

Swan Trust Series 2011-1

December 31st 2015 - 30th January 2016

Monthly Information Report

Portfolio: Swan Trust Series 2011-1

Monthly Information Report: December 31st 2015 - 30th January 2016

Amounts denominated in currency of note class

Monthly Payment date: 19 February 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	13,566,329.53	100,000,000.00	9,204,654.93	9,500,000.00
Principal Redemption	2,155,173.97	0.00	354,962.48	0.00
Balance after Payment	11,411,155.56	100,000,000.00	8,849,692.45	9,500,000.00
Bond Factor before Payment	0.03716803	1.00000000	0.36096686	1.00000000
Bond Factor after Payment	0.03126344	1.00000000	0.34704676	1.00000000
Interest Payment	37,945.69	0.00	35,517.94	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
Jan-16	132,270,984	-2,813,316	-561,293	864,473	0	0	129,760,848.01

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	-396,180,682	-74,203,223	103,724,054	0	0	129,760,848.01

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Monthly Calculation Period:	31/12/2015	to	30/01/2016
Monthly Determination Date:	12/02/2016		
Monthly Payment Date:	19/02/2016		31 days

Loan Portfolio Amounts

Jan-16

Outstanding principal	132,270,984
Scheduled Principal	478,543
Prepayments	2,334,773.65
Redraws	864,473
Defaulted Loans	-
Loans repurchased by the seller	561,293
Total	129,760,848

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	519,082
Interest Rate Swap receivable amount	-
Any other non-Principal income	4,776
Principal draws	-
Liquidity Facility drawings	-
Total Investor Revenues	523,858
<u>Total Investor Revenues Priority of Payments:</u>	
Taxes **	-
Trustee Fees **	491
Servicing Fee **	33,702
Management Fee **	3,370
Custodian Fee **	-
Other Senior Expenses **	442
Interest Rate Swap payable amount **	41,678
Liquidity Facility fees and interest **	510
Repayment of Liquidity Facility drawings **	-
Class A1 Interest Amount **	37,946
Class A2 Interest Amount (allocation to swap)**	293,956
Redraw Notes Interest Amount	-
Class AB Interest Amount **	35,518
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	16,190
Total of Interest Amount Payments	523,858

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

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<u>Principal Collections</u>	
Scheduled Principal repayments	478,543
Unscheduled Principal repayments	1,470,301
Repurchases of (Principal)	561,293
Reimbursement of Principal draws from Investor Revenues	-
Any other Principal income	-
Total Principal Collections	2,510,136
Total Principal Collections Priority of Payments:	
Principal Draw	-
Redraw Notes repayment	-
Class A1 Principal	2,155,174
Class A2 Principal	-
Class AB Principal	354,962
Class B Principal	-
Total Principal Priority of Payments	2,510,136

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	13,566,330
Outstanding Balance end of the period	11,411,156
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	9,204,655
Outstanding Balance end of the period	8,849,692
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	-
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 January 2016
Number of Loans	2,091	795
Min (Interest Rate)	6.19%	3.95%
Max (Interest Rate)	8.64%	7.74%
Weighted Average (Interest Rate)	7.13%	5.06%
Weighted Average Seasoning (Months)	32.43	91.18
Weighted Average Maturity (Months)	326.96	258.12
Original Balance (AUD)	499,880,226	132,270,984
Outstanding Principal Balance (AUD)	499,880,226	129,760,848
Average Loan Size (AUD)	239,063	163,221
Maximum Loan Value (AUD)	980,232	730,000
Current Average Loan-to-Value	56.11%	36.18%
Current Weighted Average Loan-to-Value	61.14%	47.27%
Current Maximum Loan-to-Value	94.00%	94.00%

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	3	0.38%	587,231.05	0.45%	11,268.25
61-90	2	0.25%	424,390.01	0.33%	8,084.04
91-120	0	0.00%	-	0.00%	-
121-150	0	0.00%	-	0.00%	-
151-180	1	0.13%	179,964.75	0.14%	8,191.51
>181	2	0.25%	436,951.38	0.34%	51,646.32
Grand Total	8	1.01%	1,628,537.19	1.26%	79,190.12

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	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
4	4	-	-	-	-	-	-

CPR Statistics

Annualised Prepayments (CPR)	Jan-16
	16.95%

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Interest Rate Distribution Report

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Total Variable	759	95.47	-122,132,141.85	94.12	-160,911.91	47.27
Fixed (Term Remaining)						
<= 1 Year	21	2.64	-4,711,672.28	3.63	-224,365.35	46.45
>1 Year <=2 Years	4	0.50	-501,569.93	0.39	-125,392.48	30.40
>2 Year <=3 Years	9	1.13	-1,752,099.45	1.35	-194,677.72	49.79
>3 Year <=4 Years	0	0.00	0.00	0.00	0.00	0.00
>4 Year <=5 Years	2	0.25	-663,364.50	0.51	-331,682.25	60.00
>5 Years	0	0.00	0.00	0.00	0.00	0.00
Total Fixed	36	4.53	-7,628,706.16	5.88	-211,908.50	47.34
Grand Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Loan to Value Ratio Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
LVR Tier						
<=20%	218	27.42	-10,765,351.27	8.30	-49,382.35	13.56
> 20% <= 25%	57	7.17	-9,099,717.13	7.01	-159,644.16	22.97
> 25% <= 30%	57	7.17	-8,607,152.21	6.63	-151,002.67	28.11
> 30% <= 35%	50	6.29	-8,473,592.98	6.53	-169,471.86	33.04
> 35% <= 40%	59	7.42	-9,843,604.31	7.59	-166,840.75	38.18
> 40% <= 45%	56	7.04	-10,826,430.84	8.34	-193,329.12	43.27
> 45% <= 50%	57	7.17	-12,603,161.00	9.71	-221,108.09	47.93
> 50% <= 55%	50	6.29	-11,245,537.81	8.67	-224,910.76	53.09
> 55% <= 60%	44	5.53	-9,989,962.04	7.70	-227,044.59	58.09
> 60% <= 65%	50	6.29	-11,645,435.03	8.97	-232,908.70	63.14
> 65% <= 70%	48	6.04	-11,260,433.58	8.68	-234,592.37	68.09
> 70% <= 75%	45	5.66	-14,273,124.96	11.00	-317,180.55	72.70
> 75% <= 80%	3	0.38	-837,736.69	0.65	-279,245.56	77.08
> 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	-289,608.16	0.22	-289,608.16	94.00
> 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
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Mortgage Insurer Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Mortgage Insurer						
PMI	4	0.50	-862,756.29	0.66	-215,689.07	58.91
PMI POOL	776	97.61	-126,418,141.91	97.42	-162,909.98	46.93
WLENDER	15	1.89	-2,479,949.81	1.91	-165,329.99	60.40
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Loan Maturity Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Loan Maturity (year)						
2016	1	0.13	76.70	0.00	76.70	30.00
2020	1	0.13	970.80	0.00	970.80	1.00
2021	2	0.25	-307,005.71	0.24	-153,502.86	32.17
2022	8	1.01	-289,558.89	0.22	-36,194.86	32.24
2023	5	0.63	-316,342.76	0.24	-63,268.55	25.16
2024	4	0.50	-247,868.28	0.19	-61,967.07	36.44
2025	17	2.14	-1,075,102.52	0.83	-63,241.32	44.72
2026	4	0.50	-367,553.90	0.28	-91,888.48	20.36
2027	5	0.63	-215,515.56	0.17	-43,103.11	12.13
2028	3	0.38	-276,519.81	0.21	-92,173.27	37.92
2029	6	0.75	-591,718.08	0.46	-98,619.68	43.49
2030	6	0.75	-695,571.44	0.54	-115,928.57	42.42
2031	14	1.76	-1,427,514.15	1.10	-101,965.30	46.34
2032	7	0.88	-1,077,648.86	0.83	-153,949.84	52.77
2033	12	1.51	-1,456,131.15	1.12	-121,344.26	37.04
2034	27	3.40	-4,586,691.32	3.54	-169,877.46	37.19
2035	35	4.40	-5,193,580.13	4.00	-148,388.00	45.32
2036	46	5.79	-8,306,170.96	6.40	-180,568.93	44.06
2037	45	5.66	-5,890,099.65	4.54	-130,891.10	38.39
2038	81	10.19	-12,848,382.10	9.90	-158,622.00	46.78
2039	380	47.80	-63,651,415.77	49.05	-167,503.73	46.78
2040	62	7.80	-15,502,946.31	11.95	-250,047.52	59.78
2041	20	2.52	-4,428,557.39	3.41	-221,427.87	56.91
2042	1	0.13	-246,777.32	0.19	-246,777.32	33.00
2044	3	0.38	-763,223.45	0.59	-254,407.82	43.96
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Loan Purpose Distribution

	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Loan Purpose						
Purchase	557	70.06	-92,397,398.09	71.21	-165,884.02	48.71
Refinance	236	29.69	-37,018,051.67	28.53	-156,856.15	43.85
Renovation	2	0.25	-345,398.25	0.27	-172,699.13	29.95
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

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	21	2.64	-4,110,350.88	3.17	-195,730.99	50.49
> 60 Months	774	97.36	-125,650,497.13	96.83	-162,339.14	47.17
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Loan Size Distribution

Loan Size	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<= 50,000	167	21.01	-2,236,729.08	1.72	-13,393.59	7.95
>50,000 <= 100,000	113	14.21	-8,761,806.84	6.75	-77,538.11	27.39
>100,000 <= 150,000	110	13.84	-13,695,778.83	10.55	-124,507.08	38.29
>150,000 <= 200,000	123	15.47	-21,681,845.95	16.71	-176,275.17	44.14
>200,000 <= 250,000	120	15.09	-26,830,315.99	20.68	-223,585.97	51.11
>250,000 <= 300,000	66	8.30	-17,986,972.51	13.86	-272,529.89	52.63
>300,000 <= 350,000	41	5.16	-13,272,541.88	10.23	-323,720.53	51.85
>350,000 <= 400,000	19	2.39	-7,127,086.61	5.49	-375,109.82	54.55
>400,000 <= 450,000	11	1.38	-4,690,930.20	3.62	-426,448.20	52.29
>450,000 <= 500,000	11	1.38	-5,172,772.45	3.99	-470,252.04	46.86
>500,000 <= 550,000	6	0.75	-3,152,283.66	2.43	-525,380.61	54.74
>550,000	8	1.01	-5,151,784.01	3.97	-643,973.00	65.90
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Owner Occupied	676	85.03	-107,707,982.43	83.00	-159,331.33	48.68
Investment	119	14.97	-22,052,865.58	17.00	-185,318.20	40.41
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Property Type Distribution

Property Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Detached	613	77.11	-103,601,973.13	79.84	-169,008.11	46.39
Duplex	5	0.63	-1,079,565.12	0.83	-215,913.02	59.93
Unit	147	18.49	-20,444,694.31	15.76	-139,079.55	50.54
Semi Detached	26	3.27	-4,152,494.32	3.20	-159,711.32	50.42
Vacantland	4	0.50	-482,121.13	0.37	-120,530.28	43.38
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

Geographical Distribution - by State

State	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
WA	351	44.15	-56,535,879.81	43.57	-161,070.88	43.51
NSW	189	23.77	-33,746,394.05	26.01	-178,552.35	51.12
Victoria	138	17.36	-21,011,426.00	16.19	-152,256.71	48.32
Queensland	66	8.30	-12,110,643.28	9.33	-183,494.60	52.58
South Australia	35	4.40	-4,769,300.52	3.68	-136,265.73	49.29
ACT	9	1.13	-1,085,707.46	0.84	-120,634.16	33.94
Tasmania	5	0.63	-454,732.01	0.35	-90,946.40	54.47
Northern Territory	2	0.25	-46,764.88	0.04	-23,382.44	5.16
Total	795	100.00	-129,760,848.01	100.00	-163,221.19	47.27

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.

Retained Interest	Initial Balance 39,245,715.47	Current Balance 9,980,247.02
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Loan Portfolio Amounts

	Jan-16
Outstanding principal	10,606,474.35
Net Repayments	626,227.33
Total	9,980,247.02

Key Characteristics of the Mortgage Pool (summary)	Offering Circular	Jan-16
Number of Loans	180	64
Min (Interest Rate)	6.19%	4.42%
Max (Interest Rate)	8.59%	5.97%
Weighted Average (Interest Rate)	7.16%	5.12%
Weighted Average Seasoning (Months)	47.11	95.60
Weighted Average Maturity (Months)	318.81	276.48
Original Balance (AUD)	39,245,715	10,606,474
Outstanding Principal Balance (AUD)	39,245,715	9,980,247
Average Loan Size (AUD)	218,032	155,941
Maximum Loan Value (AUD)	824,414	651,634
Current Average Loan-to-Value	55.22%	36.08%
Current Weighted Average Loan-to-Value	61.59%	52.12%
Current Maximum Loan-to-Value	94.00%	89.00%

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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	1.56%	366,075.10	3.67%	5,264.93
61-90	2	3.13%	565,929.49	5.67%	10,960.13
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	3	4.69%	932,004.59	9.34%	16,225.06

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)	Jan-16
	51.82%

Article 122a of CRD4 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 Fixed (Term Remaining)	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12
<= 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
Total Fixed	0	0.00	0.00	0.00	0.00	0.00
Grand Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Loan to Value Ratio Distribution

LVR Tier	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<=20%	23	35.94	-1,325,475.78	13.28	-57,629.38	13.72
> 20% <= 25%	6	9.38	-781,545.63	7.83	-130,257.60	23.85
> 25% <= 30%	3	4.69	-669,585.20	6.71	-223,195.07	27.23
> 30% <= 35%	3	4.69	-334,005.58	3.35	-111,335.19	31.43
> 35% <= 40%	3	4.69	-438,516.37	4.39	-146,172.12	38.89
> 40% <= 45%	1	1.56	-230,026.54	2.30	-230,026.54	45.00
> 45% <= 50%	3	4.69	-578,677.33	5.80	-192,892.44	47.86
> 50% <= 55%	4	6.25	-653,350.59	6.55	-163,337.65	53.51
> 55% <= 60%	1	1.56	-117,206.33	1.17	-117,206.33	59.00
> 60% <= 65%	4	6.25	-743,766.97	7.45	-185,941.74	61.72
> 65% <= 70%	2	3.13	-557,165.08	5.58	-278,582.54	69.00
> 70% <= 75%	5	7.81	-1,616,075.75	16.19	-323,215.15	72.05
> 75% <= 80%	3	4.69	-1,208,360.94	12.11	-402,786.98	78.20
> 80% <= 85%	2	3.13	-345,589.76	3.46	-172,794.88	82.45
> 85% <= 90%	1	1.56	-380,899.17	3.82	-380,899.17	89.00
> 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
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Mortgage Insurer Distribution

Mortgage Insurer	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
MGICA	11	17.19	-2,403,949.80	24.09	-218,540.89	70.77
NONE	46	71.88	-6,881,925.28	68.96	-149,607.07	45.81
PMI	2	3.13	-119,471.88	1.20	-59,735.94	18.78
WLENDER	5	7.81	-574,900.06	5.76	-114,980.01	56.65
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Loan Maturity Distribution

Loan Maturity (year)	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
2022	1	1.56	-52,784.67	0.53	-52,784.67	8.00
2026	1	1.56	-3,805.58	0.04	-3,805.58	2.00
2029	1	1.56	-20,267.57	0.20	-20,267.57	4.00
2031	1	1.56	-113.64	0.00	-113.64	0.00
2032	2	3.13	-25,419.48	0.26	-12,709.74	2.98
2033	1	1.56	-122,998.82	1.23	-122,998.82	31.00
2034	3	4.69	-345,263.49	3.46	-115,087.83	20.70
2035	5	7.81	-560,221.93	5.61	-112,044.39	56.27
2036	4	6.25	-518,991.27	5.20	-129,747.82	39.53
2037	9	14.06	-1,161,034.16	11.63	-129,003.80	45.12
2038	4	6.25	-558,972.32	5.60	-139,743.08	24.83
2039	15	23.44	-3,270,119.59	32.77	-218,007.97	55.24
2040	8	12.50	-1,615,144.74	16.18	-201,893.09	57.90
2041	9	14.06	-1,725,109.76	17.29	-191,678.86	67.36
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Loan Purpose Distribution

Loan Purpose	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Purchase	52	81.25	-8,217,847.72	82.34	-158,035.53	52.44
Refinance	12	18.75	-1,762,399.30	17.66	-146,866.61	50.63
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

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	9	14.06	-1,725,109.76	17.29	-191,678.86	67.36
> 60 Months	55	85.94	-8,255,137.26	82.71	-150,093.40	48.94
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Loan Size Distribution

Loan Size	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
<= 50,000	16	25.00	-308,537.91	3.09	-19,283.62	15.71
>50,000 <= 100,000	12	18.75	-922,767.08	9.25	-76,897.26	24.53
>100,000 <= 150,000	7	10.94	-890,106.12	8.92	-127,158.02	38.89
>150,000 <= 200,000	8	12.50	-1,395,233.94	13.98	-174,404.24	45.56
>200,000 <= 250,000	7	10.94	-1,499,671.45	15.03	-214,238.78	54.57
>250,000 <= 300,000	5	7.81	-1,398,292.42	14.01	-279,658.48	59.65
>300,000 <= 350,000	2	3.13	-669,471.20	6.71	-334,735.60	49.39
>350,000 <= 400,000	6	9.38	-2,244,533.20	22.49	-374,088.87	64.49
>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	1	1.56	-651,633.70	6.53	-651,633.70	79.00
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Occupancy Type Distribution

Occupancy Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Owner Occupied	59	92.19	-9,219,847.20	92.38	-156,268.60	53.02
Investment	5	7.81	-760,399.82	7.62	-152,079.96	41.25
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Property Type Distribution

Property Type	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
Detached	51	79.69	-7,893,621.80	79.09	-154,776.90	49.01
Duplex	1	1.56	-61,450.39	0.62	-61,450.39	9.00
Unit	10	15.63	-1,755,842.57	17.59	-175,584.26	65.48
Semi Detached	2	3.13	-269,332.26	2.70	-134,666.13	66.09
Vacantland	0	0.00	0.00	0.00	0.00	0.00
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Geographical Distribution - by State

State	Number	Number %	Current Balances	Current Balances %	Average Loan Size	Weighted Average LVR %
WA	37	57.81	-4,610,197.17	46.19	-124,599.92	42.47
NSW	14	21.88	-2,559,396.94	25.64	-182,814.07	63.08
Queensland	6	9.38	-1,429,196.54	14.32	-238,199.42	61.51
Victoria	6	9.38	-1,309,867.84	13.12	-218,311.31	55.51
South Australia	1	1.56	-71,588.53	0.72	-71,588.53	33.00
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
Total	64	100.00	-9,980,247.02	100.00	-155,941.36	52.12

Portfolio: Swan Trust Series 2011-1

Transaction parties

Issuer

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

Security Trustee

P.T. Limited
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123 Pitt Street
Sydney NSW 2000

Seller and Servicer

Bank of Western Australia Ltd
Level 34, BankWest Tower
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Perth WA 6000

Trust Manager

Securitisation Advisory Services Pty Limited
Ground Floor Tower 1
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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

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Co-Manager

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Sydney NSW 2000

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

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