

LIGHT TRUST 2021-1

Heritage Bank
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Portfolio Summary as at 28 February 2023

Note Balances	Rating (S&P / Fitch)	Margin	Current Invested Amount	Subordination
Class A Notes	AAA(sf) / AAAsf		329,419,321.21	12.72%
Class AB Notes	AAA(sf) / NR		24,000,000.00	6.36%
Class B Notes	AA(sf) / NR		10,800,000.00	3.50%
Class C Notes	A(sf) / NR		6,900,000.00	1.67%
Class D Notes	BBB+(sf) / NR		2,700,000.00	0.95%
Class E Notes	BB(sf) / NR		1,800,000.00	0.48%
Class F Notes	NR / NR		1,800,000.00	
Total*			377,419,321.21	

*N.B principal payments on notes are distributed on the 20th day of the following month (or next business day if date falls on a weekend)

Conditional Prepayment Rate (CPR)

Current CPR	25.37%
Excess Spread	0.92%

Underlying collateral summary

No. of Loans (Consolidated):	1,707
No. of Loans (Unconsolidated):	1,921
Aggregate Pool Current Balance:	\$367,610,036
Total Valuation of Properties	\$766,781,079
Maximum Loan Balance (Consolidated):	\$898,637
Average Loan Balance (Consolidated):	\$215,354
Weighted Average Interest Rate	4.88%
Loan Seasoning / Term to Maturity	
Maximum Original Term to Maturity (months):	360.0
Maximum Remaining Term to Maturity (months):	341.0
WAVG Remaining Term to Maturity (months):	279.7
WAVG Seasoning (months):	51.9
Loan to Value Ratio (LVR)	
Maximum Current LVR:	88.8%
WAVG Current LVR:	58.2%

Current Balance (Consolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
\$0 to \$100,000	413	24.2%	21,536,999.59	5.9%
\$100,000 to \$150,000	199	11.7%	25,247,274.19	6.9%
\$150,000 to \$200,000	258	15.1%	44,979,403.26	12.2%
\$200,000 to \$250,000	226	13.2%	50,545,038.08	13.7%
\$250,000 to \$300,000	206	12.1%	56,386,194.79	15.3%
\$300,000 to \$350,000	128	7.5%	41,235,324.05	11.2%
\$350,000 to \$400,000	100	5.9%	37,656,135.83	10.2%
\$400,000 to \$450,000	68	4.0%	28,930,956.10	7.9%
\$450,000 to \$500,000	35	2.1%	16,491,620.71	4.5%
\$500,000 to \$750,000	67	3.9%	38,766,942.41	10.5%
\$750,000+	7	0.4%	5,834,146.63	1.6%
Total	1707	100%	367,610,035.64	100%

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Current LVR (Consolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
0% to 50%	806	47.2%	107,159,252.86	29.2%	
50% to 55%	126	7.4%	29,804,559.83	8.1%	
55% to 60%	130	7.6%	33,777,760.23	9.2%	
60% to 65%	143	8.4%	41,085,703.09	11.2%	
65% to 70%	142	8.3%	44,277,986.21	12.0%	
70% to 75%	154	9.0%	49,270,115.36	13.4%	
75% to 80%	126	7.4%	39,649,346.56	10.8%	
80% to 85%	67	3.9%	19,504,093.20	5.3%	
85% to 90%	13	0.8%	3,081,218.30	0.8%	
90% to 95%	0	0.0%	-	0.0%	
95%+	0	0.0%	-	0.0%	
Total	1707	100.0%	367,610,035.64	100.0%	

Property Valuation (Consolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
\$0 to \$100,000	1	0.1%	30,100.06	0.01%	
\$100,000 to \$200,000	159	9.3%	11,043,786.98	3.0%	
\$200,000 to \$300,000	330	19.3%	41,995,492.40	11.4%	
\$300,000 to \$400,000	371	21.7%	67,885,232.65	18.5%	
\$400,000 to \$500,000	290	17.0%	65,632,635.96	17.9%	
\$500,000 to \$600,000	218	12.8%	58,604,782.29	15.9%	
\$600,000 to \$700,000	137	8.0%	43,843,776.41	11.9%	
\$700,000 to \$800,000	73	4.3%	24,609,908.63	6.7%	
\$800,000 to \$900,000	53	3.1%	19,522,209.88	5.3%	
\$900,000 to \$1,000,000	30	1.8%	12,536,983.92	3.4%	
\$1,000,000 to \$1,500,000	41	2.4%	19,356,288.18	5.3%	
\$1,500,000+	4	0.2%	2,548,838.28	0.7%	
Total	1707	100.0%	367,610,035.64	100.0%	

Security State (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
ACT	23	1.2%	6,732,844.24	1.8%	
NSW	28	1.5%	6,562,754.11	1.8%	
NT	171	8.9%	39,755,345.02	10.8%	
QLD	35	1.8%	8,540,050.77	2.3%	
SA	1439	74.9%	250,867,325.41	68.2%	
TAS	5	0.3%	864,453.15	0.2%	
VIC	207	10.8%	52,090,784.91	14.2%	
WA	13	0.7%	2,196,478.03	0.6%	
Total	1921	100.0%	367,610,035.64	100.0%	

Geographic Region (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
Metropolitan	1380	71.8%	283,741,640.72	77.2%	
Non-metropolitan	536	27.9%	82,802,932.12	22.5%	
Inner City	5	0.3%	1,065,462.80	0.3%	
Total	1921	100.0%	367,610,035.64	100.0%	

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Geographic Distribution (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
SA - Inner City	4	0.2%	796,533.31	0.2%	
SA - Metropolitan	1037	54.0%	195,915,083.58	53.3%	
SA - Non metropolitan	398	20.7%	54,155,708.52	14.7%	
NT - Inner City	0	0.0%	-	0.0%	
NT - Metropolitan	130	6.8%	30,696,474.36	8.4%	
NT - Non metropolitan	41	2.1%	9,058,870.66	2.5%	
WA - Inner City	0	0.0%	-	0.0%	
WA - Metropolitan	11	0.6%	1,881,935.36	0.5%	
WA - Non metropolitan	2	0.1%	314,542.67	0.1%	
VIC - Inner City	1	0.1%	268,929.49	0.1%	
VIC - Metropolitan	145	7.5%	39,379,519.09	10.7%	
VIC - Non metropolitan	61	3.2%	12,442,336.33	3.4%	
QLD - Inner City	0	0.0%	-	0.0%	
QLD - Metropolitan	16	0.8%	4,467,300.45	1.2%	
QLD - Non metropolitan	19	1.0%	4,072,750.32	1.1%	
NSW - Inner City	0	0.0%	-	0.0%	
NSW - Metropolitan	16	0.8%	4,203,878.47	1.1%	
NSW - Non metropolitan	12	0.6%	2,358,875.64	0.6%	
ACT - Inner City	0	0.0%	-	0.0%	
ACT - Metropolitan	23	1.2%	6,732,844.24	1.8%	
ACT - Non metropolitan	0	0.0%	-	0.0%	
TAS - Inner City	0	0.0%	-	0.0%	
TAS - Metropolitan	2	0.1%	464,605.17	0.1%	
TAS - Non metropolitan	3	0.2%	399,847.98	0.1%	
Total	1921	100.0%	367,610,035.64	100.0%	

Interest Rate (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
0.00% to 2.00%	201	10.5%	52,728,047.68	14.3%	
2.00% to 2.25%	61	3.2%	15,655,369.79	4.3%	
2.25% to 2.50%	100	5.2%	21,503,822.44	5.8%	
2.50% to 2.75%	18	0.9%	3,978,262.30	1.1%	
2.75% to 3.00%	18	0.9%	4,238,895.99	1.2%	
3.00% to 3.25%	14	0.7%	2,433,085.42	0.7%	
3.25% to 3.50%	19	1.0%	3,567,091.64	1.0%	
3.50% to 3.75%	9	0.5%	1,355,796.42	0.4%	
3.75% to 4.00%	2	0.1%	247,990.98	0.1%	
4.00% to 4.25%	5	0.3%	1,055,905.98	0.3%	
4.25% to 4.50%	9	0.5%	1,987,809.55	0.5%	
4.50% to 4.75%	13	0.7%	2,045,275.16	0.6%	
4.75% to 5.00%	30	1.6%	7,712,468.78	2.1%	
5.00% to 5.25%	139	7.2%	33,628,575.30	9.1%	
5.25% to 5.50%	196	10.2%	41,858,785.78	11.4%	
5.50% to 5.75%	170	8.8%	37,506,662.36	10.2%	
5.75% to 6.00%	133	6.9%	23,291,078.98	6.3%	
6.00%+	784	40.8%	112,815,111.09	30.7%	
Total	1921	100.0%	367,610,035.64	100.0%	

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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	192	10.0%	44,967,307.34	12.2%
24 to 30 months	250	13.0%	58,107,490.33	15.8%
30 to 36 months	203	10.6%	41,017,762.22	11.2%
36 to 42 months	185	9.6%	36,431,114.47	9.9%
42 to 48 months	190	9.9%	41,980,172.72	11.4%
48 to 54 months	197	10.3%	38,240,544.76	10.4%
54 to 60 months	122	6.4%	26,919,024.48	7.3%
60 to 66 months	93	4.8%	20,038,074.84	5.5%
66 to 72 months	55	2.9%	11,219,223.80	3.1%
72+ months	434	22.6%	48,689,320.68	13.2%
Total	1921	100%	367,610,035.64	100%

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	3	0.2%	40,209.00	0.0%
2 to 4 years	5	0.3%	144,319.75	0.0%
4 to 6 years	11	0.6%	670,936.45	0.2%
6 to 8 years	24	1.2%	1,976,606.54	0.5%
8 to 10 years	20	1.0%	1,214,093.22	0.3%
10 to 12 years	79	4.1%	7,442,133.54	2.0%
12 to 14 years	124	6.5%	12,817,754.95	3.5%
14 to 16 years	133	6.9%	14,546,924.84	4.0%
16 to 18 years	207	10.8%	28,934,508.92	7.9%
18 to 20 years	66	3.4%	11,508,777.82	3.1%
20 to 22 years	133	6.9%	27,693,578.49	7.5%
22 to 24 years	175	9.1%	37,768,546.71	10.3%
24 to 26 years	381	19.8%	84,315,140.75	22.9%
26 to 28 years	494	25.7%	122,282,052.86	33.3%
28 to 30 years	66	3.4%	16,254,451.80	4.4%
30+ years	0	0.0%	-	0.0%
Total	1921	100.0%	367,610,035.64	100.0%

Repayment Method (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Interest Only	23	1.2%	6,277,446.86	1.7%
Principal & Interest	1898	98.8%	361,332,588.78	98.3%
Total	1921	100.0%	367,610,035.64	100.0%

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Interest Only Remaining Term (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 to 12 months	9	0.5%	2,110,761.03	0.6%
12 to 24 months	5	0.3%	1,786,446.73	0.5%
24 to 36 months	6	0.3%	1,281,210.13	0.3%
36 to 48 months	3	0.2%	1,099,028.97	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	1898	98.8%	361,332,588.78	98.3%
Total	1921	100.0%	367,610,035.64	100.0%

Interest Rate Type (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Fixed	535	27.9%	124,332,834.47	33.8%
Variable	1386	72.1%	243,277,201.17	66.2%
Total	1921	100.0%	367,610,035.64	100.0%

Remaining Fixed Period (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 to 6 months	93	4.8%	19,468,835.81	5.3%
6 to 12 months	153	8.0%	36,821,099.84	10.0%
12 to 24 months	227	11.8%	55,530,980.49	15.1%
24 to 36 months	32	1.7%	6,240,103.69	1.7%
36 to 48 months	16	0.8%	3,664,855.44	1.0%
48 to 60 months	14	0.7%	2,606,959.20	0.7%
60+ months	0	0.0%	-	0.0%
Variable	1386	72.1%	243,277,201.17	66.2%
Total	1921	100.0%	367,610,035.64	100.0%

Occupancy (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Owner Occupier	1649	85.8%	311,079,824.68	84.6%
Investment	272	14.2%	56,530,210.96	15.4%
Total	1921	100.0%	367,610,035.64	100.0%

Loan Documentation (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Full Documentation	1,921	100.0%	367,610,035.64	100.0%
Low Documentation	0	0.0%	-	0.0%
Total	1921	100.0%	367,610,035.64	100.0%

Mortgage Insurer (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
QBE	538	28.0%	94,287,805.39	25.6%
Genworth	0	0.0%	-	0.0%
Uninsured	1383	72.0%	273,322,230.25	74.4%
Total	1921	100.0%	367,610,035.64	100.0%

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Arrears				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 days	1895	98.6%	361,796,381.89	98.4%
1 to 30 days	20	1.0%	4,593,569.33	1.2%
31 to 60 days	5	0.3%	1,051,440.34	0.3%
61 to 90 days	1	0.1%	168,644.08	0.0%
91+ days	0	0.0%	-	0.0%
Total	1921	100.0%	367,610,035.64	100.0%

Hardships				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Current hardships	7	0.4%	1,371,761.76	0.4%

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	-	-	-

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