

Swan Trust Series 2011-1

March 1st 2013 - March 30th 2013

Monthly Information Report

Portfolio: Swan Trust Series 2011-1

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

Amounts denominated in currency of note class

Monthly Payment date: 19 April 2013

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	178,321,157.75	100,000,000.00	25,500,000.00	9,500,000.00
Principal Redemption	8,295,296.38	0.00	0.00	0.00
Balance after Payment	170,025,861.37	100,000,000.00	25,500,000.00	9,500,000.00
Bond Factor before Payment	0.48855112	1.00000000	1.00000000	1.00000000
Bond Factor after Payment	0.46582428	1.00000000	1.00000000	1.00000000
Interest Payment	650,481.38	2,875,000.00	120,091.03	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
Mar-13	313,321,158	-8,886,645	-943,608	1,534,956	0	0	305,025,861.37

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	-171,701,514	-65,839,259	46,145,936	0	0	305,025,861.37

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Monthly Calculation Period:	1/03/2013	to	30/03/2013
Monthly Determination Date:	12/04/2013		
Monthly Payment Date:	19/04/2013		31 days

Loan Portfolio Amounts

Mar-13

Outstanding principal	313,321,158
Scheduled Principal	1,397,191
Prepayments	7,489,453.78
Redraws	1,534,956
Defaulted Loans	-
Loans repurchased by the seller	943,608
Total	305,025,861

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	1,432,314
Interest Rate Swap receivable amount	0
Any other non-Principal income	6,322
Principal draws	0
Liquidity Facility drawings	0
Total Investor Revenues	1,438,636
<u>Total Investor Revenues Priority of Payments:</u>	
Taxes **	-
Trustee Fees **	991
Servicing Fee **	77,257
Management Fee **	7,726
Custodian Fee **	-
Other Senior Expenses **	22,061
Interest Rate Swap payable amount **	51,282
Liquidity Facility fees and interest **	3,312
Repayment of Liquidity Facility drawings **	-
Class A1 Interest Amount **	650,481
Class A2 Interest Amount (allocation to swap)**	382,412
Redraw Notes Interest Amount	-
Class AB Interest Amount **	120,091
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	66,180
Total of Interest Amount Payments	1,438,636

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

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<u>Principal Collections</u>	
Scheduled Principal repayments	1,397,191
Unscheduled Principal repayments	5,954,498
Repurchases of (Principal)	943,608
Reimbursement of Principal draws from Investor Revenues	-
Any other Principal income	-
Total Principal Collections	8,295,296
Total Principal Collections Priority of Payments:	
Principal Draw	-
Redraw Notes repayment	-
Class A1 Principal	8,295,296
Class A2 Principal	-
Class AB Principal	-
Class B Principal	-
Total Principal Priority of Payments	8,295,296

Additional Information

<u>Liquidity Facility (364 days)</u>	
Available amount	6,000,000
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	178,321,158
Outstanding Balance end of the period	170,025,861
Interest rate	1-M BBSW+1.25%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

<u>Charge-off Analysis</u>	<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>Charge-off Analysis</u>	<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	25,500,000
Interest rate	1-M BBSW+2.5%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

Portfolio: Swan Trust Series 2011-1

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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 March 2013
Number of Loans	2,091	1,487
Min (Interest Rate)	6.19%	5.19%
Max (Interest Rate)	8.64%	8.64%
Weighted Average (Interest Rate)	7.13%	6.06%
Weighted Average Seasoning (Months)	32.43	56.44
Weighted Average Maturity (Months)	326.96	301.90
Original Balance (AUD)	499,880,226	313,321,158
Outstanding Principal Balance (AUD)	499,880,226	305,025,861
Average Loan Size (AUD)	239,063	205,128
Maximum Loan Value (AUD)	980,232	863,594
Current Average Loan-to-Value	56.11%	45.18%
Current Weighted Average Loan-to-Value	61.14%	53.27%
Current Maximum Loan-to-Value	94.00%	88.00%

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	0	0.00%	-	0.00%	-
61-90	1	0.07%	134,039.39	0.04%	3,422.39
91-120	0	0.00%	-	0.00%	-
121-150	0	0.00%	-	0.00%	-
151-180	1	0.07%	162,861.66	0.05%	6,567.40
>181	0	0.00%	-	0.00%	-
Grand Total	2	0.13%	296,901.05	0.10%	9,989.79

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)	Mar-13
	23.44%

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Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Total Variable	1,392	93.61	-282,597,908.61	92.65	-203,015.74	53.52
Fixed (Term Remaining)						
<= 1 Year	51	3.43	-12,644,721.92	4.15	-247,935.72	51.37
> 1 Year <= 2 Years	22	1.48	-5,417,761.62	1.78	-246,261.89	48.51
> 2 Years <= 3 Years	16	1.08	-3,482,184.32	1.14	-217,636.52	50.45
> 3 Years <= 4 Years	4	0.27	-730,499.47	0.24	-182,624.87	42.73
> 4 Years <= 5 Years	2	0.13	-152,785.43	0.05	-76,392.72	26.59
> 5 Years	0	0.00	0.00	0.00	0.00	0.00
Total Fixed	95	6.39	-22,427,952.76	7.35	-236,084	50.09
Grand Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	240	16.14	-14,420,944.99	4.73	-60,087.27	13.93
> 20% <= 25%	74	4.98	-11,738,999.58	3.85	-158,635.13	23.11
> 25% <= 30%	83	5.58	-14,550,736.60	4.77	-175,310.08	28.15
> 30% <= 35%	86	5.78	-15,725,329.45	5.16	-182,852.67	33.09
> 35% <= 40%	102	6.86	-19,384,604.96	6.36	-190,045.15	38.10
> 40% <= 45%	95	6.39	-20,376,770.95	6.68	-214,492.33	42.78
> 45% <= 50%	127	8.54	-28,485,571.47	9.34	-224,295.84	48.30
> 50% <= 55%	139	9.35	-30,649,225.46	10.05	-220,498.02	53.45
> 55% <= 60%	118	7.94	-30,057,625.24	9.85	-254,725.64	57.52
> 60% <= 65%	93	6.25	-24,330,559.55	7.98	-261,618.92	62.98
> 65% <= 70%	120	8.07	-30,321,016.07	9.94	-252,675.13	68.12
> 70% <= 75%	116	7.80	-34,153,616.41	11.20	-294,427.73	73.17
> 75% <= 80%	85	5.72	-28,196,814.97	9.24	-331,727.23	76.97
> 80% <= 85%	4	0.27	-1,165,075.20	0.38	-291,268.80	82.47
> 85% <= 90%	5	0.34	-1,468,970.47	0.48	-293,794.09	87.63
> 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	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
NONE	1,446	97.24	-296,682,495.09	97.26	-205,174.62	52.89
PMI	9	0.61	-2,450,144.16	0.80	-272,238.24	71.43
WLENDER	32	2.15	-5,893,222.12	1.93	-184,163.19	64.56
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2015	1	0.07	-13,958.69	0.00	-13,958.69	36.00
2018	1	0.07	-36,084.65	0.01	-36,084.65	13.00
2019	2	0.13	-66,867.99	0.02	-33,434.00	21.74
2020	1	0.07	-797.31	0.00	-797.31	0.00
2021	3	0.20	-324,492.07	0.11	-108,164.02	35.01
2022	8	0.54	-516,619.34	0.17	-64,577.42	47.46
2023	6	0.40	-557,394.67	0.18	-92,899.11	29.37
2024	12	0.81	-822,429.17	0.27	-68,535.76	41.19
2025	22	1.48	-1,755,995.23	0.58	-79,817.97	44.94
2026	9	0.61	-689,895.13	0.23	-76,655.01	27.46
2027	7	0.47	-476,751.11	0.16	-68,107.30	21.08
2028	7	0.47	-852,495.50	0.28	-121,785.07	48.68
2029	15	1.01	-2,379,326.91	0.78	-158,621.79	49.46
2030	10	0.67	-1,500,962.97	0.49	-150,096.30	51.06
2031	28	1.88	-3,942,543.32	1.29	-140,805.12	47.77
2032	15	1.01	-2,490,592.34	0.82	-166,039.49	48.33
2033	23	1.55	-3,916,480.11	1.28	-170,281.74	49.10
2034	48	3.23	-9,512,882.62	3.12	-198,185.05	47.69
2035	63	4.24	-13,379,355.43	4.39	-212,370.72	50.67
2036	94	6.32	-19,544,658.79	6.41	-207,921.90	49.98
2037	74	4.98	-12,792,957.06	4.19	-172,877.80	45.15
2038	151	10.15	-28,882,123.74	9.47	-191,272.34	51.06
2039	702	47.21	-147,216,499.90	48.26	-209,710.11	52.94
2040	134	9.01	-41,116,595.66	13.48	-306,840.27	65.54
2041	48	3.23	-11,760,787.81	3.86	-245,016.41	54.23
2042	3	0.20	-476,313.85	0.16	-158,771.28	57.40
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Purchase	1,057	71.08	-221,490,411.82	72.61	-209,546.27	54.43
Refinance	425	28.58	-82,803,468.11	27.15	-194,831.69	50.27
Renovation	5	0.34	-731,981.44	0.24	-146,396.29	39.82
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

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	45	3.03	-10,855,973.78	3.56	-241,243.86	52.44
> 24 Months <= 36 Months	118	7.94	-37,305,804.75	12.23	-316,150.89	66.60
> 36 Months <= 48 Months	667	44.86	-139,613,368.79	45.77	-209,315.40	52.97
> 48 Months <= 60 Months	217	14.59	-41,392,516.41	13.57	-190,748.92	51.69
> 60 Months	440	29.59	-75,858,197.64	24.87	-172,404.99	48.23
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Loan Size Distribution

Loan Size	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
<= 50,000	161	10.83	-3,242,371.82	1.06	-20,138.96	19.17
>50,000 <= 100,000	179	12.04	-13,719,934.05	4.50	-76,647.68	28.57
>100,000 <= 150,000	204	13.72	-25,506,202.99	8.36	-125,030.41	40.75
>150,000 <= 200,000	231	15.53	-41,097,130.83	13.47	-177,909.66	47.54
>200,000 <= 250,000	238	16.01	-53,430,805.52	17.52	-224,499.18	56.04
>250,000 <= 300,000	184	12.37	-50,365,454.45	16.51	-273,725.30	57.83
>300,000 <= 350,000	99	6.66	-32,090,610.19	10.52	-324,147.58	60.08
>350,000 <= 400,000	77	5.18	-28,473,246.39	9.33	-369,782.42	56.52
>400,000 <= 450,000	44	2.96	-18,602,038.10	6.10	-422,773.59	58.81
>450,000 <= 500,000	24	1.61	-11,323,807.25	3.71	-471,825.30	54.26
>500,000 <= 550,000	23	1.55	-12,074,304.23	3.96	-524,969.75	54.34
>550,000	23	1.55	-15,099,955.55	4.95	-656,519.81	65.65
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Investment	279	18.76	-59,430,125.95	19.48	-213,011.20	47.70
Owner Occupied	1,208	81.24	-245,595,735.42	80.52	-203,307.73	54.61
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Property Type Distribution

Property Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Detached	1,148	77.20	-243,370,735.62	79.79	-211,995.41	52.66
Duplex	9	0.61	-1,853,319.72	0.61	-205,924.41	51.85
Semi Detached	53	3.56	-10,613,933.50	3.48	-200,262.90	51.04
Unit	275	18.49	-49,105,640.14	16.10	-178,565.96	56.86
Vacantland	2	0.13	-82,232.39	0.03	-41,116.20	27.00
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

Geographical Distribution - by State

State	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
WA	600	40.35	-119,768,916.47	39.27	-199,614.86	49.93
NSW	382	25.69	-87,754,919.91	28.77	-229,724.92	56.13
Queensland	123	8.27	-27,338,233.99	8.96	-222,262.06	58.32
South Australia	70	4.71	-11,872,545.73	3.89	-169,607.80	51.40
Victoria	284	19.10	-53,683,815.47	17.60	-189,027.52	54.09
ACT	15	1.01	-2,878,903.82	0.94	-191,926.92	48.38
Northern Territory	3	0.20	-222,059.36	0.07	-74,019.79	52.37
Tasmania	10	0.67	-1,506,466.62	0.49	-150,646.66	54.47
Total	1,487	100.00	-305,025,861.37	100.00	-205,128.35	53.27

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.

	Initial Balance	Current Balance
Retained Interest	39,245,715.47	28,134,462.09

Loan Portfolio Amounts

	Mar-13
Outstanding principal	28,428,891.85
Net Repayments	294,429.76
Total	28,134,462.09

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	Mar-13
Number of Loans	180	137
Min (Interest Rate)	6.19%	5.49%
Max (Interest Rate)	8.59%	7.44%
Weighted Average (Interest Rate)	7.16%	5.94%
Weighted Average Seasoning (Months)	47.11	60.86
Weighted Average Maturity (Months)	318.81	306.41
Original Balance (AUD)	39,245,715	28,428,892
Outstanding Principal Balance (AUD)	39,245,715	28,134,462
Average Loan Size (AUD)	218,032	205,361
Maximum Loan Value (AUD)	824,414	833,613
Current Average Loan-to-Value	55.22%	47.11%
Current Weighted Average Loan-to-Value	61.59%	56.56%
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	0	0.00%	-	0.00%	-
61-90	0	0.00%	-	0.00%	-
91-120	1	0.73%	336,961.60	1.20%	9,975.02
121-150	0	0.00%	-	0.00%	-
151-180	0	0.00%	-	0.00%	-
>181	0	0.00%	-	0.00%	-
Grand Total	1	0.73%	336,961.60	1.20%	9,975.02

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)	Mar-13
	11.74%

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	133	97.08	-27,229,119.35	96.78	-204,730.22	56.63
Fixed (Term Remaining)						
<= 1 Year	1	0.73	-245,221.21	0.87	-245,221.21	72.00
> 1 Year <= 2 Years	3	2.19	-660,121.53	2.35	-220,040.51	48.07
> 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	4	2.92	-905,342.74	3.22	-226,336	54.55
Grand Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	25	18.25	-1,450,288.41	5.15	-58,011.54	12.86
> 20% <= 25%	10	7.30	-1,801,642.04	6.40	-180,164.20	22.87
> 25% <= 30%	11	8.03	-2,577,997.36	9.16	-234,363.40	27.21
> 30% <= 35%	6	4.38	-645,199.85	2.29	-107,533.31	32.33
> 35% <= 40%	4	2.92	-586,404.23	2.08	-146,601.06	39.07
> 40% <= 45%	3	2.19	-678,304.53	2.41	-226,101.51	42.50
> 45% <= 50%	8	5.84	-1,793,495.49	6.37	-224,186.94	48.76
> 50% <= 55%	4	2.92	-974,769.62	3.46	-243,692.41	53.79
> 55% <= 60%	7	5.11	-1,550,166.79	5.51	-221,452.40	58.21
> 60% <= 65%	11	8.03	-2,432,402.78	8.65	-221,127.53	63.83
> 65% <= 70%	18	13.14	-4,548,605.99	16.17	-252,700.33	68.18
> 70% <= 75%	15	10.95	-4,289,757.86	15.25	-285,983.86	73.41
> 75% <= 80%	8	5.84	-3,435,633.34	12.21	-429,454.17	76.75
> 80% <= 85%	5	3.65	-1,030,878.90	3.66	-206,175.78	82.86
> 85% <= 90%	2	1.46	-338,914.90	1.20	-169,457.45	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	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
HLIC	1	0.73	-221,874.94	0.79	-221,874.94	54.00
MGICA	19	13.87	-4,810,318.57	17.10	-253,174.66	72.91
NONE	92	67.15	-18,571,030.72	66.01	-201,859.03	49.82
PMI	10	7.30	-1,611,571.18	5.73	-161,157.12	70.57
WLENDER	15	10.95	-2,919,666.68	10.38	-194,644.45	64.93
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2015	1	0.73	-9,999.63	0.04	-9,999.63	1.00
2020	1	0.73	0.00	0.00	0.00	0.00
2021	1	0.73	-26,907.08	0.10	-26,907.08	3.00
2022	1	0.73	-51,726.11	0.18	-51,726.11	11.00
2026	2	1.46	-129,175.53	0.46	-64,587.77	28.34
2027	1	0.73	-440.18	0.00	-440.18	0.00
2028	1	0.73	-36,896.80	0.13	-36,896.80	20.00
2029	1	0.73	-18,876.03	0.07	-18,876.03	4.00
2030	3	2.19	-813,433.77	2.89	-271,144.59	48.01
2031	2	1.46	-212,446.98	0.76	-106,223.49	43.46
2032	2	1.46	-83,325.84	0.30	-41,662.92	9.91
2033	4	2.92	-782,032.55	2.78	-195,508.14	50.18
2034	5	3.65	-836,621.55	2.97	-167,324.31	47.93
2035	7	5.11	-724,512.72	2.58	-103,501.82	54.38
2036	10	7.30	-2,066,573.94	7.35	-206,657.39	41.50
2037	13	9.49	-2,099,737.03	7.46	-161,518.23	52.93
2038	11	8.03	-2,181,623.15	7.75	-198,329.38	62.51
2039	31	22.63	-7,600,609.28	27.02	-245,180.94	60.85
2040	17	12.41	-5,106,344.68	18.15	-300,373.22	60.47
2041	22	16.06	-5,280,016.37	18.77	-240,000.74	58.96
2042	1	0.73	-73,162.87	0.26	-73,162.87	33.00
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Purchase	98	71.53	-20,880,400.40	74.22	-213,065.31	55.52
Refinance	35	25.55	-7,011,476.29	24.92	-200,327.89	61.19
Renovation	4	2.92	-242,585.40	0.86	-60,646.35	12.63
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

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	11	8.03	-2,181,858.96	7.76	-198,350.81	51.23
> 18 Months <= 24 Months	9	6.57	-2,506,763.77	8.91	-278,529.31	64.95
> 24 Months <= 36 Months	11	8.03	-3,188,796.18	11.33	-289,890.56	58.48
> 36 Months <= 48 Months	28	20.44	-6,594,788.99	23.44	-235,528.18	66.15
> 48 Months <= 60 Months	12	8.76	-2,298,250.16	8.17	-191,520.85	51.39
> 60 Months	66	48.18	-11,364,004.03	40.39	-172,181.88	50.67
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Loan Size Distribution

Loan Size	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
<= 50,000	19	13.87	-443,671.78	1.58	-23,351.15	17.12
>50,000 <= 100,000	16	11.68	-1,221,380.80	4.34	-76,336.30	35.04
>100,000 <= 150,000	14	10.22	-1,738,044.71	6.18	-124,146.05	49.58
>150,000 <= 200,000	26	18.98	-4,633,702.45	16.47	-178,219.33	52.61
>200,000 <= 250,000	18	13.14	-4,079,597.74	14.50	-226,644.32	53.58
>250,000 <= 300,000	16	11.68	-4,439,901.31	15.78	-277,493.83	57.56
>300,000 <= 350,000	7	5.11	-2,289,844.36	8.14	-327,120.62	65.14
>350,000 <= 400,000	10	7.30	-3,698,957.05	13.15	-369,895.71	66.08
>400,000 <= 450,000	3	2.19	-1,249,622.75	4.44	-416,540.92	58.68
>450,000 <= 500,000	4	2.92	-1,856,826.02	6.60	-464,206.51	61.38
>500,000 <= 550,000	2	1.46	-1,023,471.68	3.64	-511,735.84	43.95
>550,000	2	1.46	-1,459,441.44	5.19	-729,720.72	76.00
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Investment	27	19.71	-4,975,620.38	17.69	-184,282.24	42.53
Owner Occupied	110	80.29	-23,158,841.71	82.31	-210,534.92	59.57
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Property Type Distribution

Property Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Detached	113	82.48	-23,748,560.23	84.41	-210,164.25	55.13
Semi Detached	4	2.92	-616,454.93	2.19	-154,113.73	51.72
Unit	20	14.60	-3,769,446.93	13.40	-188,472.35	66.34
Total	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

Geographical Distribution - by State

State	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
WA	67	48.91	-11,998,141.94	42.65	-179,076.75	46.08
NSW	31	22.63	-7,214,070.78	25.64	-232,711.96	68.75
Queensland	12	8.76	-2,530,902.09	9.00	-210,908.51	57.08
South Australia	7	5.11	-1,374,162.41	4.88	-196,308.92	64.01
Victoria	19	13.87	-5,017,184.87	17.83	-264,062.36	61.79
ACT	1	0.73	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	137	100.00	-28,134,462.09	100.00	-205,361.04	56.56

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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