

**Commonwealth Bank of Australia
CBA Covered Bond Trust - Investor Report**

Date: 10 May 2018

| | |
|---|---------------|
| Monthly Covered Bond Report Date | 30-April-2018 |
| Determination Date | 01-May-2018 |
| Distribution Date | 21-May-2018 |

| | |
|------------------------|--------------------------------------|
| Covered Bond Guarantor | Perpetual Corporate Trust Limited |
| Security Trustee | P.T Limited |
| Bond Trustee | Deutsche Trustee Company Limited |
| Swap Provider | Commonwealth Bank of Australia |
| Servicer | Commonwealth Bank of Australia |
| Trust Manager | Securitisation Advisory Services P/L |
| Cover Pool Monitor | PricewaterhouseCoopers |

| Ratings Overview | Fitch | Moody's |
|--|----------------|----------------|
| CBA Short Term Senior Unsecured Rating | F1+ (Affirmed) | P-1 (Stable) |
| CBA Long Term Senior Unsecured Rating | AA- (Stable) | Aa3 (Stable) |
| Covered Bond Rating | AAA | Aaa |

| Compliance Tests | |
|---|------|
| Asset Coverage Test | Pass |
| Issuer Event of Default | No |
| Covered Bond Guarantor Event of Default | No |
| Interest Rate Shortfall Test | Pass |
| Pre-Maturity Test | Pass |

| Asset Coverage Test as at 01-May-2018 | | |
|--|---|------------------|
| Calculation of Adjusted Aggregate Receivable Amount | | |
| A | The Lower of: | |
| | (i) LVR Adjusted Mortgage Loan Balance Amount, and | \$30,895,308,671 |
| | (ii) Asset Percentage Adjusted Mortgage Loan Balance Amount | \$28,615,128,996 |
| | | \$28,615,128,996 |
| B | Aggregate Amount of any Proceeds of any Term Advances and/or any Demand Loan Advances which have not been applied as at the Determination Date. | \$0 |
| C | Aggregate Principal Balance of any Substitution Assets and Authorised Investments as at the relevant Determination Date | \$1,161,944,067 |
| D | Aggregate Amount of Principal Collections collected by the Servicer during the Collection Period excluding any amounts applied in accordance with the Priority of Payments. | \$0 |
| E | The sum Sale Proceeds credited to the GIC Account, Remaining Available Principal held in the GIC Account and any amount transferred from the OC Account to the GIC Account | \$0 |
| Z | Negative Carry Factor | \$0 |
| | Adjusted Aggregate Mortgage Loan Amount (A+B+C+D+E) - Z | \$29,777,073,063 |
| | Results of Asset Coverage Test | |
| | Adjusted Aggregate Mortgage Loan Amount | \$29,777,073,063 |
| | AUD Equivalent of the Aggregate Principal Amount Outstanding of the Covered Bonds | \$26,158,696,412 |
| | Asset Coverage Test is Satisfied | Yes |
| | Asset Percentage | 92.00% |
| | Current Overcollateralisation Percentage | 13.83% |



Summary as at 01-May-2018

Bond Issuance

| <u>Bonds</u> | <u>Issue Date</u> | <u>Principal Balance</u> | <u>AUD Equiv. of Principal Balance</u> | <u>Exchange Rate</u> | <u>Coupon Frequency</u> | <u>Coupon Rate</u> |
|--------------|-------------------|--------------------------|--|----------------------|-------------------------|--------------------------------|
| Series 2 | 27-January-2012 | NOK 3,375,000,000.00 | \$547,208,753.16 | 6.1677 | Yearly | 5.000000% |
| Series 5 | 01-February-2012 | EUR 109,000,000.00 | \$133,812,333.46 | 0.8146 | Yearly | 3.815000% |
| Series 7 | 02-February-2012 | EUR 66,500,000.00 | \$81,246,933.96 | 0.8185 | Yearly | 3.925000% |
| Series 9 | 13-February-2012 | EUR 117,000,000.00 | \$141,901,697.12 | 0.8245 | Yearly | 3.994000% |
| Series 11 | 13-March-2012 | CHF 350,000,000.00 | \$356,385,918.91 | 0.9821 | Yearly | 1.500000% |
| Series 12 | 01-March-2012 | EUR 50,000,000.00 | \$62,055,873.25 | 0.8057 | Yearly | 3.700000% |
| Series 14 | 02-May-2012 | CHF 100,000,000.00 | \$105,977,895.14 | 0.9436 | Yearly | 1.625000% |
| Series 15 | 03-May-2012 | EUR 1,500,000,000.00 | \$1,897,314,529.00 | 0.7906 | Yearly | 3.000000% |
| Series 16 | 09-May-2012 | NOK 750,000,000.00 | \$126,407,165.00 | 5.9332 | Yearly | 4.550000% |
| Series 17 | 21-May-2012 | EUR 90,000,000.00 | \$116,459,016.00 | 0.7728 | Yearly | 3.035000% |
| Series 18 | 07-August-2012 | EUR 100,000,000.00 | \$118,312,476.00 | 0.8452 | Yearly | 2.630000% |
| Series 19 | 04-September-2012 | GBP 750,000,000.00 | \$1,142,980,437.00 | 0.6562 | Yearly | 3.000000% |
| Series 20 | 13-September-2012 | EUR 150,000,000.00 | \$183,104,756.35 | 0.8192 | Yearly | 2.270000% |
| Series 21 | 24-September-2012 | EUR 111,000,000.00 | \$137,442,380.00 | 0.8076 | Yearly | 2.602500% |
| Series 22 | 05-October-2012 | EUR 50,000,000.00 | \$62,377,049.00 | 0.8016 | Quarterly | EURIBOR 3 MONTHS + 0.450000% |
| Series 23 | 09-November-2012 | EUR 113,000,000.00 | \$142,140,087.00 | 0.7950 | Yearly | 2.305000% |
| Series 25 | 01-February-2013 | EUR 112,000,000.00 | \$144,430,651.00 | 0.7755 | Yearly | 2.500000% |
| Series 28 | 11-December-2013 | USD 1,500,000,000.00 | \$1,654,898,499.56 | 0.9064 | SemiAnnual | 1.875000% |
| Series 29 | 21-January-2014 | NZD 314,000,000.00 | \$291,957,229.00 | 1.0755 | SemiAnnual | 5.802000% |
| Series 30 | 22-January-2014 | EUR 1,000,000,000.00 | \$1,533,535,899.00 | 0.6521 | Yearly | 1.375000% |
| Series 31 | 21-January-2014 | EUR 45,000,000.00 | \$68,026,155.38 | 0.6615 | Yearly | 2.215000% |
| Series 33 | 15-April-2014 | EUR 40,000,000.00 | \$59,828,614.81 | 0.6686 | Quarterly | EURIBOR 3 MONTHS + 0.310000% |
| Series 34 | 12-May-2014 | EUR 40,000,000.00 | \$60,041,183.48 | 0.6662 | Yearly | 1.525000% |
| Series 35 | 27-May-2014 | AUD 125,000,000.00 | \$125,000,000.00 | 1.0000 | SemiAnnual | 4.750000% |
| Series 36 | 18-June-2014 | USD 1,250,000,000.00 | \$1,347,563,605.00 | 0.9276 | SemiAnnual | 2.000000% |
| Series 37 | 10-July-2014 | AUD 109,000,000.00 | \$109,000,000.00 | 1.0000 | SemiAnnual | 4.500000% |
| Series 38 | 09-September-2014 | AUD 50,000,000.00 | \$50,000,000.00 | 1.0000 | SemiAnnual | 4.275000% |
| Series 39 | 04-November-2014 | EUR 1,000,000,000.00 | \$1,455,053,616.00 | 0.6873 | Yearly | 0.750000% |
| Series 40 | 02-December-2014 | EUR 25,000,000.00 | \$35,840,529.65 | 0.6975 | Yearly | 1.210000% |
| Series 41 | 12-December-2014 | EUR 50,000,000.00 | \$73,491,353.61 | 0.6804 | Yearly | 1.653000% |
| Series 42 | 12-December-2014 | EUR 25,000,000.00 | \$37,227,311.08 | 0.6715 | Yearly | 1.670000% |
| Series 43 | 30-January-2015 | EUR 50,000,000.00 | \$71,211,199.03 | 0.7021 | Yearly | 1.192500% |
| Series 44 | 22-July-2015 | USD 1,000,000,000.00 | \$1,341,021,858.66 | 0.7457 | SemiAnnual | 2.125000% |
| Series 45 | 04-December-2015 | EUR 50,000,000.00 | \$73,007,446.22 | 0.6849 | Yearly | 1.665000% |
| Series 46 | 14-December-2015 | EUR 100,000,000.00 | \$144,965,159.00 | 0.6898 | Yearly | 0.982000% |
| Series 47 | 17-December-2015 | EUR 50,000,000.00 | \$75,440,649.96 | 0.6628 | Yearly | 1.670000% |
| Series 48 | 29-December-2015 | EUR 40,000,000.00 | \$60,955,056.00 | 0.6562 | Yearly | 1.635000% |
| Series 49 | 29-January-2016 | EUR 50,000,000.00 | \$78,169,617.36 | 0.6396 | Yearly | 1.641000% |
| Series 50 | 09-February-2016 | EUR 750,000,000.00 | \$1,163,062,500.00 | 0.6448 | Yearly | 0.375000% |
| Series 51 | 09-February-2016 | EUR 500,000,000.00 | \$775,375,000.00 | 0.6448 | Yearly | 1.625000% |
| Series 52 | 21-April-2016 | EUR 100,000,000.00 | \$149,127,604.17 | 0.6706 | Yearly | 1.393000% |
| Series 53 | 12-May-2016 | EUR 40,000,000.00 | \$61,866,396.33 | 0.6466 | Yearly | 1.500000% |
| Series 54 | 18-July-2016 | EUR 125,000,000.00 | \$185,193,750.00 | 0.6750 | Yearly | 0.807000% |
| Series 55 | 27-July-2016 | EUR 100,000,000.00 | \$145,878,324.99 | 0.6855 | Yearly | 1.000000% |
| Series 56 | 27-July-2016 | EUR 1,250,000,000.00 | \$1,838,250,000.00 | 0.6800 | Yearly | 0.500000% |
| Series 57 | 23-September-2016 | GBP 37,000,000.00 | \$64,367,281.90 | 0.5748 | Quarterly | GBP LIBOR 3 MONTHS + 0.370000% |
| Series 58 | 17-November-2016 | AUD 700,000,000.00 | \$700,000,000.00 | 1.0000 | SemiAnnual | 2.750000% |
| Series 59 | 17-November-2016 | AUD 1,400,000,000.00 | \$1,400,000,000.00 | 1.0000 | Quarterly | BBSW - 3 MONTHS + 0.850000% |
| Series 60 | 17-November-2016 | AUD 200,000,000.00 | \$200,000,000.00 | 1.0000 | SemiAnnual | 3.250000% |
| Series 61 | 18-January-2017 | GBP 350,000,000.00 | \$592,095,000.00 | 0.5911 | Yearly | 1.125000% |
| Series 62 | 11-April-2017 | EUR 750,000,000.00 | \$1,051,800,000.00 | 0.7131 | Yearly | 0.375000% |
| Series 63 | 02-November-2017 | EUR 50,000,000.00 | \$76,175,000.00 | 0.6564 | Yearly | 1.634000% |
| Series 64 | 03-November-2017 | EUR 50,000,000.00 | \$76,679,000.00 | 0.6520 | Yearly | 1.636000% |
| Series 65 | 02-November-2017 | EUR 100,000,000.00 | \$153,316,000.00 | 0.6522 | Yearly | 1.636000% |
| Series 66 | 19-January-2018 | EUR 404,000,000.00 | \$628,072,400.00 | 0.6432 | Yearly | 1.482000% |
| Series 67 | 28-March-2018 | EUR 35,000,000.00 | \$55,600,000.00 | 0.6295 | Yearly | 1.598000% |
| Series 68 | 24-April-2018 | HKD 6,100,000,000.00 | \$1,002,745,220.52 | 6.0833 | Quarterly | HIBOR 3 MONTHS + 0.116500% |
| Series 69 | 24-April-2018 | EUR 1,000,000,000.00 | \$1,593,300,000.00 | 0.6276 | Yearly | 0.375000% |



| Bonds | ISIN | CUSIP | Listing | Note Type | Expected Maturity Date | Final Maturity Date |
|-----------|---------------------------|----------------------------------|--------------------|-------------|------------------------|---------------------|
| Series 2 | XS0733058969 | n/a | London | Soft Bullet | 27-January-2022 | 27-January-2022 |
| Series 5 | XS0737866060 | n/a | London | Hard Bullet | 01-February-2027 | 01-February-2027 |
| Series 7 | XS0739982980 | n/a | London | Hard Bullet | 02-February-2027 | 02-February-2027 |
| Series 9 | XS0745915826 | n/a | London | Hard Bullet | 13-February-2030 | 13-February-2030 |
| Series 11 | CH0180071463 | n/a | SIX Swiss Exchange | Soft Bullet | 13-September-2019 | 13-September-2019 |
| Series 12 | XS0751446872 | n/a | Unlisted | Hard Bullet | 01-March-2027 | 01-March-2027 |
| Series 14 | CH0183597266 | n/a | SIX Swiss Exchange | Hard Bullet | 02-May-2022 | 02-May-2022 |
| Series 15 | XS0775914277 | n/a | London | Soft Bullet | 03-May-2022 | 03-May-2022 |
| Series 16 | XS0778752047 | n/a | London | Hard Bullet | 09-May-2022 | 09-May-2022 |
| Series 17 | XS0782692940 | n/a | London | Hard Bullet | 21-May-2027 | 21-May-2027 |
| Series 18 | XS0810718295 | n/a | Unlisted | Hard Bullet | 07-August-2031 | 07-August-2031 |
| Series 19 | XS0822509138 | n/a | London | Soft Bullet | 04-September-2026 | 04-September-2026 |
| Series 20 | n/a | n/a | Unlisted | Hard Bullet | 13-September-2024 | 13-September-2024 |
| Series 21 | XS0829366532 | n/a | London | Soft Bullet | 24-September-2027 | 24-September-2027 |
| Series 22 | XS0839422408 | n/a | London | Soft Bullet | 05-October-2019 | 05-October-2019 |
| Series 23 | n/a | n/a | Unlisted | Hard Bullet | 08-November-2024 | 08-November-2024 |
| Series 25 | XS0883740887 | n/a | Unlisted | Hard Bullet | 01-February-2029 | 01-February-2029 |
| Series 28 | US20271AAD90 | 20271AAD9 20271BAD7 | Unlisted | Soft Bullet | 11-December-2018 | 11-December-2018 |
| Series 29 | NZCWB0121L6 | n/a | Unlisted | Soft Bullet | 21-January-2021 | 21-January-2021 |
| Series 30 | XS1015892182 | n/a | London | Soft Bullet | 22-January-2019 | 22-January-2019 |
| Series 31 | XS1017269082 | n/a | London | Hard Bullet | 30-December-2022 | 30-December-2022 |
| Series 33 | XS1055029828 | n/a | London | Soft Bullet | 15-April-2021 | 15-April-2021 |
| Series 34 | n/a | n/a | Unlisted | Hard Bullet | 12-May-2021 | 12-May-2021 |
| Series 35 | AU3CB0220960 | n/a | Unlisted | Soft Bullet | 27-May-2024 | 27-May-2024 |
| Series 36 | US20271AAE73/US20271BAE56 | 20271AAE7/20271BAE5 | ASX | Soft Bullet | 18-June-2019 | 18-June-2019 |
| Series 37 | AU3CB0222289 | n/a | Unlisted | Soft Bullet | 10-July-2024 | 10-July-2024 |
| Series 38 | AU3CB0223709 | n/a | Unlisted | Soft Bullet | 26-August-2024 | 26-August-2024 |
| Series 39 | XS1129875255 | n/a | London | Soft Bullet | 04-November-2021 | 04-November-2021 |
| Series 40 | XS1144953285 | n/a | London | Soft Bullet | 02-December-2026 | 02-December-2026 |
| Series 41 | XS1151585038 | n/a | London | Soft Bullet | 12-February-2035 | 12-February-2035 |
| Series 42 | XS1152541899 | n/a | London | Soft Bullet | 12-February-2035 | 12-February-2035 |
| Series 43 | XS1172405414 | n/a | London | Soft Bullet | 30-March-2035 | 30-March-2035 |
| Series 44 | US20271AAF49 | US20271BAF22 20271AAF4 20271BAF2 | Unlisted | Soft Bullet | 22-July-2020 | 22-July-2020 |
| Series 45 | n/a | n/a | Unlisted | Soft Bullet | 26-February-2035 | 26-February-2035 |
| Series 46 | n/a | n/a | Unlisted | Soft Bullet | 15-December-2025 | 15-December-2025 |
| Series 47 | XS1334754949 | n/a | London | Soft Bullet | 17-December-2035 | 17-December-2035 |
| Series 48 | XS1338413005 | n/a | London | Soft Bullet | 29-December-2031 | 29-December-2031 |
| Series 49 | XS1352049198 | n/a | London | Soft Bullet | 29-January-2036 | 29-January-2036 |
| Series 50 | XS1357027496 | n/a | London | Soft Bullet | 10-February-2021 | 10-February-2021 |
| Series 51 | XS1357027652 | n/a | London | Soft Bullet | 10-February-2031 | 10-February-2031 |
| Series 52 | XS1397030146 | n/a | London | Soft Bullet | 21-April-2036 | 21-April-2036 |
| Series 53 | XS1408408406 | n/a | London | Soft Bullet | 12-May-2036 | 12-May-2036 |
| Series 54 | XS1443250284 | n/a | London | Soft Bullet | 18-July-2031 | 18-July-2031 |
| Series 55 | XS1452595090 | n/a | London | Soft Bullet | 27-July-2036 | 27-July-2036 |
| Series 56 | XS1458458665 | n/a | London | Soft Bullet | 27-July-2026 | 27-July-2026 |
| Series 57 | XS1494693978 | n/a | London | Soft Bullet | 23-September-2021 | 23-September-2021 |
| Series 58 | AU3CB0240638 | n/a | Unlisted | Soft Bullet | 17-November-2021 | 17-November-2021 |
| Series 59 | AU3FN0033338 | n/a | Unlisted | Soft Bullet | 17-November-2021 | 17-November-2021 |
| Series 60 | AU3CB0240646 | n/a | Unlisted | Soft Bullet | 17-November-2026 | 17-November-2026 |
| Series 61 | XS1548960407 | n/a | London | Soft Bullet | 22-December-2021 | 22-December-2021 |
| Series 62 | XS1594339514 | n/a | London | Soft Bullet | 11-April-2024 | 11-April-2024 |
| Series 63 | XS1701863547 | n/a | London | Soft Bullet | 02-November-2037 | 02-November-2037 |
| Series 64 | XS1710679959 | n/a | London | Soft Bullet | 03-November-2037 | 03-November-2037 |
| Series 65 | XS1711352903 | n/a | London | Soft Bullet | 02-November-2037 | 02-November-2037 |
| Series 66 | XS1751692887 | n/a | London | Soft Bullet | 19-January-2038 | 19-January-2038 |
| Series 67 | XS1799999948 | n/a | London | Soft Bullet | 28-March-2043 | 28-March-2043 |
| Series 68 | HK0000415346 | n/a | Unlisted | Soft Bullet | 24-July-2021 | 24-July-2021 |
| Series 69 | XS1811023735 | n/a | London | Soft Bullet | 24-April-2023 | 24-April-2023 |

| Pool Summary | |
|--|------------------|
| Portfolio Cut off Date | 30-04-2018 |
| Current Principal Balance (AUD) | \$30,935,584,357 |
| Number of Loans(Unconsolidated) | 136,522 |
| Number of Borrowers(Consolidated) | 118,034 |
| Average Loan Size | \$226,598 |
| Maximum Housing Loan Balance | \$2,624,983 |
| Weighted Average Loan Interest Rate | 4.41% |
| Weighted Average Current Loan to Value Ratio (LVR) | 59.30% |
| Weighted Average Indexed Loan to Value Ratio (LVR) | 47.68% |
| Weighted Average Seasoning (Months) | 49.17 |
| Weighted Average Remaining Term (Months) | 296.68 |

| Prepayment Information | | | | |
|--------------------------|---------|---------|----------|------------|
| | 1 Month | 3 Month | 12 Month | Cumulative |
| Prepayment History (CPR) | 12.64 | 13.04 | 14.91 | 15.64 |
| Prepayment History (SMM) | 1.12 | 1.16 | 1.34 | 1.41 |

| Mortgage Pool by Current Loan to Value Ratio (LVR) | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Up to and including 40% | 43,633 | 31.96% | \$5,214,717,498 | 16.86% |
| 40% up to and including 45% | 7,850 | 5.75% | \$1,722,823,062 | 5.57% |
| 45% up to and including 50% | 8,647 | 6.33% | \$2,034,520,323 | 6.58% |
| 50% up to and including 55% | 9,112 | 6.67% | \$2,288,949,292 | 7.40% |
| 55% up to and including 60% | 9,691 | 7.10% | \$2,608,102,097 | 8.43% |
| 60% up to and including 65% | 10,402 | 7.62% | \$2,849,287,910 | 9.21% |
| 65% up to and including 70% | 12,344 | 9.04% | \$3,545,395,939 | 11.46% |
| 70% up to and including 75% | 12,202 | 8.94% | \$3,690,113,002 | 11.93% |
| 75% up to and including 80% | 13,001 | 9.52% | \$4,174,654,181 | 13.49% |
| 80% up to and including 85% | 4,344 | 3.18% | \$1,294,727,739 | 4.19% |
| 85% up to and including 90% | 3,541 | 2.59% | \$1,011,661,952 | 3.27% |
| 90% up to and including 95% | 1,463 | 1.07% | \$406,165,676 | 1.31% |
| 95% up to and including 100% | 84 | 0.06% | \$23,873,236 | 0.08% |
| > 100% | 208 | 0.15% | \$70,592,450 | 0.23% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Indexed Loan to Value Ratio (LVR) * | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Up to and including 40% | 67,759 | 49.63% | \$10,465,106,035 | 33.83% |
| 40% up to and including 45% | 11,138 | 8.16% | \$2,936,600,630 | 9.49% |
| 45% up to and including 50% | 10,999 | 8.06% | \$3,145,380,547 | 10.17% |
| 50% up to and including 55% | 10,344 | 7.58% | \$3,161,736,780 | 10.22% |
| 55% up to and including 60% | 9,091 | 6.66% | \$2,796,256,760 | 9.04% |
| 60% up to and including 65% | 8,155 | 5.97% | \$2,527,952,876 | 8.17% |
| 65% up to and including 70% | 7,962 | 5.83% | \$2,544,962,194 | 8.23% |
| 70% up to and including 75% | 4,936 | 3.62% | \$1,499,251,377 | 4.85% |
| 75% up to and including 80% | 3,854 | 2.82% | \$1,173,461,082 | 3.79% |
| 80% up to and including 85% | 1,168 | 0.86% | \$351,633,257 | 1.14% |
| 85% up to and including 90% | 856 | 0.63% | \$248,868,399 | 0.80% |
| 90% up to and including 95% | 199 | 0.15% | \$62,010,790 | 0.20% |
| 95% up to and including 100% | 24 | 0.02% | \$8,931,563 | 0.03% |
| > 100% | 37 | 0.03% | \$13,432,069 | 0.04% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

* Based on quarterly data provided by the Australian Bureau of Statistics

| Mortgage Pool by Mortgage Loan Interest Rate | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| <=5.00% | 116,633 | 85.43% | \$27,681,582,957 | 89.48% |
| > 5.00% <= 5.25% | 12,704 | 9.31% | \$2,132,370,645 | 6.89% |
| > 5.25% <= 5.50% | 4,436 | 3.25% | \$673,021,669 | 2.18% |
| > 5.50% <= 5.75% | 1,033 | 0.76% | \$232,227,989 | 0.75% |
| > 5.75% <= 6.00% | 1,400 | 1.03% | \$170,773,796 | 0.55% |
| > 6.00% <= 6.25% | 136 | 0.10% | \$23,698,835 | 0.08% |
| > 6.25% <= 6.50% | 0 | 0.00% | \$0 | 0.00% |
| > 6.55% <= 6.75% | 1 | 0.00% | \$14,181 | 0.00% |
| > 6.75% <= 7.00% | 9 | 0.01% | \$1,250,285 | 0.00% |
| > 7.00% <= 7.25% | 16 | 0.01% | \$2,101,532 | 0.01% |
| > 7.25% <= 7.50% | 31 | 0.02% | \$3,616,524 | 0.01% |
| > 7.50% <= 7.75% | 34 | 0.02% | \$3,527,772 | 0.01% |
| > 7.75% <= 8.00% | 22 | 0.02% | \$2,525,047 | 0.01% |
| > 8.00% <= 8.25% | 32 | 0.02% | \$4,594,923 | 0.01% |
| > 8.25% <= 8.50% | 19 | 0.01% | \$2,341,858 | 0.01% |
| > 8.50% | 16 | 0.01% | \$1,936,344 | 0.01% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Interest Option | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Fixed 1 Year | 16,086 | 11.78% | \$4,151,363,031 | 13.42% |
| Fixed 2 Year | 2,996 | 2.19% | \$795,653,208 | 2.57% |
| Fixed 3 Year | 664 | 0.49% | \$179,958,118 | 0.58% |
| Fixed 4 Year | 265 | 0.19% | \$57,999,893 | 0.19% |
| Fixed 5 Year | 15 | 0.01% | \$1,662,484 | 0.01% |
| Fixed 6 + Year | 46 | 0.03% | \$6,013,897 | 0.02% |
| Total Fixed Rate | 20,072 | 14.70% | \$5,192,650,632 | 16.79% |
| Total Variable Rate | 116,450 | 85.30% | \$25,742,933,726 | 83.21% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Loan Size (Consolidated) | | | | |
|--|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Up to and including 100,000 | 25,720 | 18.84% | \$1,334,834,440 | 4.31% |
| > 100,000 up to and including 200,000 | 31,338 | 22.95% | \$4,585,754,359 | 14.82% |
| > 200,000 up to and including 300,000 | 26,300 | 19.26% | \$5,986,737,065 | 19.35% |
| > 300,000 up to and including 400,000 | 18,527 | 13.57% | \$5,253,334,080 | 16.98% |
| > 400,000 up to and including 500,000 | 11,997 | 8.79% | \$3,940,686,260 | 12.74% |
| > 500,000 up to and including 600,000 | 7,532 | 5.52% | \$2,770,258,053 | 8.95% |
| > 600,000 up to and including 700,000 | 4,696 | 3.44% | \$1,931,566,190 | 6.24% |
| > 700,000 up to and including 800,000 | 3,206 | 2.35% | \$1,446,042,774 | 4.67% |
| > 800,000 up to and including 900,000 | 2,110 | 1.55% | \$1,035,225,526 | 3.35% |
| > 900,000 up to and including 1,000,000 | 1,672 | 1.22% | \$842,600,865 | 2.72% |
| > 1,000,000 up to and including 1,250,000 | 1,962 | 1.44% | \$964,048,849 | 3.12% |
| > 1,250,000 up to and including 1,500,000 | 869 | 0.64% | \$483,443,541 | 1.56% |
| > 1,500,000 up to and including 1,750,000 | 342 | 0.25% | \$208,440,962 | 0.67% |
| > 1,750,000 up to and including 2,000,000 | 149 | 0.11% | \$95,986,618 | 0.31% |
| > 2,000,000 | 102 | 0.07% | \$56,624,776 | 0.18% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |



| Mortgage Pool by Approval Date | | | | | |
|---------------------------------------|------------------------|----------------------------|----------------------------|--------------------------------|--|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> | |
| 2002Q1 | 105 | 0.08% | \$7,058,555 | 0.02% | |
| 2002Q2 | 243 | 0.18% | \$22,222,659 | 0.07% | |
| 2002Q3 | 243 | 0.18% | \$24,644,223 | 0.08% | |
| 2002Q4 | 246 | 0.18% | \$23,339,261 | 0.08% | |
| 2003Q1 | 247 | 0.18% | \$24,247,761 | 0.08% | |
| 2003Q2 | 269 | 0.20% | \$27,159,964 | 0.09% | |
| 2003Q3 | 346 | 0.25% | \$36,135,342 | 0.12% | |
| 2003Q4 | 415 | 0.30% | \$47,231,889 | 0.15% | |
| 2004Q1 | 353 | 0.26% | \$36,809,256 | 0.12% | |
| 2004Q2 | 404 | 0.30% | \$46,493,922 | 0.15% | |
| 2004Q3 | 466 | 0.34% | \$46,168,638 | 0.15% | |
| 2004Q4 | 499 | 0.37% | \$58,417,791 | 0.19% | |
| 2005Q1 | 439 | 0.32% | \$51,228,186 | 0.17% | |
| 2005Q2 | 554 | 0.41% | \$59,245,914 | 0.19% | |
| 2005Q3 | 581 | 0.43% | \$69,049,568 | 0.22% | |
| 2005Q4 | 723 | 0.53% | \$84,817,143 | 0.27% | |
| 2006Q1 | 711 | 0.52% | \$84,326,807 | 0.27% | |
| 2006Q2 | 805 | 0.59% | \$99,686,857 | 0.32% | |
| 2006Q3 | 887 | 0.65% | \$105,902,015 | 0.34% | |
| 2006Q4 | 815 | 0.60% | \$94,754,492 | 0.31% | |
| 2007Q1 | 763 | 0.56% | \$82,243,936 | 0.27% | |
| 2007Q2 | 1,142 | 0.84% | \$136,350,484 | 0.44% | |
| 2007Q3 | 1,197 | 0.88% | \$145,910,310 | 0.47% | |
| 2007Q4 | 1,334 | 0.98% | \$179,149,196 | 0.58% | |
| 2008Q1 | 1,172 | 0.86% | \$171,313,719 | 0.55% | |
| 2008Q2 | 1,155 | 0.85% | \$165,247,994 | 0.53% | |
| 2008Q3 | 1,294 | 0.95% | \$199,546,057 | 0.65% | |
| 2008Q4 | 1,682 | 1.23% | \$255,137,837 | 0.82% | |
| 2009Q1 | 2,029 | 1.49% | \$318,653,235 | 1.03% | |
| 2009Q2 | 2,762 | 2.02% | \$469,028,531 | 1.52% | |
| 2009Q3 | 2,314 | 1.69% | \$400,552,041 | 1.29% | |
| 2009Q4 | 2,096 | 1.54% | \$387,837,490 | 1.25% | |
| 2010Q1 | 1,817 | 1.33% | \$353,718,094 | 1.14% | |
| 2010Q2 | 1,952 | 1.43% | \$382,415,550 | 1.24% | |
| 2010Q3 | 2,058 | 1.51% | \$403,742,105 | 1.31% | |
| 2010Q4 | 2,177 | 1.59% | \$407,526,227 | 1.32% | |
| 2011Q1 | 1,884 | 1.38% | \$351,671,292 | 1.14% | |
| 2011Q2 | 2,289 | 1.68% | \$436,471,313 | 1.41% | |
| 2011Q3 | 1,813 | 1.33% | \$344,246,375 | 1.11% | |
| 2011Q4 | 1,866 | 1.37% | \$356,735,784 | 1.15% | |
| 2012Q1 | 1,400 | 1.03% | \$284,964,693 | 0.92% | |
| 2012Q2 | 2,105 | 1.54% | \$470,069,471 | 1.52% | |
| 2012Q3 | 1,974 | 1.45% | \$422,200,627 | 1.36% | |
| 2012Q4 | 2,227 | 1.63% | \$441,247,133 | 1.43% | |
| 2013Q1 | 2,354 | 1.72% | \$490,042,815 | 1.58% | |
| 2013Q2 | 2,756 | 2.02% | \$598,427,493 | 1.93% | |
| 2013Q3 | 2,813 | 2.06% | \$589,360,131 | 1.91% | |
| 2013Q4 | 3,109 | 2.28% | \$674,769,810 | 2.18% | |
| 2014Q1 | 3,136 | 2.30% | \$690,131,337 | 2.23% | |
| 2014Q2 | 3,737 | 2.74% | \$875,652,303 | 2.83% | |
| 2014Q3 | 3,726 | 2.73% | \$888,583,414 | 2.87% | |
| 2014Q4 | 4,056 | 2.97% | \$1,019,030,978 | 3.29% | |
| 2015Q1 | 5,005 | 3.67% | \$1,246,162,423 | 4.03% | |
| 2015Q2 | 6,436 | 4.71% | \$1,715,401,379 | 5.55% | |
| 2015Q3 | 4,993 | 3.66% | \$1,379,699,190 | 4.46% | |
| 2015Q4 | 4,737 | 3.47% | \$1,332,885,129 | 4.31% | |
| 2016Q1 | 5,060 | 3.71% | \$1,435,829,644 | 4.64% | |
| 2016Q2 | 7,502 | 5.50% | \$2,231,785,667 | 7.21% | |
| 2016Q3 | 5,298 | 3.88% | \$1,585,800,494 | 5.13% | |
| 2016Q4 | 4,256 | 3.12% | \$1,162,524,506 | 3.76% | |
| 2017Q1 | 4,616 | 3.38% | \$1,277,064,061 | 4.13% | |
| 2017Q2 | 5,314 | 3.89% | \$1,496,360,971 | 4.84% | |
| 2017Q3 | 2,801 | 2.05% | \$792,411,405 | 2.56% | |
| 2017Q4 | 1,271 | 0.93% | \$359,616,982 | 1.16% | |
| 2018Q1 | 1,399 | 1.02% | \$396,391,042 | 1.28% | |
| 2018Q2 | 294 | 0.22% | \$82,733,449 | 0.27% | |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% | |

| Mortgage Pool by Geographic Distribution | | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|--|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> | |
| ACT | 687 | 0.50% | \$154,083,986 | 0.50% | |
| NSW | 45,165 | 33.08% | \$11,424,647,842 | 36.93% | |
| NT | 1,147 | 0.84% | \$289,854,767 | 0.94% | |
| QLD | 22,924 | 16.79% | \$4,878,012,880 | 15.77% | |
| SA | 8,515 | 6.24% | \$1,522,400,211 | 4.92% | |
| TAS | 3,668 | 2.69% | \$518,823,657 | 1.68% | |
| VIC | 41,026 | 30.05% | \$8,828,579,797 | 28.54% | |
| WA | 13,390 | 9.81% | \$3,319,181,217 | 10.73% | |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% | |

| Mortgage Pool by Loan Type | | | | |
|-----------------------------------|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| P & I | 115,528 | 84.62% | \$24,485,500,168 | 79.15% |
| Interest Only | 20,994 | 15.38% | \$6,450,084,190 | 20.85% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Documentation Type | | | | |
|--|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Full Doc Loans | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |
| Low Doc Loans | 0 | 0.00% | \$0 | 0.00% |
| No Doc Loans | 0 | 0.00% | \$0 | 0.00% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Remaining Interest Only Period | | | | |
|--|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| up to and including 1 Year | 5,321 | 25.35% | \$1,581,830,112 | 24.52% |
| > 1 up to and including 2 years | 4,733 | 22.55% | \$1,448,188,220 | 22.45% |
| > 2 up to and including 3 years | 4,608 | 21.95% | \$1,475,484,588 | 22.88% |
| > 3 up to and including 4 years | 4,417 | 21.04% | \$1,365,235,318 | 21.17% |
| > 4 up to and including 5 years | 1,421 | 6.77% | \$430,330,517 | 6.67% |
| > 5 up to and including 6 years | 77 | 0.37% | \$21,237,080 | 0.33% |
| > 6 up to and including 7 years | 125 | 0.60% | \$32,439,587 | 0.50% |
| > 7 up to and including 8 years | 152 | 0.72% | \$49,661,121 | 0.77% |
| > 8 up to and including 9 years | 112 | 0.53% | \$35,340,181 | 0.55% |
| > 9 up to and including 10 years | 12 | 0.06% | \$4,019,151 | 0.06% |
| > 10 years | 16 | 0.08% | \$6,318,315 | 0.10% |
| Total | 20,994 | 100.00% | \$6,450,084,190 | 100.00% |

| Mortgage Pool by Occupancy Status | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Owner Occupied (Full Recourse) | 105,376 | 77.19% | \$23,441,227,527 | 75.77% |
| Residential Investment (Full Recourse) | 31,146 | 22.81% | \$7,494,356,831 | 24.23% |
| Residential Investment (Limited Recourse) | 0 | 0.00% | \$0 | 0.00% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Loan Purpose | | | | |
|--------------------------------------|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Purchase New Dwelling | 5,851 | 4.29% | \$1,383,975,349 | 4.47% |
| Purchase Existing Dwelling | 90,933 | 66.61% | \$20,113,341,924 | 65.02% |
| Refinance | 39,738 | 29.11% | \$9,438,267,085 | 30.51% |
| Other | 0 | 0.00% | \$0 | 0.00% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Loan Seasoning | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| up to and including 3 months | 1,695 | 1.24% | \$480,422,198 | 1.55% |
| > 3 months up to and including 6 months | 1,273 | 0.93% | \$361,425,416 | 1.17% |
| > 6 months up to and including 9 months | 2,910 | 2.13% | \$827,496,380 | 2.67% |
| > 9 months up to and including 12 months | 5,366 | 3.93% | \$1,505,602,864 | 4.87% |
| > 12 months up to and including 15 months | 4,651 | 3.41% | \$1,273,061,537 | 4.12% |
| > 15 months up to and including 18 months | 4,354 | 3.19% | \$1,188,396,403 | 3.84% |
| > 18 months up to and including 21 months | 5,351 | 3.92% | \$1,595,567,268 | 5.16% |
| > 21 months up to and including 24 months | 7,538 | 5.52% | \$2,240,649,107 | 7.24% |
| > 24 months up to and including 27 months | 5,099 | 3.73% | \$1,443,729,005 | 4.67% |
| > 27 months up to and including 30 months | 4,799 | 3.52% | \$1,353,710,586 | 4.38% |
| > 30 months up to and including 33 months | 5,004 | 3.67% | \$1,382,700,866 | 4.47% |
| > 33 months up to and including 36 months | 6,452 | 4.73% | \$1,710,513,199 | 5.53% |
| > 36 months up to and including 48 months | 16,555 | 12.13% | \$4,039,383,787 | 13.06% |
| > 48 months up to and including 60 months | 11,833 | 8.67% | \$2,580,283,820 | 8.34% |
| > 60 months up to and including 72 months | 8,581 | 6.29% | \$1,809,921,314 | 5.85% |
| > 72 months up to and including 84 months | 7,300 | 5.35% | \$1,405,827,986 | 4.54% |
| > 84 months up to and including 96 months | 7,993 | 5.85% | \$1,523,870,633 | 4.93% |
| > 96 months up to and including 108 months | 8,897 | 6.52% | \$1,586,856,322 | 5.13% |
| > 108 months up to and including 120 months | 6,094 | 4.46% | \$916,290,086 | 2.96% |
| > 120 months | 14,777 | 10.82% | \$1,709,875,581 | 5.53% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |

| Mortgage Pool by Payment Frequency | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> |
| Weekly | 28,182 | 20.64% | \$5,386,894,330 | 17.41% |
| Fortnightly | 39,900 | 29.23% | \$7,760,818,291 | 25.09% |
| Monthly | 68,440 | 50.13% | \$17,787,871,736 | 57.50% |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% |



| Mortgage Pool by Remaining Tenor | | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|--|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> | |
| Up to and including 1 Year | 21 | 0.02% | \$1,127,614 | 0.00% | |
| > 1 Up to and including 2 years | 63 | 0.05% | \$1,854,650 | 0.01% | |
| > 2 Up to and including 3 years | 98 | 0.07% | \$4,644,679 | 0.02% | |
| > 3 Up to and including 4 years | 206 | 0.15% | \$10,620,550 | 0.03% | |
| > 4 Up to and including 5 years | 295 | 0.22% | \$15,274,174 | 0.05% | |
| > 5 Up to and including 6 years | 341 | 0.25% | \$21,135,227 | 0.07% | |
| > 6 Up to and including 7 years | 442 | 0.32% | \$35,509,331 | 0.11% | |
| > 7 Up to and including 8 years | 524 | 0.38% | \$43,587,987 | 0.14% | |
| > 8 Up to and including 9 years | 572 | 0.42% | \$53,237,730 | 0.17% | |
| > 9 Up to and including 10 years | 737 | 0.54% | \$68,796,641 | 0.22% | |
| > 10 Up to and including 15 years | 5,972 | 4.37% | \$713,829,418 | 2.31% | |
| > 15 Up to and including 20 years | 19,936 | 14.60% | \$2,883,493,625 | 9.32% | |
| > 20 Up to and including 25 years | 42,341 | 31.01% | \$8,761,808,509 | 28.32% | |
| > 25 Up to and including 30 years | 64,974 | 47.59% | \$18,320,664,224 | 59.22% | |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% | |

| Mortgage Pool by Delinquencies | | | | | |
|---------------------------------------|------------------------|----------------------------|----------------------------|--------------------------------|--|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> | |
| 0 Months | 135,024 | 98.90% | \$30,586,965,737 | 98.87% | |
| > 0 up to and including 1 Month | 1,077 | 0.79% | \$251,397,513 | 0.81% | |
| > 1 up to and including 2 Months | 269 | 0.20% | \$60,005,620 | 0.19% | |
| > 2 up to and including 3 Months | 151 | 0.11% | \$36,946,488 | 0.12% | |
| > 3 up to and including 4 Months | 1 | 0.00% | \$269,000 | 0.00% | |
| > 4 up to and including 5 Months | 0 | 0.00% | \$0 | 0.00% | |
| > 5 up to and including 6 Months | 0 | 0.00% | \$0 | 0.00% | |
| > 6 Months | 0 | 0.00% | \$0 | 0.00% | |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% | |

| Mortgage Pool by Mortgage Insurer (LVR Specific) | | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|--|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> | |
| QBE LMI | 562 | 0.41% | \$57,184,071 | 0.18% | |
| Genworth | 19,353 | 14.18% | \$4,059,017,974 | 13.12% | |
| No Primary Mortgage Insurer | 116,607 | 85.41% | \$26,819,382,313 | 86.69% | |
| Total | 136,522 | 100.00% | \$30,935,584,357 | 100.00% | |

| Mortgage Pool by Remaining Term on Fixed Rate Period | | | | | |
|---|------------------------|----------------------------|----------------------------|--------------------------------|--|
| | <u>Number of Loans</u> | <u>(%) Number of Loans</u> | <u>Balance Outstanding</u> | <u>(%) Balance Outstanding</u> | |
| > 0 up to and including 3 months | 2,075 | 10.34% | \$502,073,077 | 9.67% | |
| > 3 up to and including 6 months | 1,736 | 8.65% | \$413,891,536 | 7.97% | |
| > 6 up to and including 9 months | 2,318 | 11.55% | \$571,714,614 | 11.01% | |
| > 9 up to and including 12 months | 2,747 | 13.69% | \$715,574,167 | 13.78% | |
| > 12 up to and including 15 months | 2,804 | 13.97% | \$756,855,549 | 14.58% | |
| > 15 up to and including 18 months | 1,572 | 7.83% | \$421,061,619 | 8.11% | |
| > 18 up to and including 21 months | 1,186 | 5.91% | \$323,525,987 | 6.23% | |
| > 21 up to and including 24 months | 1,681 | 8.37% | \$455,583,935 | 8.77% | |
| > 24 up to and including 27 months | 1,241 | 6.18% | \$350,426,436 | 6.75% | |
| > 27 up to and including 30 months | 681 | 3.39% | \$183,130,821 | 3.53% | |
| > 30 up to and including 33 months | 553 | 2.76% | \$130,849,396 | 2.52% | |
| > 33 up to and including 36 months | 493 | 2.46% | \$123,578,699 | 2.38% | |
| > 36 up to and including 48 months | 659 | 3.28% | \$178,708,521 | 3.44% | |
| > 48 up to and including 60 months | 265 | 1.32% | \$57,999,893 | 1.12% | |
| > 60 months | 61 | 0.30% | \$7,676,381 | 0.15% | |
| Total | 20,072 | 100.00% | \$5,192,650,632 | 100.00% | |

Indexation

Indexation is used in the Asset Coverage Test (ACT) and the Amortisation Test to protect investors from a downward move in property prices.

Indexation is applied to the LVR Adjusted Mortgage Loan Balance in the ACT and the Amortisation Test Current Principal Balance in the Amortisation Test.

Indexation is applied 85% for upward revision of House Price Index (HPI) and 100% for downward revision .

HPI is applied to each individual residential loan based on the loan's approval date.

HPI used is the quarterly Australian Bureau of Statistics (ABS) Weighted Average of Eight Capital Cities House Price Index available free to download in excel at <http://www.abs.gov.au/ausstats/abs@.nsf/mf/6416.0>

The HPI is designed to provide a measure of the inflation or deflation in the price of the stock of established houses over time. Separate indexes are produced for each capital city in Australia, and these indexes are combined to produce a weighted average index of the eight capital cities. The HPI is published quarterly, approximately five weeks after the end of the reference quarter. The figures published for the two most recent quarters are regarded as preliminary and are revised in subsequent publications as more data is collected.

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