

LIGHT TRUST 2021-1

Heritage Bank
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Portfolio Summary as at 30 September 2023

Note Balances	Rating (S&P / Fitch)	Margin	Current Invested Amount	Subordination
Class A Notes	AAA(sf) / AAAsf		281,952,975.66	14.55%
Class AB Notes	AAA(sf) / NR		24,000,000.00	7.27%
Class B Notes	AA(sf) / NR		10,800,000.00	4.00%
Class C Notes	A(sf) / NR		6,900,000.00	1.91%
Class D Notes	BBB+(sf) / NR		2,700,000.00	1.09%
Class E Notes	BB(sf) / NR		1,800,000.00	0.55%
Class F Notes	NR / NR		1,800,000.00	
Total*			329,952,975.66	

*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	20.55%
Excess Spread	0.95%

Underlying collateral summary

No. of Loans (Consolidated):	1,554
No. of Loans (Unconsolidated):	1,748
Aggregate Pool Current Balance:	\$323,089,814
Total Valuation of Properties	\$697,486,919
Maximum Loan Balance (Consolidated):	\$882,262
Average Loan Balance (Consolidated):	\$207,909
Weighted Average Interest Rate	5.49%

Loan Seasoning / Term to Maturity

Maximum Original Term to Maturity (months):	360.0
Maximum Remaining Term to Maturity (months):	334.0
WAVG Remaining Term to Maturity (months):	273.0
WAVG Seasoning (months):	59.2

Loan to Value Ratio (LVR)

Maximum Current LVR:	88.2%
WAVG Current LVR:	57.4%

Current Balance (Consolidated)

	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
\$0 to \$100,000	410	26.4%	19,881,485.34	6.2%
\$100,000 to \$150,000	186	12.0%	23,628,322.39	7.3%
\$150,000 to \$200,000	225	14.5%	39,115,851.94	12.1%
\$200,000 to \$250,000	203	13.1%	45,441,720.19	14.1%
\$250,000 to \$300,000	179	11.5%	48,851,912.80	15.1%
\$300,000 to \$350,000	109	7.0%	35,190,130.11	10.9%
\$350,000 to \$400,000	84	5.4%	31,573,369.42	9.8%
\$400,000 to \$450,000	66	4.2%	27,933,423.09	8.6%
\$450,000 to \$500,000	27	1.7%	12,691,533.95	3.9%
\$500,000 to \$750,000	59	3.8%	33,835,443.93	10.5%
\$750,000+	6	0.4%	4,946,621.30	1.5%
Total	1554	100%	323,089,814.46	100%

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Current LVR (Consolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0% to 50%	784	50.5%	101,006,308.63	31.3%
50% to 55%	111	7.1%	27,518,704.80	8.5%
55% to 60%	111	7.1%	28,209,682.69	8.7%
60% to 65%	116	7.5%	31,898,469.44	9.9%
65% to 70%	145	9.3%	45,694,774.20	14.1%
70% to 75%	133	8.6%	42,854,855.95	13.3%
75% to 80%	93	6.0%	28,816,699.80	8.9%
80% to 85%	53	3.4%	15,474,594.45	4.8%
85% to 90%	8	0.5%	1,615,724.50	0.5%
90% to 95%	0	0.0%	-	0.0%
95%+	0	0.0%	-	0.0%
Total	1554	100.0%	323,089,814.46	100.0%

Property Valuation (Consolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
\$0 to \$100,000	1	0.1%	28,513.61	0.01%
\$100,000 to \$200,000	146	9.4%	9,473,257.89	2.9%
\$200,000 to \$300,000	298	19.2%	36,888,974.42	11.4%
\$300,000 to \$400,000	336	21.6%	58,575,951.03	18.1%
\$400,000 to \$500,000	267	17.2%	57,801,889.41	17.9%
\$500,000 to \$600,000	200	12.9%	52,120,482.02	16.1%
\$600,000 to \$700,000	123	7.9%	37,961,688.09	11.7%
\$700,000 to \$800,000	69	4.4%	22,936,688.46	7.1%
\$800,000 to \$900,000	48	3.1%	16,555,992.97	5.1%
\$900,000 to \$1,000,000	25	1.6%	11,321,151.78	3.5%
\$1,000,000 to \$1,500,000	38	2.4%	17,388,319.84	5.4%
\$1,500,000+	3	0.2%	2,036,904.94	0.6%
Total	1554	100.0%	323,089,814.46	100.0%

Security State (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
ACT	18	1.0%	5,417,474.65	1.7%
NSW	28	1.6%	6,431,949.41	2.0%
NT	165	9.4%	37,199,144.87	11.5%
QLD	32	1.8%	7,806,540.89	2.4%
SA	1308	74.8%	218,017,076.93	67.5%
TAS	4	0.2%	641,493.44	0.2%
VIC	180	10.3%	45,477,037.50	14.1%
WA	13	0.7%	2,099,096.77	0.6%
Total	1748	100.0%	323,089,814.46	100.0%

Geographic Region (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Metropolitan	1251	71.6%	249,377,249.56	77.2%
Non-metropolitan	493	28.2%	73,025,556.73	22.6%
Inner City	4	0.2%	687,008.17	0.2%
Total	1748	100.0%	323,089,814.46	100.0%

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Geographic Distribution (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
SA - Inner City	3	0.2%	425,060.20	0.1%	
SA - Metropolitan	936	53.5%	169,884,036.95	52.6%	
SA - Non metropolitan	369	21.1%	47,707,979.78	14.8%	
NT - Inner City	0	0.0%	-	0.0%	
NT - Metropolitan	125	7.2%	28,559,702.85	8.8%	
NT - Non metropolitan	40	2.3%	8,639,442.02	2.7%	
WA - Inner City	0	0.0%	-	0.0%	
WA - Metropolitan	11	0.6%	1,792,755.07	0.6%	
WA - Non metropolitan	2	0.1%	306,341.70	0.1%	
VIC - Inner City	1	0.1%	261,947.97	0.1%	
VIC - Metropolitan	128	7.3%	35,056,742.01	10.9%	
VIC - Non metropolitan	51	2.9%	10,158,347.52	3.1%	
QLD - Inner City	0	0.0%	-	0.0%	
QLD - Metropolitan	16	0.9%	4,337,026.53	1.3%	
QLD - Non metropolitan	16	0.9%	3,469,514.36	1.1%	
NSW - Inner City	0	0.0%	-	0.0%	
NSW - Metropolitan	16	0.9%	4,077,064.97	1.3%	
NSW - Non metropolitan	12	0.7%	2,354,884.44	0.7%	
ACT - Inner City	0	0.0%	-	0.0%	
ACT - Metropolitan	18	1.0%	5,417,474.65	1.7%	
ACT - Non metropolitan	0	0.0%	-	0.0%	
TAS - Inner City	0	0.0%	-	0.0%	
TAS - Metropolitan	1	0.1%	252,446.53	0.1%	
TAS - Non metropolitan	3	0.2%	389,046.91	0.1%	
Total	1748	100.0%	323,089,814.46	100.0%	

Interest Rate (Unconsolidated)					
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance	
0.00% to 2.00%	172	9.8%	44,577,977.90	13.8%	
2.00% to 2.25%	43	2.5%	11,355,740.35	3.5%	
2.25% to 2.50%	48	2.7%	10,541,979.57	3.3%	
2.50% to 2.75%	11	0.6%	2,652,601.95	0.8%	
2.75% to 3.00%	15	0.9%	3,310,168.09	1.0%	
3.00% to 3.25%	9	0.5%	1,566,334.33	0.5%	
3.25% to 3.50%	13	0.7%	2,498,448.44	0.8%	
3.50% to 3.75%	7	0.4%	824,534.76	0.3%	
3.75% to 4.00%	1	0.1%	25,185.02	0.0%	
4.00% to 4.25%	4	0.2%	969,382.49	0.3%	
4.25% to 4.50%	4	0.2%	712,630.81	0.2%	
4.50% to 4.75%	8	0.5%	1,438,480.98	0.4%	
4.75% to 5.00%	18	1.0%	4,475,666.06	1.4%	
5.00% to 5.25%	5	0.3%	754,388.07	0.2%	
5.25% to 5.50%	20	1.1%	4,658,128.95	1.4%	
5.50% to 5.75%	52	3.0%	13,743,991.22	4.3%	
5.75% to 6.00%	263	15.0%	59,238,583.14	18.3%	
6.00%+	1055	60.4%	159,745,592.33	49.4%	
Total	1748	100.0%	323,089,814.46	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	0	0.0%	-	0.0%
24 to 30 months	123	7.0%	27,912,000.17	8.6%
30 to 36 months	264	15.1%	58,708,441.89	18.2%
36 to 42 months	184	10.5%	35,694,853.78	11.0%
42 to 48 months	150	8.6%	29,374,201.03	9.1%
48 to 54 months	172	9.8%	36,118,139.78	11.2%
54 to 60 months	194	11.1%	37,799,161.08	11.7%
60 to 66 months	117	6.7%	23,950,013.68	7.4%
66 to 72 months	87	5.0%	18,665,880.67	5.8%
72+ months	457	26.1%	54,867,122.38	17.0%
Total	1748	100%	323,089,814.46	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%	16,234.10	0.0%
2 to 4 years	5	0.3%	163,930.65	0.1%
4 to 6 years	8	0.5%	548,217.87	0.2%
6 to 8 years	26	1.5%	1,769,590.66	0.5%
8 to 10 years	21	1.2%	1,383,473.96	0.4%
10 to 12 years	101	5.8%	9,461,505.29	2.9%
12 to 14 years	110	6.3%	10,631,681.68	3.3%
14 to 16 years	143	8.2%	16,045,495.82	5.0%
16 to 18 years	154	8.8%	21,430,855.51	6.6%
18 to 20 years	63	3.6%	10,670,608.30	3.3%
20 to 22 years	147	8.4%	30,542,979.94	9.5%
22 to 24 years	170	9.7%	35,441,059.35	11.0%
24 to 26 years	429	24.5%	96,035,040.91	29.7%
26 to 28 years	368	21.1%	88,949,140.42	27.5%
28 to 30 years	0	0.0%	-	0.0%
30+ years	0	0.0%	-	0.0%
Total	1748	100.0%	323,089,814.46	100.0%

Repayment Method (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Interest Only	19	1.1%	5,347,130.94	1.7%
Principal & Interest	1729	98.9%	317,742,683.52	98.3%
Total	1748	100.0%	323,089,814.46	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	6	0.3%	1,500,813.22	0.5%
12 to 24 months	8	0.5%	1,976,635.36	0.6%
24 to 36 months	3	0.2%	1,436,970.60	0.4%
36 to 48 months	0	0.0%	-	0.0%
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	1729	99.0%	317,742,683.52	98.5%
Total	1746	100.0%	322,657,102.70	100.0%

Interest Rate Type (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Fixed	442	25.3%	101,552,816.87	31.4%
Variable	1306	74.7%	221,536,997.59	68.6%
Total	1748	100.0%	323,089,814.46	100.0%

Remaining Fixed Period (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 to 6 months	157	9.0%	37,743,235.76	11.7%
6 to 12 months	129	7.4%	29,744,028.88	9.2%
12 to 24 months	85	4.9%	20,513,523.88	6.3%
24 to 36 months	42	2.4%	7,625,480.35	2.4%
36 to 48 months	23	1.3%	5,161,502.77	1.6%
48 to 60 months	6	0.3%	765,045.23	0.2%
60+ months	0	0.0%	-	0.0%
Variable	1306	74.7%	221,536,997.59	68.6%
Total	1748	100.0%	323,089,814.46	100.0%

Occupancy (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Owner Occupier	1499	85.8%	272,493,459.04	84.3%
Investment	249	14.2%	50,596,355.42	15.7%
Total	1748	100.0%	323,089,814.46	100.0%

Loan Documentation (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Full Documentation	1,748	100.0%	323,089,814.46	100.0%
Low Documentation	0	0.0%	-	0.0%
Total	1748	100.0%	323,089,814.46	100.0%

Mortgage Insurer (Unconsolidated)				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
QBE	499	28.5%	86,085,243.52	26.6%
Genworth	0	0.0%	-	0.0%
Uninsured	1249	71.5%	237,004,570.94	73.4%
Total	1748	100.0%	323,089,814.46	100.0%

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Arrears				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
0 days	1720	98.4%	316,923,902.90	98.1%
1 to 30 days	22	1.3%	5,060,747.87	1.6%
31 to 60 days	2	0.1%	172,122.76	0.1%
61 to 90 days	1	0.1%	212,749.90	0.1%
91+ days	3	0.2%	720,291.03	0.2%
Total	1748	100.0%	323,089,814.46	100.0%

Hardships				
	No. of Accounts	% by No. Accounts	Current Balance	% by Current Balance
Current hardships	6	0.4%	1,228,029.03	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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