfolio	Initial balance	Repayments and prepayments	Repurchases	Redraws	Defaulted loans	Substitutions	End of Mortgage Period
Mortgage loans	496,420,699	-405,540,764	-76,023,297	107,038,350	0	0	121,894,988.29

Portfolio: Swan Trust Series 2011-1

Monthly Information Report: March 31st 2015 - 30th April 2016

Monthly Calculation Period:	31/03/2016	to	30/04/2016
Monthly Determination Date:	12/05/2016		
Monthly Payment Date:	19/05/2016		30 days

Loan Portfolio Amounts

Apr-16

Outstanding principal	124,523,072
Scheduled Principal	442,597
Prepayments	2,423,142
Redraws	849,407
Defaulted Loans	-
Loans repurchased by the seller	611,751
<b>Total</b>	<b>121,894,988</b>

Gross cumulative realised losses (Net of Post-foreclosure proceeds)	-
Mortgage Insurance payments	-
Net cumulative realised losses	-

Monthly Cash Flows

<u>Investor Revenues</u>	
Finance Charge collections	484,851
Interest Rate Swap receivable amount	-
Any other non-Principal income	4,218
Principal draws	-
Liquidity Facility drawings	-
<b>Total Investor Revenues</b>	<b>489,068</b>
<u>Total Investor Revenues Priority of Payments:</u>	
Taxes **	-
Trustee Fees **	462
Servicing Fee **	31,728
Management Fee **	3,173
Custodian Fee **	-
Other Senior Expenses **	107
Interest Rate Swap payable amount **	44,859
Liquidity Facility fees and interest **	493
Repayment of Liquidity Facility drawings **	-
Class A1 Interest Amount **	18,981
Class A2 Interest Amount (allocation to swap)**	286,849
Redraw Notes Interest Amount	-
Class AB Interest Amount **	30,592
Reimbursing Principal draws	-
Payment of current period Defaulted Amount	-
Reinstate prior period unreimbursed Charge-Offs	-
reimbursement of Extraordinary Expense Reserve Draw	-
Subordinated Termination Payments	-
Reimbursement of Income Reserve	-
Excess Distributions to Income Unitholder	24,272
<b>Total of Interest Amount Payments</b>	<b>489,068</b>

\*\* Shortfall in these items can be met with Liquidity Facility drawings

Portfolio: Swan Trust Series 2011-1

Monthly Information Report: March 31st 2015 - 30th April 2016

<u>Principal Collections</u>	
Scheduled Principal repayments	442,597
Unscheduled Principal repayments	1,573,735
Repurchases of (Principal )	611,751
Reimbursement of Principal draws from Investor Revenues	-
Any other Principal income	-
<b>Total Principal Collections</b>	<b>2,628,083</b>
Total Principal Collections Priority of Payments:	
Principal Draw	-
Redraw Notes repayment	-
Class A1 Principal	2,256,442
Class A2 Principal	-
Class AB Principal	371,642
Class B Principal	-
<b>Total Principal Priority of Payments</b>	<b>2,628,083</b>

Additional Information

Liquidity Facility (364 days)	
Available amount	2,000,000
Liquidity Facility drawn amount	-
Interest due on drawn amount	-
Interest payment on drawn amount	-
Repayment of drawn amount	-

	Class A1 - AUD
Outstanding Balance beginning of the period	6,914,062
Outstanding Balance end of the period	4,657,620
Interest rate	1-M BBSW+1.25%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

Charge-off Analysis	Class A1 - AUD
Previous Balance	-
Charge-Off Additions	-
Charge-Off Removals	-
Final Balance	-

	Class A2- AUD
Outstanding Balance beginning of the period	100,000,000
Outstanding Balance end of the period	100,000,000
Interest rate	FIXED (5 yrs)+%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

Charge-off Analysis	Class A2- AUD
Previous Balance	-
Charge-Off Additions	-
Charge-Off Removals	-
Final Balance	-

	Class AB - AUD
Outstanding Balance beginning of the period	8,109,010
Outstanding Balance end of the period	7,737,368
Interest rate	1-M BBSW+2.5%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

**Portfolio: Swan Trust Series 2011-1**

**Monthly Information Report: March 31st 2015 - 30th April 2016**

Charge-off Analysis	Class AB - AUD
Previous Balance	-
Charge-Off Additions	-
Charge-Off Removals	-
Final Balance	-

	Class B - AUD
Outstanding Balance beginning of the period	9,500,000
Outstanding Balance end of the period	9,500,000
Interest rate	undisclosed
Rating (S&P/Fitch)	NR / NRsf

Charge-off Analysis	Class B - AUD
Previous Balance	-
Charge-Off Additions	-
Charge-Off Removals	-
Final Balance	-

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	30 April 2016
Number of Loans	2,091	758
Min (Interest Rate)	6.19%	3.95%
Max (Interest Rate)	8.64%	6.29%
Weighted Average (Interest Rate)	7.13%	5.03%
Weighted Average Seasoning (Months)	32.43	94.49
Weighted Average Maturity (Months)	326.96	264.31
Original Balance (AUD)	499,880,226	124,523,072
Outstanding Principal Balance (AUD)	499,880,226	121,894,988
Average Loan Size (AUD)	239,063	160,811
Maximum Loan Value (AUD)	980,232	730,000
Current Average Loan-to-Value	56.11%	35.53%
Current Weighted Average Loan-to-Value	61.14%	47.05%
Current Maximum Loan-to-Value	94.00%	93.00%

Counterparty Ratings/Trigger Events	
<u>Perfection of Title Events</u>	
Unremedied breach of representation or warranty by Seller	None
Event of default by Seller under Interest Rate Swaps	None
Servicer Default	None
Insolvency Event occurs in relation to Seller	None
Seller's long term credit rating downgraded below BBB by S&P or BBB by Fitch	AA-/AA-
<u>Collection Account (Commonwealth Bank of Australia)</u>	
Short-Term Rating (S&P/Fitch)	A-1+/F1+
Rating Requirement (S&P/Fitch)	A-1/F1
<u>Mortgage Insurance Provider (QBE Lender's Mortgage insurance)</u>	
Long-Term Rating (S&P/Fitch)	AA-/AA-
<u>Liquidity Facility Provider (Commonwealth Bank of Australia)</u>	
Short-Term Rating (S&P/Fitch)	A-1+/F1+
Rating Requirement (S&P/Fitch)	A-1/F1

## Portfolio: Swan Trust Series 2011-1

### Monthly Information Report: March 31st 2015 - 30th April 2016

#### Arrears Breakdown

Days in Arrears	Number of Loans in Arrears	Percentage of Number of Loans Outstanding (1) (%)	Principal Balance of Delinquent Loans	Percentage of Principal Outstand. of the Loans (1) (%)	Total Arrears amount(1)
31-60	1	0.13%	204,924.49	0.17%	2,818.54
61-90	0	0.00%	-	0.00%	-
91-120	0	0.00%	-	0.00%	-
121-150	1	0.13%	233,010.21	0.19%	8,295.55
151-180	0	0.00%	-	0.00%	-
>181	2	0.26%	507,373.07	0.42%	43,938.22
<b>Grand Total</b>	<b>4</b>	<b>0.53%</b>	<b>945,307.77</b>	<b>0.78%</b>	<b>55,052.31</b>

#### Default Statistics During Monthly Period

Defaulted Loans	Properties Foreclosed	Loss on Sale of Property	Claims Submitted to Insurer	Claims Paid by Insurer	Claims Denied by Insurer	Loss Covered by Excess Spread	Loss Charged off to Noted
1	1	-	-	-	-	-	-

#### Default Statistics Since Closing

Defaulted Loans	Properties Foreclosed	Loss on Sale of Property	Claims Submitted to Insurer	Claims Paid by Insurer	Claims Denied by Insurer	Loss Covered by Excess Spread	Loss Charged off to Noted
5	4	-	-	-	-	-	-

#### CPR Statistics

Annualised Prepayments (CPR)	Apr-16
	19.14%

Monthly Information Report: March 31st 2015 - 30th April 2016

Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<b>Total Variable</b>	731	96.44	-116,086,765.66	95.24	-158,805.42	46.90
<b>Fixed (Term Remaining)</b>						
<= 1 Year	11	1.45	-2,755,433.55	2.26	-250,493.96	51.45
>1 Year <=2 Years	6	0.79	-618,176.22	0.51	-103,029.37	29.58
>2 Year <=3 Years	8	1.06	-1,776,035.55	1.46	-222,004.44	51.06
>3 Year <=4 Years	1	0.13	-377,554.67	0.31	-377,554.67	60.00
>4 Year <=5 Years	1	0.13	-281,022.64	0.23	-281,022.64	60.00
>5 Years	0	0.00	0.00	0.00	0.00	0.00
<b>Total Fixed</b>	27	3.56	-5,808,222.63	4.76	-215,119.36	49.97
<b>Grand Total</b>	758	100.00	-121,894,988.29	100.00	-160,811.33	47.05

Loan to Value Ratio Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<b>LVR Tier</b>						
<=20%	219	28.89	-10,552,346.86	8.66	-48,184.23	13.49
> 20% <= 25%	51	6.73	-8,347,738.39	6.85	-163,681.14	22.79
> 25% <= 30%	60	7.92	-8,689,537.51	7.13	-144,825.63	28.03
> 30% <= 35%	40	5.28	-7,136,145.43	5.85	-178,403.64	33.16
> 35% <= 40%	63	8.31	-11,233,822.55	9.22	-178,314.64	38.23
> 40% <= 45%	52	6.86	-9,380,315.57	7.70	-180,390.68	43.18
> 45% <= 50%	51	6.73	-11,305,435.99	9.27	-221,675.22	48.18
> 50% <= 55%	50	6.60	-11,053,057.04	9.07	-221,061.14	53.19
> 55% <= 60%	32	4.22	-7,346,492.14	6.03	-229,577.88	58.19
> 60% <= 65%	48	6.33	-10,893,886.77	8.94	-226,955.97	63.09
> 65% <= 70%	44	5.80	-11,105,159.34	9.11	-252,389.98	67.90
> 70% <= 75%	46	6.07	-14,253,700.04	11.69	-309,863.04	72.65
> 75% <= 80%	1	0.13	-308,624.05	0.25	-308,624.05	77.00
> 80% <= 85%	0	0.00	0.00	0.00	0.00	0.00
> 85% <= 90%	0	0.00	0.00	0.00	0.00	0.00
> 90% <= 95%	1	0.13	-288,726.61	0.24	-288,726.61	93.00
> 95% <= 100%	0	0.00	0.00	0.00	0.00	0.00
> 100%	0	0.00	0.00	0.00	0.00	0.00
<b>Total</b>	758	100.00	-121,894,988.29	100.00	-160,811.33	47.05

Mortgage Insurer Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<b>Mortgage Insurer</b>						
PMI	2	0.26	-501,725.96	0.41	-250,862.98	49.01
PMI POOL	741	97.76	-118,957,328.62	97.59	-160,536.21	46.79
WLENDER	15	1.98	-2,435,933.71	2.00	-162,395.58	59.36
<b>Total</b>	758	100.00	-121,894,988.29	100.00	-160,811.33	47.05

Loan Maturity Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<b>Loan Maturity (year)</b>						
2016	1	0.13	76.70	0.00	76.70	30.00
2020	1	0.13	-7,276.57	0.01	-7,276.57	5.00
2021	2	0.26	-268,802.61	0.22	-134,401.30	28.38
2022	8	1.06	-277,258.93	0.23	-34,657.37	31.51
2023	4	0.53	-275,154.54	0.23	-68,788.63	23.51
2024	4	0.53	-240,323.82	0.20	-60,080.96	35.26
2025	17	2.24	-1,040,374.04	0.85	-61,198.47	44.38
2026	4	0.53	-364,663.00	0.30	-91,165.75	20.36
2027	5	0.66	-210,467.03	0.17	-42,093.41	12.12
2028	3	0.40	-270,548.06	0.22	-90,182.69	35.88
2029	6	0.79	-584,632.51	0.48	-97,438.75	43.23
2030	5	0.66	-549,190.34	0.45	-109,838.07	39.58
2031	13	1.72	-1,336,009.77	1.10	-102,769.98	45.74
2032	6	0.79	-1,062,746.66	0.87	-177,124.44	52.48
2033	11	1.45	-1,281,878.62	1.05	-116,534.42	35.33
2034	27	3.56	-4,475,780.18	3.67	-165,769.64	36.25
2035	34	4.49	-5,102,925.00	4.19	-150,086.03	44.84
2036	44	5.80	-8,191,202.77	6.72	-186,163.70	44.02
2037	45	5.94	-5,669,209.48	4.65	-125,982.43	41.46
2038	76	10.03	-11,688,647.29	9.59	-153,797.99	47.01
2039	364	48.02	-60,428,941.37	49.58	-166,013.58	46.38
2040	57	7.52	-14,166,035.55	11.62	-248,526.94	59.67
2041	18	2.37	-3,713,155.67	3.05	-206,286.43	56.58
2042	1	0.13	-248,896.99	0.20	-248,896.99	33.00
2044	2	0.26	-440,944.19	0.36	-220,472.10	59.33
<b>Total</b>	758	100.00	-121,894,988.29	100.00	-160,811.33	47.05

Loan Purpose Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<b>Loan Purpose</b>						
Purchase	534	70.45	-87,745,874.33	71.98	-164,318.12	48.53
Refinance	222	29.29	-34,110,117.31	27.98	-153,649.18	43.21
Renovation	2	0.26	-38,996.65	0.03	-19,498.33	59.32
<b>Total</b>	758	100.00	-121,894,988.29	100.00	-160,811.33	47.05

### Loan Seasoning Distribution

Loan Seasoning Distribution	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<= 3 Months	0	0.00	0.00	0.00	0.00	0.00
> 3 Months <= 6 Months	0	0.00	0.00	0.00	0.00	0.00
> 6 Months <= 9 Months	0	0.00	0.00	0.00	0.00	0.00
> 9 Months <= 12 Months	0	0.00	0.00	0.00	0.00	0.00
> 12 Months <= 18 Months	0	0.00	0.00	0.00	0.00	0.00
> 18 Months <= 24 Months	0	0.00	0.00	0.00	0.00	0.00
> 24 Months <= 36 Months	0	0.00	0.00	0.00	0.00	0.00
> 36 Months <= 48 Months	0	0.00	0.00	0.00	0.00	0.00
> 48 Months <= 60 Months	7	0.92	-1,493,216.83	1.23	-213,316.69	58.75
> 60 Months	751	99.08	-120,401,771.46	98.77	-160,321.93	46.90
<b>Total</b>	<b>758</b>	<b>100.00</b>	<b>-121,894,988.29</b>	<b>100.00</b>	<b>-160,811.33</b>	<b>47.05</b>

### Loan Size Distribution

Loan Size	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<= 50,000	167	22.03	-2,328,087.45	1.91	-13,940.64	11.07
>50,000 <= 100,000	109	14.38	-8,442,213.86	6.93	-77,451.50	26.95
>100,000 <= 150,000	99	13.06	-12,315,801.32	10.10	-124,402.03	38.59
>150,000 <= 200,000	125	16.49	-22,157,149.36	18.18	-177,257.19	44.29
>200,000 <= 250,000	108	14.25	-24,241,945.90	19.89	-224,462.46	50.50
>250,000 <= 300,000	62	8.18	-16,770,890.11	13.76	-270,498.23	51.62
>300,000 <= 350,000	34	4.49	-10,958,497.81	8.99	-322,308.76	54.67
>350,000 <= 400,000	19	2.51	-7,135,556.03	5.85	-375,555.58	54.37
>400,000 <= 450,000	14	1.85	-6,048,661.46	4.96	-432,047.25	47.81
>450,000 <= 500,000	8	1.06	-3,763,033.42	3.09	-470,379.18	42.73
>500,000 <= 550,000	5	0.66	-2,591,491.88	2.13	-518,298.38	61.95
>550,000	8	1.06	-5,141,659.69	4.22	-642,707.46	65.67
<b>Total</b>	<b>758</b>	<b>100.00</b>	<b>-121,894,988.29</b>	<b>100.00</b>	<b>-160,811.33</b>	<b>47.05</b>

### Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Owner Occupied	639	84.30	-99,864,873.16	81.93	-156,283.06	48.54
Investment	119	15.70	-22,030,115.13	18.07	-185,127.02	40.29
<b>Total</b>	<b>758</b>	<b>100.00</b>	<b>-121,894,988.29</b>	<b>100.00</b>	<b>-160,811.33</b>	<b>47.05</b>

### Property Type Distribution

Property Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Detached	583	76.91	-97,540,327.59	80.02	-167,307.59	46.05
Duplex	5	0.66	-1,074,899.12	0.88	-214,979.82	59.58
Unit	142	18.73	-19,074,722.30	15.65	-134,329.03	50.90
Semi Detached	25	3.30	-3,842,226.67	3.15	-153,689.07	49.21
Vacantland	3	0.40	-362,812.61	0.30	-120,937.54	52.55
<b>Total</b>	<b>758</b>	<b>100.00</b>	<b>-121,894,988.29</b>	<b>100.00</b>	<b>-160,811.33</b>	<b>47.05</b>

### Geographical Distribution - by State

State	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
WA	338	44.59	-53,309,584.53	43.73	-157,720.66	43.29
NSW	177	23.35	-30,746,769.58	25.22	-173,710.56	50.49
Victoria	134	17.68	-20,483,583.87	16.80	-152,862.57	48.69
Queensland	65	8.58	-11,591,879.76	9.51	-178,336.61	52.27
South Australia	32	4.22	-4,486,576.78	3.68	-140,205.52	49.46
ACT	7	0.92	-965,165.18	0.79	-137,880.74	34.82
Tasmania	4	0.53	-299,489.28	0.25	-74,872.32	52.39
Northern Territory	1	0.13	-11,939.31	0.01	-11,939.31	2.00
<b>Total</b>	<b>758</b>	<b>100.00</b>	<b>-121,894,988.29</b>	<b>100.00</b>	<b>-160,811.33</b>	<b>47.05</b>



## Article 122a of CRD4 retention of interest report for Swan Trust Series 2011-1

As at the Closing Date, Bankwest retained a randomly selected exposures equivalent to no less than 5% of the aggregate principal balance of the securitised in accordance with Article 122a paragraph (1) sub-paragraph (c). Each prospective investor that is required to comply with Article 122a of the CRD4 Rules (as implemented in each Member State of the European Economic Area) is required to independently assess and determine the sufficiency of the information described in this report and in the Information Memorandum generally for the purposes of complying with Article 122a and none of the Trustee, Bank of Western Australia Ltd and each other party to a Transaction Document makes any representation that the information described in this report or in the Information Memorandum is sufficient in all circumstances for such purposes. Prospective investors who are uncertain as to the requirements under Article 122a which apply to them in respect of their relevant jurisdiction, should seek guidance from their regulator.

	Initial Balance	Current Balance
Retained Interest	39,245,715.47	8,258,632.68

### Loan Portfolio Amounts

	Apr-16
Outstanding principal	9,018,284.02
Net Repayments	759,651.34
<b>Total</b>	<b>8,258,632.68</b>

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	Apr-16
Number of Loans	180	59
Min (Interest Rate)	6.19%	4.22%
Max (Interest Rate)	8.59%	5.97%
Weighted Average (Interest Rate)	7.16%	5.04%
Weighted Average Seasoning (Months)	47.11	102.40
Weighted Average Maturity (Months)	318.81	271.54
Original Balance (AUD)	39,245,715	9,018,284
Outstanding Principal Balance (AUD)	39,245,715	8,258,633
Average Loan Size (AUD)	218,032	139,977
Maximum Loan Value (AUD)	824,414	396,272
Current Average Loan-to-Value	55.22%	34.37%
Current Weighted Average Loan-to-Value	61.59%	50.03%
Current Maximum Loan-to-Value	94.00%	88.00%

### Monthly Information Report: March 31st 2015 - 30th April 2016

#### Arrears Breakdown

Days in Arrears	Number of Loans in Arrears	Percentage of Number of Loans Outstanding (1) (%)	Principal Balance of Delinquent Loans	Percentage of Principal Outstand. of the Loans (1) (%)	Total Arrears amount(1)
31-60	0	0.00%	-	0.00%	-
61-90	1	1.69%	366,855.36	4.44%	8,468.02
91-120	0	0.00%	-	0.00%	-
121-150	1	1.69%	215,286.70	-2.61%	7,076.40
151-180	0	0.00%	-	0.00%	-
>181	0	0.00%	-	0.00%	-
<b>Grand Total</b>	<b>2</b>	<b>3.39%</b>	<b>582,142.06</b>	<b>1.84%</b>	<b>15,544.42</b>

#### Default Statistics During Monthly Period

Defaulted Loans	Properties Foreclosed	Loss on Sale of Property	Claims Submitted to Insurer	Claims Paid by Insurer	Claims Denied by Insurer	Loss Covered by Excess Spread	Loss Charged off to Noted
-	-	-	-	-	-	-	-

#### Default Statistics Since Closing

Defaulted Loans	Properties Foreclosed	Loss on Sale of Property	Claims Submitted to Insurer	Claims Paid by Insurer	Claims Denied by Insurer	Loss Covered by Excess Spread	Loss Charged off to Noted
-	-	-	-	-	-	-	-

#### CPR Statistics

Annualised Prepayments (CPR)	Apr-16
	65.21%

Article 122a of CRD4 retention of interest report for Swan Trust Series 2011-1

Monthly Information Report: March 31st 2015 - 30th April 2016

Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<b>Total Variable</b>	59	100.00	-8,258,632.68	100.00	-139,976.83	50.03
<b>Fixed (Term Remaining)</b>						
<= 1 Year	0	0.00	0.00	0.00	0.00	0.00
>1 Year <=2 Years	0	0.00	0.00	0.00	0.00	0.00
>2 Year <=3 Years	0	0.00	0.00	0.00	0.00	0.00
>3 Year <=4 Years	0	0.00	0.00	0.00	0.00	0.00
>4 Year <=5 Years	0	0.00	0.00	0.00	0.00	0.00
>5 Years	0	0.00	0.00	0.00	0.00	0.00
<b>Total Fixed</b>	0	0.00	0.00	0.00	0.00	0.00
<b>Grand Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	21	35.59	-998,746.99	12.09	-47,559.38	11.76
> 20% <= 25%	6	10.17	-660,179.97	7.99	-110,029.99	24.01
> 25% <= 30%	4	6.78	-774,632.40	9.38	-193,658.10	27.29
> 30% <= 35%	4	6.78	-350,900.94	4.25	-87,725.24	32.78
> 35% <= 40%	2	3.39	-499,455.56	6.05	-249,727.78	39.17
> 40% <= 45%	1	1.69	-227,078.41	2.75	-227,078.41	45.00
> 45% <= 50%	1	1.69	-113,851.83	1.38	-113,851.83	46.00
> 50% <= 55%	5	8.47	-855,710.32	10.36	-171,142.06	52.68
> 55% <= 60%	2	3.39	-331,879.90	4.02	-165,939.95	59.65
> 60% <= 65%	3	5.08	-543,359.84	6.58	-181,119.95	64.35
> 65% <= 70%	2	3.39	-555,910.26	6.73	-277,955.13	69.00
> 70% <= 75%	5	8.47	-1,450,784.23	17.57	-290,156.85	72.53
> 75% <= 80%	1	1.69	-350,383.84	4.24	-350,383.84	78.00
> 80% <= 85%	1	1.69	-166,933.18	2.02	-166,933.18	83.00
> 85% <= 90%	1	1.69	-378,825.01	4.59	-378,825.01	88.00
> 90% <= 95%	0	0.00	0.00	0.00	0.00	0.00
> 95% <= 100%	0	0.00	0.00	0.00	0.00	0.00
> 100%	0	0.00	0.00	0.00	0.00	0.00
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
MGICA	9	15.25	-2,007,440.70	24.31	-223,048.97	74.38
NONE	43	72.88	-5,569,485.63	67.44	-129,522.92	41.22
PMI	2	3.39	-119,042.11	1.44	-59,521.06	18.79
WLENDER	5	8.47	-562,664.24	6.81	-112,532.85	57.02
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2022	1	1.69	-50,361.08	0.61	-50,361.08	8.00
2026	1	1.69	123.32	0.00	123.32	0.00
2029	1	1.69	-19,744.57	0.24	-19,744.57	4.00
2031	1	1.69	-115.05	0.00	-115.05	0.00
2032	2	3.39	-19,620.40	0.24	-9,810.20	2.51
2033	1	1.69	-114,896.24	1.39	-114,896.24	29.00
2034	3	5.08	-339,656.39	4.11	-113,218.80	22.62
2035	5	8.47	-553,928.11	6.71	-110,785.62	55.54
2036	4	6.78	-503,614.35	6.10	-125,903.59	39.08
2037	9	15.25	-1,095,970.93	13.27	-121,774.55	41.45
2038	4	6.78	-551,768.91	6.68	-137,942.23	24.84
2039	13	22.03	-2,253,763.52	27.29	-173,366.42	48.46
2040	7	11.86	-1,413,465.17	17.12	-201,923.60	62.91
2041	7	11.86	-1,341,851.28	16.25	-191,693.04	70.01
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

### Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Purchase	49	83.05	-7,519,594.40	91.05	-153,461.11	52.46
Refinance	10	16.95	-739,038.28	8.95	-73,903.83	25.31
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

### Loan Seasoning Distribution

Loan Seasoning	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<= 3 Months	0	0.00	0.00	0.00	0.00	0.00
> 3 Months <= 6 Months	0	0.00	0.00	0.00	0.00	0.00
> 6 Months <= 9 Months	0	0.00	0.00	0.00	0.00	0.00
> 9 Months <= 12 Months	0	0.00	0.00	0.00	0.00	0.00
> 12 Months <= 18 Months	0	0.00	0.00	0.00	0.00	0.00
> 18 Months <= 24 Months	0	0.00	0.00	0.00	0.00	0.00
> 24 Months <= 36 Months	0	0.00	0.00	0.00	0.00	0.00
> 36 Months <= 48 Months	0	0.00	0.00	0.00	0.00	0.00
> 48 Months <= 60 Months	7	11.86	-1,341,851.28	16.25	-191,693.04	70.01
> 60 Months	52	88.14	-6,916,781.40	83.75	-133,015.03	46.16
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

### Loan Size Distribution

Loan Size	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<= 50,000	15	25.42	-257,866.21	3.12	-17,191.08	17.51
>50,000 <= 100,000	12	20.34	-912,024.82	11.04	-76,002.07	24.88
>100,000 <= 150,000	7	11.86	-879,723.86	10.65	-125,674.84	38.50
>150,000 <= 200,000	7	11.86	-1,202,230.63	14.56	-171,747.23	40.19
>200,000 <= 250,000	8	13.56	-1,713,639.42	20.75	-214,204.93	50.64
>250,000 <= 300,000	4	6.78	-1,134,293.77	13.73	-283,573.44	62.27
>300,000 <= 350,000	2	3.39	-666,517.52	8.07	-333,258.76	49.45
>350,000 <= 400,000	4	6.78	-1,492,336.45	18.07	-373,084.11	76.02
>400,000 <= 450,000	0	0.00	0.00	0.00	0.00	0.00
>450,000 <= 500,000	0	0.00	0.00	0.00	0.00	0.00
>500,000 <= 550,000	0	0.00	0.00	0.00	0.00	0.00
>550,000	0	0.00	0.00	0.00	0.00	0.00
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

### Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Owner Occupied	54	91.53	-7,507,423.44	90.90	-139,026.36	50.92
Investment	5	8.47	-751,209.24	9.10	-150,241.85	41.18
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

### Property Type Distribution

Property Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Detached	48	81.36	-6,432,384.72	77.89	-134,008.01	46.04
Duplex	0	0.00	0.00	0.00	0.00	0.00
Unit	10	16.95	-1,740,600.11	21.08	-174,060.01	65.52
Semi Detached	1	1.69	-85,647.85	1.04	-85,647.85	35.00
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

### Geographical Distribution - by State

State	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
WA	35	59.32	-4,149,659.68	50.25	-118,561.71	40.36
NSW	11	18.64	-1,501,145.29	18.18	-136,467.75	59.57
Queensland	6	10.17	-1,420,971.62	17.21	-236,828.60	61.20
Victoria	6	10.17	-1,115,462.22	13.51	-185,910.37	60.08
South Australia	1	1.69	-71,393.87	0.86	-71,393.87	32.00
Tasmania	0	0.00	0.00	0.00	0.00	0.00
ACT	0	0.00	0.00	0.00	0.00	0.00
Northern Territory	0	0.00	0.00	0.00	0.00	0.00
<b>Total</b>	<b>59</b>	<b>100.00</b>	<b>-8,258,632.68</b>	<b>100.00</b>	<b>-139,976.83</b>	<b>50.03</b>

## Portfolio: Swan Trust Series 2011-1

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### Transaction parties

#### **Issuer**

Perpetual Trustee Company Limited  
Level 12 Angel Place  
123 Pitt Street  
Sydney NSW 2000

#### **Security Trustee**

P.T. Limited  
Level 12 Angel Place  
123 Pitt Street  
Sydney NSW 2000

#### **Seller and Servicer**

Bank of Western Australia Ltd  
Level 34, BankWest Tower  
108 St Georges Terrace  
Perth WA 6000

#### **Trust Manager**

Securitisation Advisory Services Pty Limited  
Ground Floor Tower 1  
201 Sussex Street  
Sydney NSW 2000

#### **Monthly Information Report**

Commonwealth Bank of Australia  
Ground Floor Darling Park Tower 1  
201 Sussex Street  
Sydney NSW 2000

#### **Arranger and Joint Lead Managers**

Commonwealth Bank of Australia  
Ground Floor Darling Park Tower 1  
201 Sussex Street  
Sydney NSW 2000

#### **Co-Manager**

Macquarie Bank Limited  
1 Martin Place  
Sydney NSW 2000

#### **Legal Advisers to Bank of Western Australia Ltd and Commonwealth Bank of Australia**

Mallesons Stephen Jaques  
Level 61 Governor Phillip Tower  
1 Farrer Place  
Sydney NSW 2000