

Swan Trust Series 2011-1

December 1st 2013 - December 30th 2013

Monthly Information Report

Portfolio: Swan Trust Series 2011-1

Monthly Information Report: December 1st 2013 - December 30th 2013

Amounts denominated in currency of note class

Monthly Payment date: 20 January 2014

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	112,504,403.23	100,000,000.00	25,500,000.00	9,500,000.00
Principal Redemption	4,224,616.77	0.00	695,804.82	0.00
Balance after Payment	108,279,786.46	100,000,000.00	24,804,195.18	9,500,000.00
Bond Factor before Payment	0.30823124	1.00000000	1.00000000	1.00000000
Bond Factor after Payment	0.29665695	1.00000000	0.97271354	1.00000000
Interest Payment	381,220.40	0.00	114,351.78	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
Dec-13	247,504,403	-5,776,192	-953,407	1,809,178	0	0	242,583,981.64

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	-263,189,357	-55,072,952	64,425,591	0	0	242,583,981.64

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Monthly Calculation Period:	1/12/2013	to	30/12/2013
Monthly Determination Date:	13/01/2014		
Monthly Payment Date:	20/01/2014		32 days

Loan Portfolio Amounts

Dec-13

Outstanding principal	247,504,403
Scheduled Principal	1,026,543
Prepayments	4,749,648.86
Redraws	1,809,178
Defaulted Loans	-
Loans repurchased by the seller	953,407
Total	242,583,982

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	1,118,058
Interest Rate Swap receivable amount	0
Any other non-Principal income	8,362
Principal draws	0
Liquidity Facility drawings	0
Total Investor Revenues	1,126,420
<u>Total Investor Revenues Priority of Payments:</u>	
Taxes **	-
Trustee Fees **	783
Servicing Fee **	61,028
Management Fee **	6,103
Custodian Fee **	-
Other Senior Expenses **	74
Interest Rate Swap payable amount **	75,985
Liquidity Facility fees and interest **	2,192
Repayment of Liquidity Facility drawings **	-
Class A1 Interest Amount **	381,220
Class A2 Interest Amount (allocation to swap)**	353,470
Redraw Notes Interest Amount	-
Class AB Interest Amount **	114,352
Reimbursing Principal draws	0
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	76,118
Total of Interest Amount Payments	1,126,420

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

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<u>Principal Collections</u>	
Scheduled Principal repayments	1,026,543
Unscheduled Principal repayments	2,940,471
Repurchases of (Principal)	953,407
Reimbursement of Principal draws from Investor Revenues	-
Any other Principal income	-
Total Principal Collections	4,920,422
Total Principal Collections Priority of Payments:	
Principal Draw	-
Redraw Notes repayment	-
Class A1 Principal	4,224,617
Class A2 Principal	-
Class AB Principal	695,805
Class B Principal	0
Total Principal Priority of Payments	4,920,422

Additional Information

<u>Liquidity Facility (364 days)</u>	
Available amount	5,000,000
Liquidity Facility drawn amount	0
Interest due on drawn amount	0
Interest payment on drawn amount	0
Repayment of drawn amount	0

	<u>Class A1 - AUD</u>
Outstanding Balance beginning of the period	112,504,403
Outstanding Balance end of the period	108,279,786
Interest rate	1-M BBSW+1.25%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

	<u>Class A1 - AUD</u>
Previous Balance	0
Charge-Off Additions	0
Charge-Off Removals	0
Final Balance	0

	<u>Class A2- AUD</u>
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

	<u>Class A2- AUD</u>
Previous Balance	0
Charge-Off Additions	0
Charge-Off Removals	0
Final Balance	0

	<u>Class AB - AUD</u>
Outstanding Balance beginning of the period	25,500,000
Outstanding Balance end of the period	24,804,195
Interest rate	1-M BBSW+2.5%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

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Charge-off Analysis	Class AB - AUD
Previous Balance	0
Charge-Off Additions	0
Charge-Off Removals	0
Final Balance	0

	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 / NR

Charge-off Analysis	Class B - AUD
Previous Balance	0
Charge-Off Additions	0
Charge-Off Removals	0
Final Balance	0

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	30 December 2013
Number of Loans	2,091	1,266
Min (Interest Rate)	6.19%	4.79%
Max (Interest Rate)	8.64%	8.09%
Weighted Average (Interest Rate)	7.13%	5.49%
Weighted Average Seasoning (Months)	32.43	66.02
Weighted Average Maturity (Months)	326.96	292.45
Original Balance (AUD)	499,880,226	247,504,403
Outstanding Principal Balance (AUD)	499,880,226	242,583,982
Average Loan Size (AUD)	239,063	191,615
Maximum Loan Value (AUD)	980,232	852,139
Current Average Loan-to-Value	56.11%	42.33%
Current Weighted Average Loan-to-Value	61.14%	51.58%
Current Maximum Loan-to-Value	94.00%	87.00%

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

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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	2	0.16%	453,908.07	0.19%	7,084.85
61-90	1	0.08%	128,175.20	0.05%	3,101.40
91-120	1	0.08%	132,312.89	0.05%	3,731.26
121-150	1	0.08%	126,655.59	0.05%	4,332.94
151-180	0	0.00%	-	0.00%	-
>181	1	0.08%	367,120.91	0.15%	19,076.15
Grand Total	6	0.47%	1,208,172.66	0.50%	37,326.60

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
0	-	-	-	-	-	-	-

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
0	-	-	-	-	-	-	-

CPR Statistics

Annualised Prepayments (CPR)	Dec-13
	17.33%

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Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Total Variable	1,201	94.87	-227,280,637.29	93.69	-189,242.83	51.72
Fixed (Term Remaining)						
<= 1 Year	28	2.21	-6,511,022.72	2.68	-232,536.53	47.19
> 1 Year <= 2 Years	15	1.18	-4,060,616.23	1.67	-270,707.75	49.27
> 2 Years <= 3 Years	20	1.58	-4,567,509.44	1.88	-228,375.47	53.75
> 3 Years <= 4 Years	0	0.00	0.00	0.00	0.00	0.00
> 4 Years <= 5 Years	2	0.16	-164,195.96	0.07	-82,097.98	26.45
> 5 Years	0	0.00	0.00	0.00	0.00	0.00
Total Fixed	65	5.13	-15,303,344.35	6.31	-235,436	49.48
Grand Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	256	20.22	-14,549,407.29	6.00	-56,833.62	13.46
> 20% <= 25%	62	4.90	-9,264,458.51	3.82	-149,426.75	22.90
> 25% <= 30%	77	6.08	-12,873,009.35	5.31	-167,181.94	28.16
> 30% <= 35%	78	6.16	-14,327,782.70	5.91	-183,689.52	33.25
> 35% <= 40%	84	6.64	-16,585,863.11	6.84	-197,450.75	37.93
> 40% <= 45%	83	6.56	-16,231,076.32	6.69	-195,555.14	43.20
> 45% <= 50%	97	7.66	-21,202,190.76	8.74	-218,579.29	48.13
> 50% <= 55%	122	9.64	-26,998,662.64	11.13	-221,300.51	52.92
> 55% <= 60%	94	7.42	-24,367,677.74	10.05	-259,230.61	58.11
> 60% <= 65%	77	6.08	-19,111,991.24	7.88	-248,207.68	63.09
> 65% <= 70%	78	6.16	-19,876,739.56	8.19	-254,829.99	68.19
> 70% <= 75%	113	8.93	-33,417,041.95	13.78	-295,726.03	72.97
> 75% <= 80%	39	3.08	-12,236,964.14	5.04	-313,768.31	76.84
> 80% <= 85%	3	0.24	-750,560.70	0.31	-250,186.90	82.12
> 85% <= 90%	3	0.24	-790,555.63	0.33	-263,518.54	86.71
> 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
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
NONE	1,233	97.39	-236,027,956.11	97.30	-191,425.76	51.24
PMI	6	0.47	-1,531,532.52	0.63	-255,255.42	65.42
WLENDER	27	2.13	-5,024,493.01	2.07	-186,092.33	63.16
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2015	1	0.08	-10,202.69	0.00	-10,202.69	42.00
2019	1	0.08	-8,609.92	0.00	-8,609.92	29.00
2020	1	0.08	-223.07	0.00	-223.07	0.00
2021	3	0.24	-332,879.21	0.14	-110,959.74	29.07
2022	8	0.63	-458,082.59	0.19	-57,260.32	43.55
2023	7	0.55	-507,681.98	0.21	-72,526.00	29.29
2024	8	0.63	-588,338.46	0.24	-73,542.31	40.20
2025	20	1.58	-1,609,297.26	0.66	-80,464.86	46.43
2026	7	0.55	-518,756.25	0.21	-74,108.04	24.55
2027	7	0.55	-421,890.43	0.17	-60,270.06	20.04
2028	6	0.47	-718,160.87	0.30	-119,693.48	51.97
2029	12	0.95	-1,895,693.83	0.78	-157,974.49	50.62
2030	9	0.71	-1,243,452.07	0.51	-138,161.34	45.37
2031	24	1.90	-3,311,380.17	1.37	-137,974.17	49.60
2032	14	1.11	-2,165,078.51	0.89	-154,648.47	47.46
2033	18	1.42	-2,448,253.10	1.01	-136,014.06	41.32
2034	43	3.40	-8,234,665.98	3.39	-191,503.86	44.51
2035	53	4.19	-10,403,965.42	4.29	-196,301.23	52.21
2036	80	6.32	-16,646,495.39	6.86	-208,081.19	49.05
2037	68	5.37	-11,134,364.32	4.59	-163,740.65	43.78
2038	124	9.79	-22,507,114.09	9.28	-181,508.98	49.93
2039	594	46.92	-114,430,461.81	47.17	-192,643.88	51.11
2040	109	8.61	-31,542,530.45	13.00	-289,381.01	63.22
2041	46	3.63	-11,120,464.55	4.58	-241,749.23	53.09
2042	3	0.24	-325,939.22	0.13	-108,646.41	57.38
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Purchase	907	71.64	-177,425,892.25	73.14	-195,618.40	52.69
Refinance	355	28.04	-64,470,933.79	26.58	-181,608.26	48.67
Renovation	4	0.32	-687,155.60	0.28	-171,788.90	38.91
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Loan Seasoning Distribution

Loan Seasoning	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
> 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	53	4.19	-11,839,156.55	4.88	-223,380.31	51.40
> 36 Months <= 48 Months	118	9.32	-33,298,479.13	13.73	-282,190.50	62.84
> 48 Months <= 60 Months	597	47.16	-114,438,188.34	47.17	-191,688.76	51.03
> 60 Months	498	39.34	-83,008,157.62	34.22	-166,683.05	47.84
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Loan Size Distribution

Loan Size	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
<= 50,000	182	14.38	-3,469,957.61	1.43	-19,065.70	17.37
>50,000 <= 100,000	150	11.85	-11,634,568.45	4.80	-77,563.79	27.26
>100,000 <= 150,000	179	14.14	-21,934,288.84	9.04	-122,537.93	39.24
>150,000 <= 200,000	188	14.85	-32,763,514.35	13.51	-174,274.01	45.61
>200,000 <= 250,000	208	16.43	-46,612,388.66	19.21	-224,098.02	56.57
>250,000 <= 300,000	135	10.66	-37,025,685.22	15.26	-274,264.33	56.31
>300,000 <= 350,000	87	6.87	-28,118,736.96	11.59	-323,203.87	59.28
>350,000 <= 400,000	65	5.13	-24,096,213.59	9.93	-370,710.98	52.69
>400,000 <= 450,000	24	1.90	-10,208,892.98	4.21	-425,370.54	55.66
>450,000 <= 500,000	13	1.03	-6,145,770.05	2.53	-472,751.54	53.91
>500,000 <= 550,000	18	1.42	-9,385,332.16	3.87	-521,407.34	54.44
>550,000	17	1.34	-11,188,632.77	4.61	-658,154.87	63.58
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Investment	203	16.03	-41,618,647.43	17.16	-205,017.97	46.51
Owner Occupied	1,063	83.97	-200,965,334.21	82.84	-189,054.88	52.63
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Property Type Distribution

Property Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Detached	979	77.33	-194,922,528.42	80.35	-199,103.71	50.78
Duplex	7	0.55	-1,478,311.49	0.61	-211,187.36	51.48
Semi Detached	43	3.40	-7,629,606.45	3.15	-177,432.71	50.30
Unit	235	18.56	-38,241,299.38	15.76	-162,728.93	55.79
Vacantland	2	0.16	-312,235.90	0.13	-156,117.95	66.60
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Geographical Distribution - by State

State	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
WA	521	41.15	-96,790,244.18	39.90	-185,777.82	47.74
NSW	318	25.12	-69,162,030.55	28.51	-217,490.66	55.15
Queensland	104	8.21	-21,704,690.81	8.95	-208,698.95	55.77
South Australia	62	4.90	-9,292,298.05	3.83	-149,875.78	48.86
Victoria	240	18.96	-42,643,054.54	17.58	-177,679.39	53.36
ACT	11	0.87	-1,743,551.14	0.72	-158,504.65	38.51
Northern Territory	1	0.08	-13,256.40	0.01	-13,256.40	2.00
Tasmania	9	0.71	-1,234,855.97	0.51	-137,206.22	57.21
Total	1,266	100.00	-242,583,981.64	100.00	-191,614.52	51.58

Article 122a of CRD2 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 CRD2 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.

Retained Interest	Initial Balance 39,245,715.47	Current Balance 22,171,151.01
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Loan Portfolio Amounts

	Dec-13
Outstanding principal	23,338,512.92
Net Repayments	1,167,361.91
Total	22,171,151.01

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	Dec-13
Number of Loans	180	113
Min (Interest Rate)	6.19%	4.99%
Max (Interest Rate)	8.59%	7.44%
Weighted Average (Interest Rate)	7.16%	5.43%
Weighted Average Seasoning (Months)	47.11	69.79
Weighted Average Maturity (Months)	318.81	298.49
Original Balance (AUD)	39,245,715	23,338,513
Outstanding Principal Balance (AUD)	39,245,715	22,171,151
Average Loan Size (AUD)	218,032	196,205
Maximum Loan Value (AUD)	824,414	643,984
Current Average Loan-to-Value	55.22%	45.88%
Current Weighted Average Loan-to-Value	61.59%	55.50%
Current Maximum Loan-to-Value	94.00%	86.00%

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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	0.88%	164,715.55	0.74%	2,247.86
61-90	0	0.00%	-	0.00%	-
91-120	0	0.00%	-	0.00%	-
121-150	0	0.00%	-	0.00%	-
151-180	0	0.00%	-	0.00%	-
>181	0	0.00%	-	0.00%	-
Grand Total	1	0.88%	164,715.55	0.74%	2,247.86

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)	Dec-13
	45.98%

Article 122a of CRD2 retention of interest report for Swan Trust Series 2011-1

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Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Total Variable	110	97.35	-21,439,631.20	96.70	-194,905.74	55.45
Fixed (Term Remaining)						
<= 1 Year	3	2.65	-731,519.81	3.30	-243,839.94	56.85
> 1 Year <= 2 Years	0	0.00	0.00	0.00	0.00	0.00
> 2 Years <= 3 Years	0	0.00	0.00	0.00	0.00	0.00
> 3 Years <= 4 Years	0	0.00	0.00	0.00	0.00	0.00
> 4 Years <= 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
Total Fixed	3	2.65	-731,519.81	3.30	-243,840	56.85
Grand Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	25	22.12	-1,766,955.06	7.97	-70,678.20	14.13
> 20% <= 25%	5	4.42	-680,811.45	3.07	-136,162.29	23.84
> 25% <= 30%	8	7.08	-1,664,520.35	7.51	-208,065.04	27.81
> 30% <= 35%	4	3.54	-796,834.68	3.59	-199,208.67	31.88
> 35% <= 40%	3	2.65	-392,851.17	1.77	-130,950.39	39.02
> 40% <= 45%	4	3.54	-1,049,208.67	4.73	-262,302.17	41.96
> 45% <= 50%	7	6.19	-1,447,500.41	6.53	-206,785.77	49.54
> 50% <= 55%	4	3.54	-960,302.28	4.33	-240,075.57	54.25
> 55% <= 60%	9	7.96	-1,679,784.05	7.58	-186,642.67	57.38
> 60% <= 65%	12	10.62	-2,860,092.08	12.90	-238,341.01	63.44
> 65% <= 70%	9	7.96	-2,257,413.85	10.18	-250,823.76	67.56
> 70% <= 75%	11	9.73	-3,173,471.52	14.31	-288,497.41	72.75
> 75% <= 80%	8	7.08	-2,561,576.62	11.55	-320,197.08	77.74
> 80% <= 85%	3	2.65	-706,969.07	3.19	-235,656.36	83.73
> 85% <= 90%	1	0.88	-172,859.75	0.78	-172,859.75	86.00
> 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
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
HLIC	1	0.88	-216,367.65	0.98	-216,367.65	53.00
MGICA	16	14.16	-3,964,156.89	17.88	-247,759.81	71.56
NONE	76	67.26	-14,419,819.16	65.04	-189,734.46	48.95
PMI	9	7.96	-1,414,763.05	6.38	-157,195.89	68.91
WLENDER	11	9.73	-2,156,044.26	9.72	-196,004.02	61.19
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2020	1	0.88	0.00	0.00	0.00	0.00
2022	1	0.88	-62,151.03	0.28	-62,151.03	14.00
2026	1	0.88	-67,276.34	0.30	-67,276.34	29.00
2027	1	0.88	-599.28	0.00	-599.28	0.00
2029	1	0.88	-20,670.94	0.09	-20,670.94	4.00
2030	3	2.65	-792,814.97	3.58	-264,271.66	46.67
2031	2	1.77	-116,781.75	0.53	-58,390.88	61.95
2032	2	1.77	-57,484.91	0.26	-28,742.46	6.65
2033	2	1.77	-484,889.23	2.19	-242,444.62	58.00
2034	4	3.54	-556,420.96	2.51	-139,105.24	22.59
2035	6	5.31	-694,479.02	3.13	-115,746.50	54.35
2036	8	7.08	-1,592,413.84	7.18	-199,051.73	48.22
2037	10	8.85	-1,451,955.68	6.55	-145,195.57	51.47
2038	10	8.85	-1,507,989.29	6.80	-150,798.93	46.18
2039	26	23.01	-6,250,886.86	28.19	-240,418.73	60.62
2040	15	13.27	-4,431,997.24	19.99	-295,466.48	57.91
2041	19	16.81	-4,010,730.49	18.09	-211,091.08	61.19
2043	1	0.88	-71,609.18	0.32	-71,609.18	33.00
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Purchase	86	76.11	-16,959,265.99	76.49	-197,200.77	53.97
Refinance	26	23.01	-5,211,285.74	23.50	-200,434.07	60.47
Renovation	1	0.88	-599.28	0.00	-599.28	0.00
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Loan Seasoning Distribution

Loan Seasoning	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
> 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	17	15.04	-3,722,665.99	16.79	-218,980.35	59.94
> 36 Months <= 48 Months	13	11.50	-3,764,463.55	16.98	-289,574.12	60.76
> 48 Months <= 60 Months	22	19.47	-4,639,813.48	20.93	-210,900.61	63.45
> 60 Months	61	53.98	-10,044,207.99	45.30	-164,659.15	48.21
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Loan Size Distribution

Loan Size	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
<= 50,000	16	14.16	-342,890.34	1.55	-21,430.65	16.89
>50,000 <= 100,000	14	12.39	-1,027,163.35	4.63	-73,368.81	37.89
>100,000 <= 150,000	11	9.73	-1,345,533.18	6.07	-122,321.20	47.81
>150,000 <= 200,000	21	18.58	-3,667,872.86	16.54	-174,660.61	50.02
>200,000 <= 250,000	17	15.04	-3,853,111.52	17.38	-226,653.62	53.15
>250,000 <= 300,000	12	10.62	-3,362,403.90	15.17	-280,200.33	60.97
>300,000 <= 350,000	6	5.31	-1,963,370.69	8.86	-327,228.45	43.92
>350,000 <= 400,000	10	8.85	-3,657,141.58	16.50	-365,714.16	64.76
>400,000 <= 450,000	2	1.77	-851,455.34	3.84	-425,727.67	70.31
>450,000 <= 500,000	2	1.77	-940,228.36	4.24	-470,114.18	65.21
>500,000 <= 550,000	1	0.88	-515,996.32	2.33	-515,996.32	64.00
>550,000	1	0.88	-643,983.57	2.90	-643,983.57	79.00
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Investment	11	9.73	-2,058,889.60	9.29	-187,171.78	44.64
Owner Occupied	102	90.27	-20,112,261.41	90.71	-197,179.03	56.61
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Property Type Distribution

Property Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Detached	91	80.53	-18,301,883.15	82.55	-201,119.60	53.63
Semi Detached	2	1.77	-325,410.03	1.47	-162,705.02	72.74
Unit	20	17.70	-3,543,857.83	15.98	-177,192.89	63.55
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Geographical Distribution - by State

State	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
WA	55	48.67	-9,766,440.34	44.05	-177,571.64	46.28
NSW	28	24.78	-5,921,093.90	26.71	-211,467.64	65.10
Queensland	10	8.85	-2,318,105.74	10.46	-231,810.57	61.79
South Australia	5	4.42	-874,203.05	3.94	-174,840.61	60.74
Victoria	15	13.27	-3,291,307.98	14.85	-219,420.53	59.75
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
Tasmania	0	0.00	0.00	0.00	0.00	0.00
Total	113	100.00	-22,171,151.01	100.00	-196,204.88	55.50

Portfolio: Swan Trust Series 2011-1

Transaction parties

Issuer

Perpetual Trustee Company Limited
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Sydney NSW 2000

Security Trustee

P.T. Limited
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Sydney NSW 2000

Seller and Servicer

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Perth WA 6000

Trust Manager

Securitisation Advisory Services Pty Limited
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Monthly Information Report

Commonwealth Bank of Australia
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201 Sussex Street
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Co-Manager

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