

# PROGRESS 2016-1 TRUST

Friday, 21 December 2018

<b>Transaction Name:</b>	Progress 2016-1 Trust
<b>Trustee:</b>	Perpetual Trustee Company Limited
<b>Security Trustee:</b>	P.T. Limited
<b>Originator:</b>	AMP Bank Limited
<b>Servicer &amp; Custodian:</b>	AMP Bank Limited
<b>Issue Date:</b>	Tuesday, 27th September 2016
<b>Maturity Date:</b>	Friday, 21st February 2048
<b>Payment Date:</b>	The 21st day of each month
<b>Business Day for Payments:</b>	Sydney & Melbourne
<b>Determination Date &amp; Ex-Interest Date:</b>	Three Business Days before each Payment Date.

	<u>Base</u>	<u>Margin</u>	<u>Interest Calculation</u>
Class A Notes	1 M BBSW	123bps	Actual/365
Class AB Notes	1 M BBSW	180bps	Actual/365
Class B Notes	1 M BBSW	220bps	Actual/365
Class C Notes	1 M BBSW	315bps	Actual/365
Class D Notes	1 M BBSW	595bps	Actual/365

	<u>Currency</u>	<u>Initial Stated Amount</u>	<u>Current Invested Amount</u>	<u>Current Stated Amount</u>	<u>Percentages at Issue</u>	<u>Current Percentages</u>	<u>Rating S&amp;P/Moodys</u>
Class A Notes	A\$	690,000,000.00	337,869,858.38	337,869,858.38	92.00%	84.92%	AAA / Aaa
Class AB Notes	A\$	37,950,000.00	37,950,000.00	37,950,000.00	5.06%	9.54%	AAA /n.r
Class B Notes	A\$	12,900,000.00	12,900,000.00	12,900,000.00	1.72%	3.24%	AA+/n.r.
Class C Notes	A\$	8,100,000.00	8,100,000.00	8,100,000.00	1.08%	2.04%	A+/n.r.
Class D Notes	A\$	1,050,000.00	1,050,000.00	1,050,000.00	0.14%	0.26%	n.r./n.r.
<b>TOTAL</b>		<b>750,000,000.00</b>	<b>397,869,858.38</b>	<b>397,869,858.38</b>	<b>100.00%</b>	<b>100.00%</b>	

Current Payment Date: Friday, 21 December 2018

	<u>Pre Payment</u>		<u>Coupon Rate Reset Date</u>	<u>Initial Issued Notes (No.)</u>	<u>Interest Payment (per security)</u>	<u>Principal Payment (per security)</u>	<u>Post Payment Date Bond Factors</u>
	<u>Date Bond</u>	<u>Factors</u>					
Class A Notes	0.5001	3.0993%	21-Dec-18	690,000	1.27	10.42	0.4897
Class AB Notes	1.0000	3.6693%	21-Dec-18	37,950	3.02	-	1.0000
Class B Notes	1.0000	4.0693%	21-Dec-18	12,900	3.34	-	1.0000
Class C Notes	1.0000	5.0193%	21-Dec-18	8,100	4.13	-	1.0000
Class D Notes	1.0000	7.8193%	21-Dec-18	1,050	6.43	-	1.0000
<b>TOTAL</b>				<b>750,000</b>	<b>18.19</b>	<b>10.42</b>	

## COLLATERAL INFORMATION

	<u>At Issue</u>	<u>Nov - 18</u>
Total pool size:	\$742,931,233.00	\$394,487,964.58
Total Number Of Loans (UnConsolidated):	3582	2077
Total number of loans (consolidating split loans):	2345	1405
Average loan Size:	\$316,815.00	\$280,774.35
Maximum loan size:	\$993,677.00	\$988,183.39
Total property value:	\$1,305,952,265.00	\$793,280,887.16
Number of Properties:	2501	1485
Average property value:	\$522,172.00	\$534,195.88
Average current LVR:	60.44%	53.79%
Average Term to Maturity (months):	316	282.07
Maximum Remaining Term to Maturity (months):	358	331.20
Weighted Average Seasoning (months):	34	59.96
Weighted Average Current LVR:	65.15%	61.78%
Weighted Average Term to Maturity (months):	309	290.80
% of pool with loans > \$500,000:	25.14%	21.16%
% of pool (amount) LoDoc Loans:	0.00%	0.00%
Maximum Current LVR:	92.83%	113.24%
% Fixed Rate Loans(Value):	24.55%	8.96%
% Interst Only loans (Value):	33.60%	25.11%
Weighted Average Mortgage Interest:	4.42%	4.42%
Investment Loans:	23.83%	22.20%

## Outstanding Balance Distribution

	<u>\$ % at Issue</u>	<u>Nov - 18</u>
≤ \$0	0.00%	-0.04%
> \$0 and ≤ \$100,000	1.34%	2.24%
> \$100,000 and ≤ \$150,000	2.94%	3.99%
> \$150,000 and ≤ \$200,000	5.33%	6.94%
> \$200,000 and ≤ \$250,000	10.00%	10.97%
> \$250,000 and ≤ \$300,000	13.60%	13.38%
> \$300,000 and ≤ \$350,000	12.28%	13.45%
> \$350,000 and ≤ \$400,000	11.54%	11.87%
> \$400,000 and ≤ \$450,000	10.31%	9.32%
> \$450,000 and ≤ \$500,000	7.52%	6.71%
> \$500,000 and ≤ \$550,000	6.23%	5.28%
> \$550,000 and ≤ \$600,000	4.36%	3.53%
> \$600,000 and ≤ \$650,000	3.43%	1.42%
> \$650,000 and ≤ \$700,000	2.64%	1.54%
> \$700,000 and ≤ \$750,000	1.84%	1.65%
> \$750,000 and ≤ \$800,000	1.57%	2.57%
> \$800,000 and ≤ \$850,000	2.20%	1.90%
> \$850,000 and ≤ \$900,000	0.59%	0.89%
> \$900,000 and ≤ \$950,000	1.49%	1.40%
> \$950,000 and ≤ \$1,000,000	0.79%	0.99%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

<u>Outstanding Balance LVR Distribution</u>	<u>\$ % at Issue</u>	<u>Nov - 18</u>
≤ 0%	0.00%	-0.04%
> 0% and ≤ 25%	8.74%	4.28%
> 25% and ≤ 30%	2.64%	2.00%
> 30% and ≤ 35%	3.20%	3.01%
> 35% and ≤ 40%	3.67%	3.32%
> 40% and ≤ 45%	4.05%	5.47%
> 45% and ≤ 50%	4.86%	5.65%
> 50% and ≤ 55%	5.42%	6.11%
> 55% and ≤ 60%	6.18%	8.91%
> 60% and ≤ 65%	8.14%	9.44%
> 65% and ≤ 70%	9.64%	10.97%
> 70% and ≤ 75%	15.18%	18.68%
> 75% and ≤ 80%	16.89%	12.18%
> 80% and ≤ 85%	4.65%	5.67%
> 85% and ≤ 90%	5.88%	3.52%
> 90% and ≤ 95%	0.85%	0.59%
> 95% and ≤ 100%	0.00%	0.12%
> 100%	0.00%	0.14%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

<u>Mortgage Insurance</u>	<u>\$ % at Issue</u>	<u>Nov - 18</u>
Genworth	13.86%	14.95%
QBE	86.14%	84.90%
Uninsured	0.00%	0.15%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

<u>Seasoning Analysis</u>	<u>\$ % at Issue</u>	<u>Nov - 18</u>
> 0 mths and ≤ 3 mths	0.33%	0.00%
> 3 mths and ≤ 6 mths	1.25%	0.00%
> 6 mths and ≤ 9 mths	0.75%	0.00%
> 9 mths and ≤ 12 mths	0.66%	0.00%
> 12 mths and ≤ 15 mths	5.71%	0.00%
> 15 mths and ≤ 18 mths	10.39%	0.00%
> 18 mths and ≤ 21 mths	6.91%	0.00%
> 21 mths and ≤ 24 mths	4.49%	0.00%
> 24 mths and ≤ 36 mths	40.49%	3.04%
> 36 mths and ≤ 48 mths	14.44%	25.37%
> 48 mths and ≤ 60 mths	5.64%	34.40%
> 60 mths and ≤ 72 mths	2.74%	22.61%
> 72 mths and ≤ 84 mths	1.60%	6.20%
> 84 mths and ≤ 96 mths	2.08%	2.60%
> 96 mths and ≤ 108 mths	1.05%	1.56%
> 108 mths and ≤ 120 mths	0.40%	1.59%
> 120 mths	1.06%	2.62%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

<u>Geographic Distribution</u>	<u>\$ % at Issue</u>	<u>Nov - 18</u>
ACT - Metro	1.71%	1.49%
<b>Total ACT</b>	<b>1.71%</b>	<b>1.49%</b>
NSW - Inner city	0.18%	0.31%
NSW - Metro	29.70%	28.08%
NSW - Non metro	10.39%	8.79%
<b>Total NSW</b>	<b>40.27%</b>	<b>37.19%</b>
NT - Metro	0.28%	0.37%
NT - Non metro	0.15%	0.21%
<b>Total NT</b>	<b>0.43%</b>	<b>0.58%</b>
QLD - Inner city	0.05%	0.09%
QLD - Metro	8.49%	8.49%
QLD - Non metro	5.85%	6.52%
<b>Total QLD</b>	<b>14.39%</b>	<b>15.10%</b>
SA - Inner city	0.07%	0.00%
SA - Metro	6.19%	6.11%
SA - Non metro	0.62%	0.79%
<b>Total SA</b>	<b>6.88%</b>	<b>6.90%</b>
TAS - Inner city	0.07%	0.12%
TAS - Metro	0.53%	0.64%
TAS - Non metro	0.45%	0.38%
<b>Total TAS</b>	<b>1.05%</b>	<b>1.14%</b>
VIC - Inner city	0.36%	0.27%
VIC - Metro	17.39%	15.89%
VIC - Non metro	2.52%	2.46%
<b>Total VIC</b>	<b>20.26%</b>	<b>18.62%</b>
WA - Inner city	0.23%	0.42%
WA - Metro	13.71%	16.69%
WA - Non metro	1.08%	1.34%
<b>Total WA</b>	<b>15.01%</b>	<b>18.46%</b>
<b>Total Inner City</b>	<b>0.95%</b>	<b>1.21%</b>
<b>Total Metro</b>	<b>78.00%</b>	<b>77.77%</b>
<b>Total Non Metro</b>	<b>21.05%</b>	<b>20.48%</b>
<b>Secured by Term Deposit</b>	<b>0.00%</b>	<b>0.53%</b>
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

<u>ARREARS \$ % (scheduled balance basis)</u>	<b>31-60</b>	<b>61-90</b>	<b>90+</b>	<b>Total</b>
Dec-17	0.12%	0.12%	0.46%	0.69%
Jan-18	0.04%	0.13%	0.47%	0.63%
Feb-18	0.05%	0.00%	0.61%	0.66%
Mar-18	0.19%	0.01%	0.49%	0.69%
Apr-18	0.21%	0.06%	0.50%	0.76%
May-18	0.23%	0.00%	0.36%	0.59%
Jun-18	0.37%	0.07%	0.22%	0.66%
Jul-18	0.37%	0.07%	0.23%	0.66%
Aug-18	0.23%	0.26%	0.17%	0.66%
Sep-18	0.19%	0.06%	0.44%	0.68%
Oct-18	0.07%	0.07%	0.42%	0.56%
Nov-18	0.21%	0.04%	0.43%	0.69%

**MORTGAGE SAFETY NET**

	No of Accounts	Amount (\$)
Dec-17	7	1,432,535
Jan-18	9	1,788,999
Feb-18	8	1,593,937
Mar-18	8	1,702,435
Apr-18	10	2,202,340
May-18	10	2,296,023
Jun-18	8	1,928,136
Jul-18	9	2,060,816
Aug-18	10	2,192,830
Sep-18	9	2,007,009
Oct-18	10	2,109,457
Nov-18	9	1,859,798

**MORTGAGE IN POSSESSION**

	No of Accounts	Amount (\$)
Dec-17	1	275,953
Jan-18	1	277,738
Feb-18	1	278,848
Mar-18	1	280,762
Apr-18	1	282,005
May-18	-	-
Jun-18	-	-
Jul-18	-	-
Aug-18	-	-
Sep-18	-	-
Oct-18	-	-
Nov-18	-	-

**PRINCIPAL LOSS**

	Gross Loss	LMI claim (A\$)	LMI payment (A\$)	Net loss
2018	-	-	-	-
Total	-	-	-	-

**EXCESS SPREAD**

	Excess Spread (A\$)	Excess Spread % p.a	Opening Bond Balance
Dec-17	49,381.15	0.12%	\$ 512,386,769
Jan-18	410,997.07	0.99%	\$ 496,845,480
Feb-18	416,859.20	1.02%	\$ 489,402,536
Mar-18	-	0.00%	\$ 481,250,086
Apr-18	330,908.82	0.84%	\$ 471,341,876
May-18	198,373.08	0.51%	\$ 464,470,049
Jun-18	86,273.44	0.23%	\$ 456,452,807
Jul-18	330,877.98	0.88%	\$ 449,866,930
Aug-18	242,585.04	0.67%	\$ 435,644,043
Sep-18	82,052.67	0.23%	\$ 425,303,084
Oct-18	326,679.95	0.94%	\$ 416,320,007
Nov-18	246,564.27	0.73%	\$ 405,062,705
Total	3,656,880.77		

**ANNUALISED CPR**

	CPR % p.a
Dec-17	29.85%
Jan-18	15.28%
Feb-18	16.98%
Mar-18	21.12%
Apr-18	14.55%
May-18	17.55%
Jun-18	14.64%
Jul-18	30.87%
Aug-18	23.80%
Sep-18	21.29%
Oct-18	26.80%
Nov-18	17.94%

**RESERVES**

	Available	Drawn
Principal Draw		-
Liquidity Reserve Account	3,381,893.80	-
Income Reserve	150,000.00	-

**SUPPORTING RATINGS**

Role	Party	Current Rating S&P / Moody's	Rating Trigger S&P /Moody's
Fixed Rate Swap Provider	AMP Bank Limited	A / A2	below A-1+ / P-1
Liquidity Reserve Account Holder	Commonwealth Bank	A-1+ / P-1	below A-1+ / P-1
Bank Account Provider	Westpac	A-1+ / P-1	below A1+ / P-1

**SERVICER**

Servicer:	AMP Bank Limited
Servicer Ranking or Rating:	A / A2
Servicer Rating:	N/A
Servicer Experience:	Progress 2005-2 Trust Progress 2006-1 Trust Progress 2007-1G Trust Progress 2008-1R Trust Progress 2009-1 Trust Progress 2010-1 Trust Progress 2011-1 Trust Progress 2012-1 Trust Progress 2012-2 Trust Progress 2013-1 Trust Progress 2014-1 Trust Progress 2014-2 Trust Progress 2016-1 Trust Progress 2017-1 Trust Progress 2017-2 Trust Progress Warehouse Trust No .1 Perpetual Trustee (Cold)

Back-Up Servicer: