

The Barton Series 2019-1 Trust

Investor Reporting

Payment Date	17-Aug-23
Collections Period ending	31-Jul-23

NOTE SUMMARY (FOLLOWING PAYMENT DAY DISTRIBUTION)

Class	S&P/Fitch Rating	Initial Invested Amount (A\$)	Invested Amount (A\$)	Stated Amount (A\$)	Note Factor (current distribution date)	Current Distribution Date	Interest Rate	Original Subordination	Current Subordination	
A-1	AAA(sf)/AAAsf	460,000,000.00	159,217,490.51	159,217,490.51	34.61%	17/08/2023	5.30%	8.00%	16.28%	AU3FN0051736
A-2	AAA(sf)/AAAsf	18,500,000.00	14,323,522.49	14,323,522.49	77.42%	17/08/2023	5.55%	4.30%	8.75%	AU3FN0051744
AB	AAA(sf)/NR	7,500,000.00	5,806,833.44	5,806,833.44	77.42%	17/08/2023	5.70%	2.80%	5.70%	AU3FN0051751
B	AA+(sf)/NR	8,250,000.00	6,387,516.78	6,387,516.78	77.42%	17/08/2023	5.95%	1.15%	2.34%	AU3FN0051769
C	A+(sf)/NR	4,500,000.00	3,484,100.07	3,484,100.07	77.42%	17/08/2023	6.60%	0.25%	0.51%	AU3FN0051777
D	NR/NR	1,250,000.00	967,805.58	967,805.58	77.42%	17/08/2023	9.90%	N/A	N/A	AU3FN0051785

	AT ISSUE	31-Jul-23
Pool Balance	\$495,996,628.58	\$188,677,846.10
Number of Loans	1,974	998
Avg Loan Balance	\$251,264.76	\$189,055.96
Maximum Loan Balance	\$742,616.96	\$676,089.56
Minimum Loan Balance	\$56,180.70	\$0.00
Weighted Avg Interest Rate	3.92%	5.65%
Weighted Avg Seasoning (mths)	43.03	91.03
Maximum Remaining Term (mths)	353.00	316.00
Weighted Avg Remaining Term (mths)	297.68	252.32
Maximum Current LVR	89.70%	200.71%
Weighted Avg Current LVR	59.88%	49.14%

	# Loans	Value of loans	% of Total Value
31 Days to 60 Days	2	\$352,589.60	0.19%
60 > and <= 90 days	0	\$0.00	0.00%
90 > days	5	\$1,244,267.57	0.66%

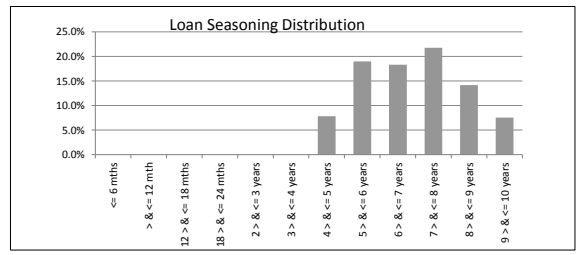
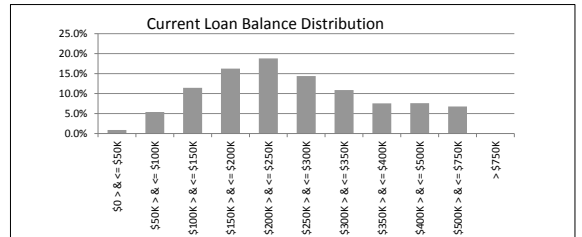
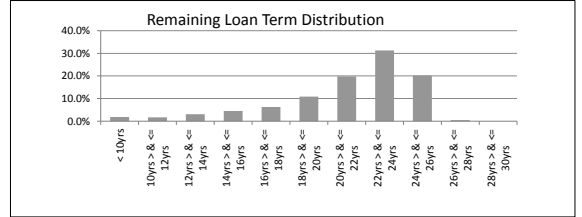
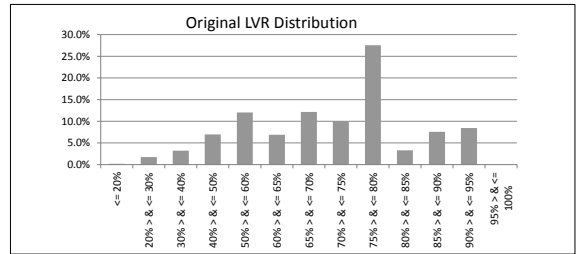
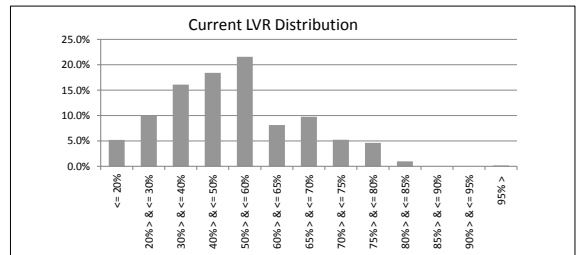
Current LVR	Balance	% of Balance	Loan Count	% of Loan Count
<= 20%	\$9,791,956.20	5.2%	182	18.2%
20% > & <= 30%	\$18,714,312.68	9.9%	132	13.2%
30% > & <= 40%	\$30,344,538.33	16.1%	171	17.1%
40% > & <= 50%	\$34,740,139.04	18.4%	159	15.9%
50% > & <= 60%	\$40,690,362.14	21.6%	158	15.8%
60% > & <= 65%	\$15,330,862.67	8.1%	61	6.1%
65% > & <= 70%	\$18,403,517.23	9.8%	63	6.3%
70% > & <= 75%	\$9,867,328.45	5.2%	37	3.7%
75% > & <= 80%	\$8,679,207.51	4.6%	28	2.8%
80% > & <= 85%	\$1,814,561.07	1.0%	6	0.6%
85% > & <= 90%	\$0.00	0.0%	0	0.0%
90% > & <= 95%	\$0.00	0.0%	0	0.0%
95% >	\$301,060.78	0.2%	1	0.1%
	\$188,677,846.10	100.0%	998	100.0%

Original LVR	Balance	% of Balance	Loan Count	% of Loan Count
<= 20%	\$377,888.40	0.2%	7	0.7%
25% > & <= 30%	\$3,283,516.51	1.7%	33	3.3%
30% > & <= 40%	\$6,061,711.19	3.2%	56	5.6%
40% > & <= 50%	\$13,146,690.84	7.0%	103	10.3%
50% > & <= 60%	\$22,670,879.65	12.0%	126	12.6%
60% > & <= 65%	\$12,971,687.88	6.9%	81	8.1%
65% > & <= 70%	\$22,891,325.74	12.1%	114	11.4%
70% > & <= 75%	\$18,916,848.64	10.0%	92	9.2%
75% > & <= 80%	\$51,970,157.52	27.5%	237	23.7%
80% > & <= 85%	\$6,198,370.51	3.3%	28	2.8%
85% > & <= 90%	\$14,294,873.49	7.6%	55	5.5%
90% > & <= 95%	\$15,893,895.73	8.4%	66	6.6%
95% > & <= 100%	\$0.00	0.0%	0	0.0%
	\$188,677,846.10	100.0%	998	100.0%

Remaining Loan Term	Balance	% of Balance	Loan Count	% of Loan Count
< 10 years	\$3,461,666.30	1.8%	48	4.8%
10 year > & <= 12 years	\$3,141,040.22	1.7%	34	3.4%
12 year > & <= 14 years	\$5,842,177.61	3.1%	45	4.5%
14 year > & <= 16 years	\$8,541,950.27	4.5%	61	6.1%
16 year > & <= 18 years	\$11,819,958.26	6.3%	70	7.0%
18 year > & <= 20 years	\$20,457,048.65	10.8%	117	11.7%
20 year > & <= 22 years	\$37,440,161.36	19.8%	187	18.7%
22 year > & <= 24 years	\$59,014,607.09	31.3%	277	27.8%
24 year > & <= 26 years	\$38,065,210.61	20.2%	157	15.7%
26 year > & <= 28 years	\$894,025.73	0.5%	2	0.2%
28 year > & <= 30 years	\$0.00	0.0%	0	0.0%
	\$188,677,846.10	100.0%	998	100.0%

Current Loan Balance	Balance	% of Balance	Loan Count	% of Loan Count
\$0 > & <= \$50000	\$1,693,772.37	0.9%	101	10.1%
\$50000 > & <= \$100000	\$10,157,031.31	5.4%	133	13.3%
\$100000 > & <= \$150000	\$21,573,545.23	11.4%	173	17.3%
\$150000 > & <= \$200000	\$30,672,115.73	16.3%	175	17.5%
\$200000 > & <= \$250000	\$35,504,733.42	18.8%	159	15.9%
\$250000 > & <= \$300000	\$27,165,857.78	14.4%	100	10.0%
\$300000 > & <= \$350000	\$20,544,089.19	10.9%	64	6.4%
\$350000 > & <= \$400000	\$14,237,954.78	7.5%	38	3.8%
\$400000 > & <= \$450000	\$6,752,769.09	3.6%	16	1.6%
\$450000 > & <= \$500000	\$7,584,348.88	4.0%	16	1.6%
\$500000 > & <= \$750000	\$12,791,628.32	6.8%	23	2.3%
> \$750,000	\$0.00	0.0%	0	0.0%
	\$188,677,846.10	100.0%	998	100.0%

Loan Seasoning	Balance	% of Balance	Loan Count	% of Loan Count
<= 6 mths	\$0.00	0.0%	0	0.0%
> & <= 12 mth	\$0.00	0.0%	0	0.0%
12 > & <= 18 mths	\$0.00	0.0%	0	0.0%
18 > & <= 24 mths	\$0.00	0.0%	0	0.0%
2 > & <= 3 years	\$0.00	0.0%	0	0.0%
3 > & <= 4 years	\$0.00	0.0%	0	0.0%
4 > & <= 5 years	\$14,769,053.95	7.8%	72	7.2%
5 > & <= 6 years	\$35,836,776.78	19.0%	160	16.0%
6 > & <= 7 years	\$34,557,096.50	18.3%	176	17.6%
7 > & <= 8 years	\$41,049,042.73	21.8%	216	21.6%
8 > & <= 9 years	\$26,740,393.47	14.2%	146	14.6%
9 > & <= 10 years	\$14,242,269.58	7.5%	88	8.8%
> 10 years	\$21,483,213.09	11.4%	140	14.0%
	\$188,677,846.10	100.0%	998	100.0%



The Barton Series 2019-1 Trust

Investor Reporting

Payment Date	17-Aug-23
Collections Period ending	31-Jul-23

TABLE 6

Postcode Concentration (top 10 by value)	Balance	% of Balance	Loan Count	% of Loan Count
2615	\$4,653,161.14	2.5%	24	2.4%
2914	\$3,665,468.42	1.9%	13	1.3%
2611	\$3,556,982.15	1.9%	9	0.9%
2617	\$3,162,258.24	1.7%	14	1.4%
5162	\$2,957,878.22	1.6%	21	2.1%
2620	\$2,249,907.50	1.2%	12	1.2%
2905	\$2,241,313.03	1.2%	11	1.1%
5114	\$2,110,461.59	1.1%	15	1.5%
5108	\$2,063,961.01	1.1%	19	1.9%
5159	\$2,056,747.62	1.1%	12	1.2%

TABLE 7

Geographic Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Australian Capital Territory	\$34,117,257.96	18.1%	162	16.2%
New South Wales	\$24,893,644.06	13.2%	125	12.5%
Northern Territory	\$803,822.88	0.4%	3	0.3%
Queensland	\$1,707,418.22	0.9%	8	0.8%
South Australia	\$84,757,830.24	44.9%	514	51.5%
Tasmania	\$432,021.54	0.2%	2	0.2%
Victoria	\$7,149,465.31	3.8%	31	3.1%
Western Australia	\$3,816,385.89	18.5%	153	15.3%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 8

Metro/Non-Metro/Inner-City	Balance	% of Balance	Loan Count	% of Loan Count
Metro	\$149,697,635.88	79.3%	783	78.5%
Non-metro	\$37,113,744.93	19.7%	206	20.6%
Inner city	\$1,866,465.29	1.0%	9	0.9%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 9

Property Type	Balance	% of Balance	Loan Count	% of Loan Count
Residential House	\$171,943,034.81	91.1%	900	90.2%
Residential Unit	\$14,992,772.01	7.9%	88	8.8%
Rural	\$0.00	0.0%	0	0.0%
Semi-Rural	\$0.00	0.0%	0	0.0%
High Density	\$1,742,039.28	0.9%	10	1.0%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 10

Occupancy Type	Balance	% of Balance	Loan Count	% of Loan Count
Owner Occupied	\$166,402,585.76	88.2%	868	87.0%
Investment	\$22,275,260.34	11.8%	130	13.0%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 11

Employment Type Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Contractor	\$2,823,448.40	1.5%	14	1.4%
Pay-as-you-earn employee (casual)	\$7,734,595.72	4.1%	42	4.2%
Pay-as-you-earn employee (full time)	\$134,489,674.07	71.3%	687	68.8%
Pay-as-you-earn employee (part time)	\$17,101,324.48	9.1%	104	10.4%
Self employed	\$15,624,162.81	8.3%	77	7.7%
No data	\$10,904,620.62	5.8%	74	7.4%
Director	\$0.00	0.0%	0	0.0%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 12

LMI Provider	Balance	% of Balance	Loan Count	% of Loan Count
QBE	\$175,043,277.96	92.8%	938	94.0%
Genworth/Helia	\$13,634,568.14	7.2%	60	6.0%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 13

Arrears	Balance	% of Balance	Loan Count	% of Loan Count
<=0 days	\$184,560,309.05	97.8%	979	98.1%
0 > and <= 30 days	\$2,520,679.88	1.3%	12	1.2%
30 > and <= 60 days	\$352,589.60	0.2%	2	0.2%
60 > and <= 90 days	\$0.00	0.0%	0	0.0%
90 > days	\$1,244,267.57	0.7%	5	0.5%
	\$188,677,846.10	100.0%	998	100.0%

TABLE 14

Interest Rate Type	Balance	% of Balance	Loan Count	% of Loan Count
Variable	\$118,245,544.52	62.7%	667	66.8%
Fixed	\$70,432,301.58	37.3%	331	33.2%
	\$188,677,846.10	100.0%	998	100.0%

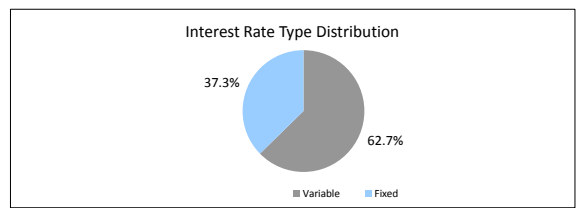
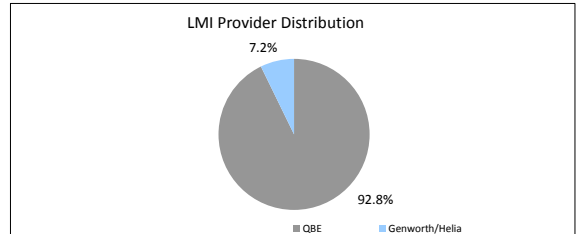
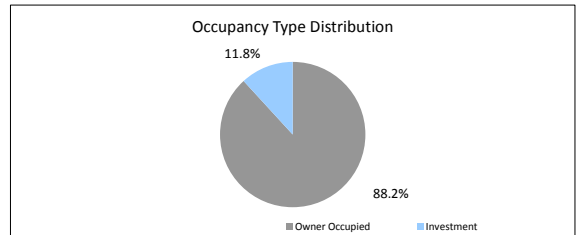
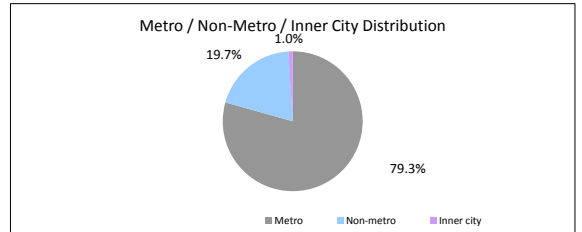
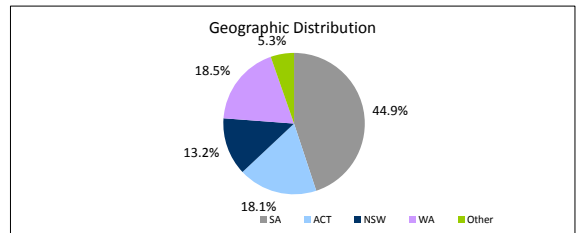
TABLE 15

Weighted Ave Interest Rate	Balance	Loan Count
Fixed Interest Rate	3.75%	331

TABLE 16

Foreclosure, Claims and Losses	Balance	Loan Count
Properties foreclosed (Current)	\$301,060.78	1
Claims submitted to mortgage insurers (cumulative)	\$0.00	0
Claims paid by mortgage insurers (cumulative)	\$0.00	0
loss covered by excess spread (cumulative)	\$0.00	0
Amount charged off (cumulative)	\$0.00	0

Please note: Stratified data excludes loans where the collateral has been sold and there is an LMI claim pending.



The Barton Series 2019-1 Trust Representative Pool

Collections Period ending **31-Jul-23**

SUMMARY		31-Jul-23
Pool Balance		\$7,980,155.12
Number of Loans		58
Avg Loan Balance		\$137,588.88
Maximum Loan Balance		\$517,466.65
Minimum Loan Balance		\$0.00
Weighted Avg Interest Rate		4.92%
Weighted Avg Seasoning (mths)		78.7
Maximum Remaining Term (mths)		307.00
Weighted Avg Remaining Term (mths)		258.48
Maximum Current LVR		71.64%
Weighted Avg Current LVR		44.04%

TABLE 1	Current LVR	Balance	% of Balance	Loan Count	% of Loan Count
<= 20%		\$978,085.08	12.3%	20	34.5%
20% > & <= 30%		\$723,017.29	9.1%	9	15.5%
30% > & <= 40%		\$920,316.84	11.5%	5	8.6%
40% > & <= 50%		\$2,719,404.05	34.1%	12	20.7%
50% > & <= 60%		\$656,878.55	8.2%	4	6.9%
60% > & <= 65%		\$707,501.38	8.9%	3	5.2%
65% > & <= 70%		\$1,095,859.39	13.7%	4	6.9%
70% > & <= 75%		\$179,092.54	2.2%	1	1.7%
75% > & <= 80%		\$0.00	0.0%	0	0.0%
80% > & <= 85%		\$0.00	0.0%	0	0.0%
85% > & <= 90%		\$0.00	0.0%	0	0.0%
90% > & <= 95%		\$0.00	0.0%	0	0.0%
95% > & <= 100%		\$0.00	0.0%	0	0.0%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 2	Current Loan Balance	Balance	% of Balance	Loan Count	% of Loan Count
\$0 > & <= \$50000		\$296,624.01	3.7%	12	20.7%
\$50000 > & <= \$100000		\$1,114,655.87	14.0%	17	29.3%
\$100000 > & <= \$150000		\$1,135,826.20	14.2%	9	15.5%
\$150000 > & <= \$200000		\$673,085.53	8.4%	4	6.9%
\$200000 > & <= \$250000		\$1,107,844.58	13.9%	5	8.6%
\$250000 > & <= \$300000		\$1,618,300.78	20.3%	6	10.3%
\$300000 > & <= \$350000		\$344,876.68	4.3%	1	1.7%
\$350000 > & <= \$400000		\$743,398.75	9.3%	2	3.4%
\$400000 > & <= \$450000		\$428,076.07	5.4%	1	1.7%
\$450000 > & <= \$500000		\$0.00	0.0%	0	0.0%
\$500000 > & <= \$750000		\$517,466.65	6.5%	1	1.7%
> \$750,000		\$0.00	0.0%	0	0.0%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 3	Loan Seasoning	Balance	% of Balance	Loan Count	% of Loan Count
<= 6 mths		\$0.00	0.0%	0	0.0%
> & <= 12 mth		\$0.00	0.0%	0	0.0%
12 > & <= 18 mths		\$0.00	0.0%	0	0.0%
18 > & <= 24 mths		\$380,566.59	4.8%	1	1.7%
2 > & <= 3 years		\$0.00	0.0%	0	0.0%
3 > & <= 4 years		\$0.00	0.0%	0	0.0%
4 > & <= 5 years		\$1,818,044.57	22.8%	10	17.2%
5 > & <= 6 years		\$3,406,570.37	42.7%	16	27.6%
6 > & <= 7 years		\$548,827.21	6.9%	3	5.2%
7 > & <= 8 years		\$350,268.18	4.4%	4	6.9%
8 > & <= 9 years		\$278,238.83	3.5%	5	8.6%
9 > & <= 10 years		\$92,181.79	1.2%	2	3.4%
> 10 years		\$1,105,457.58	13.9%	17	29.3%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 4	Geographic Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Australian Capital Territory		\$2,273,639.82	28.5%	15	25.9%
New South Wales		\$664,748.38	8.3%	2	3.4%
Northern Territory		\$0.00	0.0%	0	0.0%
Queensland		\$0.00	0.0%	0	0.0%
South Australia		\$4,197,309.11	52.6%	35	60.3%
Tasmania		\$0.00	0.0%	0	0.0%
Victoria		\$0.00	0.0%	0	0.0%
Western Australia		\$844,457.81	10.6%	6	10.3%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 5	Metro/Non-Metro/Inner-City	Balance	% of Balance	Loan Count	% of Loan Count
Metro		\$6,947,029.50	87.1%	46	79.3%
Non-metro		\$996,121.93	12.5%	11	19.0%
Inner city		\$37,003.69	0.5%	1	1.7%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 6	Property Type	Balance	% of Balance	Loan Count	% of Loan Count
Residential House		\$7,315,706.29	91.7%	51	87.9%
Residential Unit		\$627,445.14	7.9%	6	10.3%
Rural		\$0.00	0.0%	0	0.0%
Semi-Rural		\$0.00	0.0%	0	0.0%
High Density		\$37,003.69	0.5%	1	1.7%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 7	Occupancy Type	Balance	% of Balance	Loan Count	% of Loan Count
Owner Occupied		\$7,231,555.21	90.6%	53	91.4%
Investment		\$748,599.91	9.4%	5	8.6%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 8	Employment Type Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Contractor		\$227,070.59	2.8%	1	1.7%
Pay-as-you-earn employee (casual)		\$50,387.18	0.6%	1	1.7%
Pay-as-you-earn employee (full time)		\$6,022,858.95	75.5%	44	75.9%
Pay-as-you-earn employee (part time)		\$1,061,836.03	13.3%	6	10.3%
Self employed		\$485,175.84	6.1%	3	5.2%
No data		\$0.00	0.0%	0	0.0%
Other		\$132,826.53	1.7%	3	5.2%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 9	Arrears	Balance	% of Balance	Loan Count	% of Loan Count
<= 0 days		\$7,980,155.12	100.0%	58	100.0%
0 > and <= 30 days		\$0.00	0.0%	0	0.0%
30 > and <= 60 days		\$0.00	0.0%	0	0.0%
60 > and <= 90 days		\$0.00	0.0%	0	0.0%
90 > days		\$0.00	0.0%	0	0.0%
		\$7,980,155.12	100.0%	58	100.0%

TABLE 10	Interest Rate Type	Balance	% of Balance	Loan Count	% of Loan Count
Variable		\$3,875,893.54	48.6%	36	62.1%
Fixed		\$4,104,261.58	51.4%	22	37.9%
		\$7,980,155.12	100.0%	58	100.0%

