

# LIGHT TRUST 2019-1

**Heritage Bank**  
People first.

**People's Choice**  
Banking for life

## Portfolio Summary as at 31 May 2023

Note Balances	Rating (S&P / Fitch)	Margin	Current Invested Amount	Subordination
Class A Notes	AAA(sf) / AAAsf		192,790,159.18	16.13%
Class AB Notes	AAA(sf) / NR		20,856,297.17	7.06%
Class B Notes	AA(sf) / NR		5,789,850.71	4.54%
Class C Notes	A(sf) / NR		5,333,507.79	2.22%
Class D Notes	BBB+(sf) / NR		2,082,064.56	1.31%
Class E Notes	NR / NR		3,016,141.43	
<b>Total</b>			<b>229,868,020.84</b>	

\*N.B principal payments on notes are distributed on the 21st day of the following month (or next business day if date falls on a weekend)

### Conditional Prepayment Rate (CPR)

Current CPR	13.00%
Excess Spread	0.76%

### Underlying collateral summary

No. of Loans (Consolidated):	1,177
No. of Loans (Unconsolidated):	1,411
Aggregate Pool Current Balance:	\$226,734,724
Total Valuation of Properties	\$537,383,434
Maximum Loan Balance (Consolidated):	\$768,208
Average Loan Balance (Consolidated):	\$192,638
Weighted Average Interest Rate	5.37%

### Loan Seasoning / Term to Maturity

Maximum Original Term to Maturity (months):	420.0
Maximum Remaining Term to Maturity (months):	352.0
WAVG Remaining Term to Maturity (months):	254.8
WAVG Seasoning (months):	87.2

### Loan to Value Ratio (LVR)

Maximum Current LVR:	91.0%
WAVG Current LVR:	53.1%

### Current Balance (Consolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
\$0 to \$100,000	326	27.7%	15,977,853.39	7.0%
\$100,000 to \$150,000	180	15.3%	22,243,083.46	9.8%
\$150,000 to \$200,000	167	14.2%	29,441,622.57	13.0%
\$200,000 to \$250,000	170	14.4%	37,983,139.38	16.8%
\$250,000 to \$300,000	122	10.4%	33,129,615.44	14.6%
\$300,000 to \$350,000	68	5.8%	21,894,489.45	9.7%
\$350,000 to \$400,000	48	4.1%	17,856,934.05	7.9%
\$400,000 to \$450,000	34	2.9%	14,327,661.85	6.3%
\$450,000 to \$500,000	24	2.0%	11,327,406.83	5.0%
\$500,000 to \$750,000	37	3.1%	21,784,709.58	9.6%
\$750,000+	1	0.1%	768,208.21	0.3%
<b>Total</b>	<b>1177</b>	<b>100%</b>	<b>226,734,724.21</b>	<b>100%</b>

# LIGHT TRUST 2019-1

**Heritage Bank**  
People first.

**People's  
Choice**  
Banking for life

## Current LVR (Consolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0% to 50%	654	55.6%	84,834,986.87	37.4%
50% to 55%	115	9.8%	29,648,187.26	13.1%
55% to 60%	99	8.4%	25,843,787.02	11.4%
60% to 65%	89	7.6%	24,721,399.01	10.9%
65% to 70%	98	8.3%	27,400,447.25	12.1%
70% to 75%	68	5.8%	19,782,893.57	8.7%
75% to 80%	41	3.5%	11,745,877.55	5.2%
80% to 85%	11	0.9%	2,325,900.43	1.0%
85% to 90%	1	0.1%	208,291.95	0.1%
90% to 95%	1	0.1%	222,953.30	0.1%
95%+	0	0.0%	-	0.0%
<b>Total</b>	<b>1177</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Property Valuation (Consolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
\$0 to \$100,000	6	0.5%	166,964.03	0.1%
\$100,000 to \$200,000	87	7.4%	6,749,260.70	3.0%
\$200,000 to \$300,000	222	18.9%	24,597,103.85	10.8%
\$300,000 to \$400,000	281	23.9%	44,392,943.66	19.6%
\$400,000 to \$500,000	205	17.4%	40,312,432.27	17.8%
\$500,000 to \$600,000	148	12.6%	35,539,210.88	15.7%
\$600,000 to \$700,000	80	6.8%	23,149,220.23	10.2%
\$700,000 to \$800,000	45	3.8%	12,751,398.43	5.6%
\$800,000 to \$900,000	31	2.6%	9,176,690.24	4.0%
\$900,000 to \$1,000,000	31	2.6%	11,770,505.04	5.2%
\$1,000,000 to \$1,500,000	38	3.2%	17,265,083.32	7.6%
\$1,500,000+	3	0.3%	863,911.56	0.4%
<b>Total</b>	<b>1177</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Security State (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
ACT	4	0.3%	933,905.80	0.4%
NSW	23	1.6%	5,230,795.00	2.3%
NT	96	6.8%	19,314,519.12	8.5%
QLD	15	1.1%	3,599,484.28	1.6%
SA	1078	76.4%	155,922,444.12	68.8%
TAS	4	0.3%	750,550.98	0.3%
VIC	179	12.7%	38,150,519.18	16.8%
WA	12	0.9%	2,832,505.73	1.2%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Geographic Region (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Metropolitan	1029	72.9%	171,788,939.05	75.8%
Non-metropolitan	376	26.6%	53,557,778.51	23.6%
Inner City	6	0.4%	1,388,006.65	0.6%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

# LIGHT TRUST 2019-1

**Heritage Bank**  
People first.

**People's Choice**  
Banking for life

Geographic Distribution (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
SA - Inner City	4	0.3%	788,840.49	0.3%	
SA - Metropolitan	806	57.1%	122,001,442.42	53.8%	
SA - Non metropolitan	268	19.0%	33,132,161.21	14.6%	
NT - Inner City	0	0.0%	-	0.0%	
NT - Metropolitan	56	4.0%	11,295,663.23	5.0%	
NT - Non metropolitan	40	2.8%	8,018,855.89	3.5%	
WA - Inner City	0	0.0%	-	0.0%	
WA - Metropolitan	12	0.9%	2,832,505.73	1.2%	
WA - Non metropolitan	0	0.0%	-	0.0%	
VIC - Inner City	1	0.1%	484,146.57	0.2%	
VIC - Metropolitan	131	9.3%	29,920,726.02	13.2%	
VIC - Non metropolitan	47	3.3%	7,745,646.59	3.4%	
QLD - Inner City	0	0.0%	-	0.0%	
QLD - Metropolitan	7	0.5%	1,889,165.26	0.8%	
QLD - Non metropolitan	8	0.6%	1,710,319.02	0.8%	
NSW - Inner City	0	0.0%	-	0.0%	
NSW - Metropolitan	13	0.9%	2,915,530.59	1.3%	
NSW - Non metropolitan	10	0.7%	2,315,264.41	1.0%	
ACT - Inner City	0	0.0%	-	0.0%	
ACT - Metropolitan	4	0.3%	933,905.80	0.4%	
ACT - Non metropolitan	0	0.0%	-	0.0%	
TAS - Inner City	1	0.1%	115,019.59	0.1%	
TAS - Metropolitan	0	0.0%	-	0.0%	
TAS - Non metropolitan	3	0.2%	635,531.39	0.3%	
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>	

Interest Rate (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
0.00% to 2.00%	117	8.3%	24,182,835.76	10.7%	
2.00% to 2.25%	49	3.5%	8,836,843.74	3.9%	
2.25% to 2.50%	71	5.0%	14,541,757.25	6.4%	
2.50% to 2.75%	15	1.1%	2,379,847.96	1.0%	
2.75% to 3.00%	19	1.3%	3,693,239.79	1.6%	
3.00% to 3.25%	7	0.5%	1,107,344.20	0.5%	
3.25% to 3.50%	15	1.1%	2,843,839.57	1.3%	
3.50% to 3.75%	7	0.5%	707,902.88	0.3%	
3.75% to 4.00%	8	0.6%	1,741,946.25	0.8%	
4.00% to 4.25%	8	0.6%	926,925.77	0.4%	
4.25% to 4.50%	8	0.6%	843,818.55	0.4%	
4.50% to 4.75%	5	0.4%	987,479.89	0.4%	
4.75% to 5.00%	20	1.4%	3,989,938.54	1.8%	
5.00% to 5.25%	11	0.8%	1,557,738.06	0.7%	
5.25% to 5.50%	30	2.1%	7,796,486.17	3.4%	
5.50% to 5.75%	123	8.7%	24,113,932.15	10.6%	
5.75% to 6.00%	157	11.1%	30,130,178.27	13.3%	
6.00%+	741	52.5%	96,352,669.41	42.5%	
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>	

# LIGHT TRUST 2019-1

**Heritage Bank**  
People first.

**People's  
Choice**  
Banking for life

## Loan Seasoning (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 to 6 months	0	0.0%	-	0.0%
6 to 12 months	0	0.0%	-	0.0%
12 to 18 months	0	0.0%	-	0.0%
18 to 24 months	0	0.0%	-	0.0%
24 to 30 months	0	0.0%	-	0.0%
30 to 36 months	0	0.0%	-	0.0%
36 to 42 months	0	0.0%	-	0.0%
42 to 48 months	3	0.2%	106,591.77	0.0%
48 to 54 months	18	1.3%	2,307,294.13	1.0%
54 to 60 months	105	7.4%	15,249,410.54	6.7%
60 to 66 months	185	13.1%	30,459,524.11	13.4%
66 to 72 months	225	15.9%	39,784,920.99	17.5%
72+ months	875	62.0%	138,826,982.67	61.2%
<b>Total</b>	<b>1411</b>	<b>100%</b>	<b>226,734,724.21</b>	<b>100%</b>

## Remaining Loan Term (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 years	0	0.0%	-	0.0%
0 to 2 years	4	0.3%	16,520.37	0.0%
2 to 4 years	13	0.9%	350,360.64	0.2%
4 to 6 years	18	1.3%	685,857.00	0.3%
6 to 8 years	18	1.3%	756,571.69	0.3%
8 to 10 years	41	2.9%	3,183,866.34	1.4%
10 to 12 years	42	3.0%	3,049,728.17	1.3%
12 to 14 years	80	5.7%	9,842,858.08	4.3%
14 to 16 years	109	7.7%	10,869,816.29	4.8%
16 to 18 years	95	6.7%	12,840,459.41	5.7%
18 to 20 years	128	9.1%	21,102,237.81	9.3%
20 to 22 years	174	12.3%	27,406,782.30	12.1%
22 to 24 years	380	26.9%	74,306,695.23	32.8%
24 to 26 years	308	21.8%	62,021,188.82	27.4%
26 to 28 years	0	0.0%	-	0.0%
28 to 30 years	1	0.1%	301,782.06	0.1%
30+ years	0	0.0%	-	0.0%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Repayment Method (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Interest Only	15	1.1%	3,893,919.85	1.7%
Principal & Interest	1396	98.9%	222,840,804.36	98.3%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

# LIGHT TRUST 2019-1

**Heritage Bank**  
People first.

**People's Choice**  
Banking for life

## Interest Only Remaining Term (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 to 12 months	6	0.4%	1,510,537.93	0.7%
12 to 24 months	2	0.1%	978,497.80	0.4%
24 to 36 months	4	0.3%	750,343.02	0.3%
36 to 48 months	3	0.2%	654,541.10	0.3%
48 to 60 months	0	0.0%	-	0.0%
60 to 72 months	0	0.0%	-	0.0%
72 to 84 months	0	0.0%	-	0.0%
84 to 96 months	0	0.0%	-	0.0%
96 to 108 months	0	0.0%	-	0.0%
108 to 120 months	0	0.0%	-	0.0%
120+ months	0	0.0%	-	0.0%
Principal & Interest	1396	98.9%	222,840,804.36	98.3%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Interest Rate Type (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Fixed	402	28.5%	75,262,418.73	33.2%
Variable	1009	71.5%	151,472,305.48	66.8%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Remaining Fixed Period (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 to 6 months	119	8.4%	21,761,882.51	9.6%
6 to 12 months	115	8.2%	23,144,431.64	10.2%
12 to 24 months	125	8.9%	22,824,965.20	10.1%
24 to 36 months	22	1.6%	3,389,846.70	1.5%
36 to 48 months	18	1.3%	3,818,531.75	1.7%
48 to 60 months	3	0.2%	322,760.93	0.1%
60+ months	0	0.0%	-	0.0%
Variable	1009	71.5%	151,472,305.48	66.8%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Occupancy (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Owner Occupier	1220	86.5%	187,437,174.11	82.7%
Investment	191	13.5%	39,297,550.10	17.3%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Loan Documentation (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Full Documentation	1,411	100.0%	226,734,724.21	100.0%
Low Documentation	0	0.0%	-	0.0%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

## Mortgage Insurer (Unconsolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
QBE	336	23.8%	52,693,643.77	23.2%
Genworth	0	0.0%	-	0.0%
Uninsured	1075	76.2%	174,041,080.44	76.8%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

# LIGHT TRUST 2019-1

**Heritage Bank**  
*People first.*

**People's  
Choice**  
Banking for life

Arrears				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 days	1376	97.5%	220,155,024.44	97.1%
1 to 30 days	22	1.6%	4,556,501.48	2.0%
31 to 60 days	2	0.1%	176,123.45	0.1%
61 to 90 days	3	0.2%	585,769.74	0.3%
91+ days	8	0.6%	1,261,305.10	0.6%
<b>Total</b>	<b>1411</b>	<b>100.0%</b>	<b>226,734,724.21</b>	<b>100.0%</b>

Hardships				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Current hardships	7	0.5%	1,315,943.86	0.6%

Mortgages in Possession				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Current possessions	0	0.0%	0.00	0.0%

Cumulative losses				
	No. of Accounts	Losses on sale of property	Losses covered by LMI	Losses covered by excess spread
Total losses	0	-	-	-

## Disclaimer

This document is restricted to “wholesale clients” only as defined in the Corporations Act 2001 (Cth)(Corporations Act) to whom a disclosure is not required under Part 6D.2 of the Corporations Act. If you are not such an investor you may not consider the document and must return it immediately.

Information regarding securities issued in respect of the Light Trust Series is contained in the relevant prospectus or Information Memorandum. The relevant prospectus or Information Memorandum contain important information which is critical to any decision to subscribe for these securities.

The information contained in this document does not constitute and is not intended to constitute an offer or invitation in relation to the issue, sale or purchase of any securities or financial products, as those terms are used in the Corporations Act, and is not intended to constitute financial product advice or a recommendation. In providing the information contained in this document, Heritage and People’s Choice Ltd has not taken into account the investment objectives, financial situation and particular needs of any particular investor. Before making an investment decision, you should consider whether it is appropriate in light of your particular investment needs, objectives and financial circumstances. We recommend that you consult with your professional adviser before making any investment.

This document may include estimates and projections and involves significant elements of subjective judgment and analysis. Heritage and People’s Choice Ltd does not give any express or implied warranty of accuracy or completeness of the information contained herein. Any information is subject to change without notice.