

Swan Trust Series 2011-1

May 1st 2013 - May 30th 2013

Monthly Information Report

Portfolio: Swan Trust Series 2011-1

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

Amounts denominated in currency of note class

Monthly Payment date: 19 June 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	161,152,268.57	100,000,000.00	25,500,000.00	9,500,000.00
Principal Redemption	8,599,083.66	0.00	0.00	0.00
Balance after Payment	152,553,184.91	100,000,000.00	25,500,000.00	9,500,000.00
Bond Factor before Payment	0.44151306	1.00000000	1.00000000	1.00000000
Bond Factor after Payment	0.41795393	1.00000000	1.00000000	1.00000000
Interest Payment	536,769.51	0.00	111,134.59	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
May-13	296,152,269	-9,219,751	-1,699,195	2,319,862	0	0	287,553,184.91

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	-213,327,790	-45,681,362	50,141,638	0	0	287,553,184.91

Portfolio: Swan Trust Series 2011-1

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Monthly Calculation Period:	1/05/2013	to	30/05/2013
Monthly Determination Date:	12/06/2013		
Monthly Payment Date:	19/06/2013		30 days

Loan Portfolio Amounts

May-13

Outstanding principal	296,152,269
Scheduled Principal	1,282,655
Prepayments	7,937,095.18
Redraws	2,319,862
Defaulted Loans	-
Loans repurchased by the seller	1,699,195
Total	287,553,185

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	1,433,394
Interest Rate Swap receivable amount	0
Any other non-Principal income	10,074
Principal draws	0
Liquidity Facility drawings	0
Total Investor Revenues	1,443,467
<u>Total Investor Revenues Priority of Payments:</u>	
Taxes **	-
Trustee Fees **	937
Servicing Fee **	73,024
Management Fee **	7,302
Custodian Fee **	-
Other Senior Expenses **	25,560
Interest Rate Swap payable amount **	226,924
Liquidity Facility fees and interest **	3,205
Repayment of Liquidity Facility drawings **	-
Class A1 Interest Amount **	536,770
Class A2 Interest Amount (allocation to swap)**	346,278
Redraw Notes Interest Amount	-
Class AB Interest Amount **	111,135
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	59,217
Total of Interest Amount Payments	1,443,467

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

Portfolio: Swan Trust Series 2011-1

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<u>Principal Collections</u>	
Scheduled Principal repayments	1,282,655
Unscheduled Principal repayments	5,617,233
Repurchases of (Principal)	1,699,195
Reimbursement of Principal draws from Investor Revenues	-
Any other Principal income	-
Total Principal Collections	8,599,084
<u>Total Principal Collections Priority of Payments:</u>	
Principal Draw	-
Redraw Notes repayment	-
Class A1 Principal	8,599,084
Class A2 Principal	-
Class AB Principal	-
Class B Principal	-
Total Principal Priority of Payments	8,599,084

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	161,152,269
Outstanding Balance end of the period	152,553,185
Interest rate	1-M BBSW+1.25%
Rating (S&P/Fitch)	AAA(sf)/AAAsf

	<u>Class A1 - AUD</u>
Charge-off Analysis	
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>
Charge-off Analysis	
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 May 2013
Number of Loans	2,091	1,427
Min (Interest Rate)	6.19%	4.99%
Max (Interest Rate)	8.64%	8.64%
Weighted Average (Interest Rate)	7.13%	5.79%
Weighted Average Seasoning (Months)	32.43	58.69
Weighted Average Maturity (Months)	326.96	299.66
Original Balance (AUD)	499,880,226	296,152,269
Outstanding Principal Balance (AUD)	499,880,226	287,553,185
Average Loan Size (AUD)	239,063	201,509
Maximum Loan Value (AUD)	980,232	862,640
Current Average Loan-to-Value	56.11%	44.58%
Current Weighted Average Loan-to-Value	61.14%	52.92%
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	1	0.07%	358,062.67	0.12%	5,799.35
61-90	0	0.00%	-	0.00%	-
91-120	0	0.00%	-	0.00%	-
121-150	1	0.07%	134,863.06	0.05%	4,716.05
151-180	0	0.00%	-	0.00%	-
>181	0	0.00%	-	0.00%	-
Grand Total	2	0.14%	492,925.73	0.17%	10,515.40

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)	May-13
	25.93%

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Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Total Variable	1,341	93.97	-266,476,504.23	92.67	-198,714.77	53.09
Fixed (Term Remaining)						
<= 1 Year	44	3.08	-11,062,222.20	3.85	-251,414.14	50.85
> 1 Year <= 2 Years	21	1.47	-5,725,976.40	1.99	-272,665.54	52.68
> 2 Years <= 3 Years	19	1.33	-4,136,835.17	1.44	-217,728.17	48.64
> 3 Years <= 4 Years	0	0.00	0.00	0.00	0.00	0.00
> 4 Years <= 5 Years	2	0.14	-151,646.91	0.05	-75,823.46	26.15
> 5 Years	0	0.00	0.00	0.00	0.00	0.00
Total Fixed	86	6.03	-21,076,680.68	7.33	-245,078	50.73
Grand Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	237	16.61	-14,450,536.23	5.03	-60,972.73	14.29
> 20% <= 25%	78	5.47	-11,335,676.51	3.94	-145,329.19	23.10
> 25% <= 30%	83	5.82	-13,803,838.16	4.80	-166,311.30	28.23
> 30% <= 35%	80	5.61	-14,620,747.36	5.08	-182,759.34	33.21
> 35% <= 40%	103	7.22	-20,000,947.81	6.96	-194,183.96	38.10
> 40% <= 45%	84	5.89	-16,852,253.18	5.86	-200,622.06	42.85
> 45% <= 50%	116	8.13	-26,110,825.92	9.08	-225,093.33	48.00
> 50% <= 55%	144	10.09	-31,672,374.49	11.01	-219,947.05	53.17
> 55% <= 60%	108	7.57	-28,007,769.37	9.74	-259,331.20	57.62
> 60% <= 65%	87	6.10	-23,206,124.16	8.07	-266,737.06	63.08
> 65% <= 70%	111	7.78	-28,370,799.36	9.87	-255,592.79	68.14
> 70% <= 75%	118	8.27	-34,380,482.47	11.96	-291,360.02	73.16
> 75% <= 80%	69	4.84	-22,110,897.32	7.69	-320,447.79	76.96
> 80% <= 85%	4	0.28	-1,160,217.99	0.40	-290,054.50	82.47
> 85% <= 90%	5	0.35	-1,469,694.58	0.51	-293,938.92	87.45
> 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	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
NONE	1,387	97.20	-279,492,666.59	97.20	-201,508.77	52.54
PMI	8	0.56	-2,211,277.08	0.77	-276,409.64	70.79
WLENDER	32	2.24	-5,849,241.24	2.03	-182,788.79	64.24
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2015	1	0.07	-13,140.19	0.00	-13,140.19	37.00
2018	1	0.07	-36,743.72	0.01	-36,743.72	13.00
2019	2	0.14	-70,734.99	0.02	-35,367.50	22.69
2020	1	0.07	-685.55	0.00	-685.55	0.00
2021	3	0.21	-405,337.24	0.14	-135,112.41	36.11
2022	8	0.56	-506,406.73	0.18	-63,300.84	46.91
2023	7	0.49	-541,767.63	0.19	-77,395.38	29.20
2024	11	0.77	-805,971.88	0.28	-73,270.17	40.69
2025	21	1.47	-1,635,362.07	0.57	-77,874.38	46.78
2026	9	0.63	-662,088.88	0.23	-73,565.43	27.34
2027	7	0.49	-464,295.23	0.16	-66,327.89	20.64
2028	7	0.49	-843,470.50	0.29	-120,495.79	48.53
2029	14	0.98	-2,226,560.29	0.77	-159,040.02	48.96
2030	9	0.63	-1,210,084.70	0.42	-134,453.86	45.90
2031	27	1.89	-3,680,404.03	1.28	-136,311.26	49.60
2032	16	1.12	-2,702,958.76	0.94	-168,934.92	48.35
2033	20	1.40	-3,406,495.69	1.18	-170,324.78	49.68
2034	48	3.36	-9,454,694.70	3.29	-196,972.81	47.60
2035	59	4.13	-12,424,006.36	4.32	-210,576.38	51.01
2036	90	6.31	-18,736,710.21	6.52	-208,185.67	49.27
2037	73	5.12	-12,629,550.74	4.39	-173,007.54	44.90
2038	147	10.30	-27,579,380.38	9.59	-187,614.83	51.13
2039	668	46.81	-137,023,733.14	47.65	-205,125.35	52.58
2040	127	8.90	-38,298,741.46	13.32	-301,564.89	64.75
2041	48	3.36	-11,720,145.19	4.08	-244,169.69	54.55
2042	3	0.21	-473,714.65	0.16	-157,904.88	58.45
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Purchase	1,015	71.13	-209,833,804.15	72.97	-206,732.81	54.08
Refinance	407	28.52	-76,993,377.01	26.78	-189,172.92	49.87
Renovation	5	0.35	-726,003.75	0.25	-145,200.75	39.93
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

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	21	1.47	-5,296,248.55	1.84	-252,202.31	55.02
> 24 Months <= 36 Months	115	8.06	-32,847,653.63	11.42	-285,631.77	62.41
> 36 Months <= 48 Months	523	36.65	-111,511,500.11	38.78	-213,215.11	53.50
> 48 Months <= 60 Months	323	22.63	-61,299,794.72	21.32	-189,782.65	52.49
> 60 Months	445	31.18	-76,597,987.90	26.64	-172,130.31	48.21
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Loan Size Distribution

Loan Size	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
<= 50,000	164	11.49	-3,203,080.94	1.11	-19,530.98	19.11
>50,000 <= 100,000	175	12.26	-13,349,860.30	4.64	-76,284.92	28.02
>100,000 <= 150,000	192	13.45	-23,994,298.20	8.34	-124,970.30	40.58
>150,000 <= 200,000	217	15.21	-38,348,540.67	13.34	-176,721.39	46.91
>200,000 <= 250,000	241	16.89	-54,097,326.97	18.81	-224,470.24	56.22
>250,000 <= 300,000	167	11.70	-45,640,263.35	15.87	-273,294.99	57.78
>300,000 <= 350,000	98	6.87	-31,797,075.72	11.06	-324,459.96	60.40
>350,000 <= 400,000	73	5.12	-26,918,207.20	9.36	-368,742.56	55.11
>400,000 <= 450,000	38	2.66	-16,004,079.12	5.57	-421,159.98	56.40
>450,000 <= 500,000	19	1.33	-8,847,094.34	3.08	-465,636.54	55.20
>500,000 <= 550,000	22	1.54	-11,533,186.28	4.01	-524,235.74	54.72
>550,000	21	1.47	-13,820,171.82	4.81	-658,103.42	65.45
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Investment	267	18.71	-56,131,479.38	19.52	-210,230.26	47.49
Owner Occupied	1,160	81.29	-231,421,705.53	80.48	-199,501.47	54.24
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Property Type Distribution

Property Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Detached	1,108	77.65	-231,340,401.11	80.45	-208,790.98	52.46
Duplex	8	0.56	-1,633,148.93	0.57	-204,143.62	50.23
Semi Detached	49	3.43	-9,649,864.51	3.36	-196,936.01	49.99
Unit	260	18.22	-44,844,093.77	15.60	-172,477.28	56.08
Vacantland	2	0.14	-85,676.59	0.03	-42,838.30	24.54
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

Geographical Distribution - by State

State	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
WA	586	41.07	-114,941,413.83	39.97	-196,145.76	49.71
NSW	362	25.37	-81,324,345.28	28.28	-224,652.89	55.54
Queensland	117	8.20	-26,053,055.65	9.06	-222,675.69	58.30
South Australia	66	4.63	-10,788,338.29	3.75	-163,459.67	49.47
Victoria	268	18.78	-49,934,239.67	17.37	-186,321.79	54.30
ACT	15	1.05	-2,824,564.08	0.98	-188,304.27	46.86
Northern Territory	3	0.21	-199,510.00	0.07	-66,503.33	56.09
Tasmania	10	0.70	-1,487,718.11	0.52	-148,771.81	53.69
Total	1,427	100.00	-287,553,184.91	100.00	-201,508.89	52.92

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	26,736,609.09

Loan Portfolio Amounts

	May-13
Outstanding principal	27,657,290.39
Net Repayments	920,681.30
Total	26,736,609.09

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	May-13
Number of Loans	180	130
Min (Interest Rate)	6.19%	5.24%
Max (Interest Rate)	8.59%	7.44%
Weighted Average (Interest Rate)	7.16%	5.68%
Weighted Average Seasoning (Months)	47.11	62.46
Weighted Average Maturity (Months)	318.81	305.66
Original Balance (AUD)	39,245,715	27,657,290
Outstanding Principal Balance (AUD)	39,245,715	26,736,609
Average Loan Size (AUD)	218,032	205,666
Maximum Loan Value (AUD)	824,414	831,145
Current Average Loan-to-Value	55.22%	47.49%
Current Weighted Average Loan-to-Value	61.59%	57.51%
Current Maximum Loan-to-Value	94.00%	87.00%

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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	0.77%	375,438.33	1.40%	4,483.92
61-90	0	0.00%	-	0.00%	-
91-120	1	0.77%	336,276.61	1.26%	10,042.09
121-150	0	0.00%	-	0.00%	-
151-180	0	0.00%	-	0.00%	-
>181	0	0.00%	-	0.00%	-
Grand Total	2	1.54%	711,714.94	2.66%	14,526.01

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)	May-13
	33.39%

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	127	97.69	-26,000,181.73	97.25	-204,725.84	57.51
Fixed (Term Remaining)						
<= 1 Year	2	1.54	-506,427.36	1.89	-253,213.68	72.00
> 1 Year <= 2 Years	1	0.77	-230,000.00	0.86	-230,000.00	26.00
> 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	2.31	-736,427.36	2.75	-245,476	57.63
Grand Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	26	20.00	-1,837,131.88	6.87	-70,658.92	14.74
> 20% <= 25%	8	6.15	-1,179,794.15	4.41	-147,474.27	24.12
> 25% <= 30%	8	6.15	-2,009,917.13	7.52	-251,239.64	27.31
> 30% <= 35%	7	5.38	-770,021.92	2.88	-110,003.13	31.93
> 35% <= 40%	3	2.31	-396,719.79	1.48	-132,239.93	39.58
> 40% <= 45%	1	0.77	-356,426.63	1.33	-356,426.63	43.00
> 45% <= 50%	7	5.38	-1,618,168.91	6.05	-231,166.99	48.50
> 50% <= 55%	6	4.62	-1,324,622.52	4.95	-220,770.42	53.64
> 55% <= 60%	6	4.62	-1,268,988.07	4.75	-211,498.01	58.11
> 60% <= 65%	12	9.23	-2,902,485.59	10.86	-241,873.80	63.79
> 65% <= 70%	17	13.08	-4,257,480.38	15.92	-250,440.02	68.38
> 70% <= 75%	15	11.54	-4,330,906.29	16.20	-288,727.09	73.56
> 75% <= 80%	8	6.15	-3,332,499.89	12.46	-416,562.49	77.31
> 80% <= 85%	4	3.08	-810,933.60	3.03	-202,733.40	81.92
> 85% <= 90%	2	1.54	-340,512.34	1.27	-170,256.17	86.51
> 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	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
HLIC	1	0.77	-220,708.44	0.83	-220,708.44	54.00
MGICA	18	13.85	-4,788,010.64	17.91	-266,000.59	72.69
NONE	87	66.92	-17,455,199.07	65.29	-200,634.47	51.19
PMI	9	6.92	-1,451,842.59	5.43	-161,315.84	70.47
WLENDER	15	11.54	-2,820,848.35	10.55	-188,056.56	64.46
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2015	1	0.77	-10,406.71	0.04	-10,406.71	1.00
2020	1	0.77	0.00	0.00	0.00	0.00
2021	1	0.77	-27,249.97	0.10	-27,249.97	3.00
2022	1	0.77	-49,138.20	0.18	-49,138.20	11.00
2026	1	0.77	-71,180.64	0.27	-71,180.64	31.00
2027	1	0.77	-475.17	0.00	-475.17	0.00
2028	1	0.77	-36,271.30	0.14	-36,271.30	20.00
2029	1	0.77	-19,651.07	0.07	-19,651.07	4.00
2030	3	2.31	-809,405.74	3.03	-269,801.91	48.02
2031	2	1.54	-211,947.19	0.79	-105,973.60	42.74
2032	2	1.54	-77,983.28	0.29	-38,991.64	8.88
2033	3	2.31	-483,207.46	1.81	-161,069.15	67.51
2034	5	3.85	-829,922.55	3.10	-165,984.51	47.55
2035	7	5.38	-716,938.84	2.68	-102,419.83	53.92
2036	9	6.92	-1,711,851.36	6.40	-190,205.71	44.10
2037	12	9.23	-1,901,023.66	7.11	-158,418.64	54.38
2038	10	7.69	-2,015,536.81	7.54	-201,553.68	61.76
2039	30	23.08	-7,513,780.35	28.10	-250,459.35	61.06
2040	17	13.08	-5,082,710.64	19.01	-298,982.98	60.34
2041	21	16.15	-5,095,510.67	19.06	-242,643.37	59.55
2042	1	0.77	-72,417.48	0.27	-72,417.48	33.00
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Purchase	95	73.08	-19,961,409.08	74.66	-210,120.10	56.51
Refinance	32	24.62	-6,550,653.34	24.50	-204,707.92	62.03
Renovation	3	2.31	-224,546.67	0.84	-74,848.89	15.27
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

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	13	10.00	-2,920,096.50	10.92	-224,622.81	58.01
> 24 Months <= 36 Months	13	10.00	-3,764,920.11	14.08	-289,609.24	57.49
> 36 Months <= 48 Months	25	19.23	-6,842,905.86	25.59	-273,716.23	66.54
> 48 Months <= 60 Months	15	11.54	-2,556,786.09	9.56	-170,452.41	55.38
> 60 Months	64	49.23	-10,651,900.53	39.84	-166,435.95	52.09
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Loan Size Distribution

Loan Size	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
<= 50,000	19	14.62	-439,524.73	1.64	-23,132.88	16.64
>50,000 <= 100,000	15	11.54	-1,172,685.82	4.39	-78,179.05	35.09
>100,000 <= 150,000	13	10.00	-1,598,011.76	5.98	-122,923.98	47.86
>150,000 <= 200,000	23	17.69	-4,103,173.74	15.35	-178,398.86	53.98
>200,000 <= 250,000	18	13.85	-4,053,153.97	15.16	-225,175.22	53.40
>250,000 <= 300,000	15	11.54	-4,184,821.37	15.65	-278,988.09	62.94
>300,000 <= 350,000	5	3.85	-1,637,605.35	6.12	-327,521.07	64.63
>350,000 <= 400,000	11	8.46	-4,034,691.92	15.09	-366,790.17	65.57
>400,000 <= 450,000	4	3.08	-1,671,024.87	6.25	-417,756.22	48.58
>450,000 <= 500,000	4	3.08	-1,857,280.73	6.95	-464,320.18	61.42
>500,000 <= 550,000	1	0.77	-521,391.44	1.95	-521,391.44	65.00
>550,000	2	1.54	-1,463,243.39	5.47	-731,621.70	76.43
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Investment	24	18.46	-4,121,138.42	15.41	-171,714.10	45.24
Owner Occupied	106	81.54	-22,615,470.67	84.59	-213,353.50	59.75
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Property Type Distribution

Property Type	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
Detached	107	82.31	-22,650,684.45	84.72	-211,688.64	55.78
Semi Detached	3	2.31	-320,979.93	1.20	-106,993.31	80.30
Unit	20	15.38	-3,764,944.71	14.08	-188,247.24	65.97
Total	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Geographical Distribution - by State

State	Number	Number %	Current Balance	Current Balance %	Ave Loan Size	Wgt Ave LVR %
WA	63	48.46	-11,409,217.26	42.67	-181,098.69	47.09
NSW	31	23.85	-7,180,598.27	26.86	-231,632.20	68.55
Queensland	12	9.23	-2,185,779.15	8.18	-182,148.26	61.36
South Australia	7	5.38	-1,365,099.88	5.11	-195,014.27	63.93
Victoria	17	13.08	-4,595,914.53	17.19	-270,347.91	62.40
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	130	100.00	-26,736,609.09	100.00	-205,666.22	57.51

Portfolio: Swan Trust Series 2011-1

Transaction parties

Issuer

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Security Trustee

P.T. Limited
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Seller and Servicer

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Trust Manager

Securitisation Advisory Services Pty Limited
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Monthly Information Report

Commonwealth Bank of Australia
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