

The Barton Series 2019-1 Trust

Investor Reporting

Payment Date	17-Jan-24
Collections Period ending	31-Dec-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	146,854,229.14	146,854,229.14	31.92%	17/01/2024	5.50%	8.00%	16.28%	AU3FN0051736
A-2	AAA(sf)/AAAsf	18,500,000.00	13,211,298.88	13,211,298.88	71.41%	17/01/2024	5.75%	4.30%	8.75%	AU3FN0051744
AB	AAA(sf)/NR	7,500,000.00	5,355,931.98	5,355,931.98	71.41%	17/01/2024	5.90%	2.80%	5.70%	AU3FN0051751
B	AA+(sf)/NR	8,250,000.00	5,891,525.18	5,891,525.18	71.41%	17/01/2024	6.15%	1.15%	2.34%	AU3FN0051769
C	A+(sf)/NR	4,500,000.00	3,213,559.19	3,213,559.19	71.41%	17/01/2024	6.80%	0.25%	0.51%	AU3FN0051777
D	NR/NR	1,250,000.00	892,655.34	892,655.34	71.41%	17/01/2024	10.10%	N/A	N/A	AU3FN0051785

	AT ISSUE	31-Dec-23
Pool Balance	\$495,996,628.58	\$174,026,983.86
Number of Loans	1,974	940
Avg Loan Balance	\$251,264.76	\$185,135.09
Maximum Loan Balance	\$742,616.96	\$669,902.10
Minimum Loan Balance	\$56,180.70	\$0.00
Weighted Avg Interest Rate	3.92%	5.99%
Weighted Avg Seasoning (mths)	43.03	95.97
Maximum Remaining Term (mths)	353.00	311.00
Weighted Avg Remaining Term (mths)	297.68	247.52
Maximum Current LVR	89.70%	217.10%
Weighted Avg Current LVR	59.88%	48.48%

ARREARS	# Loans	Value of loans	% of Total Value
31 Days to 60 Days	1	\$172,570.40	0.10%
60 > and <= 90 days	0	\$0.00	0.00%
90 > days	2	\$618,022.94	0.36%

TABLE 1

Current LVR	Balance	% of Balance	Loan Count	% of Loan Count
<= 20%	\$9,562,485.49	5.5%	184	19.6%
20% > & <= 30%	\$17,615,168.26	10.1%	126	13.4%
30% > & <= 40%	\$28,148,830.93	16.2%	161	17.1%
40% > & <= 50%	\$33,405,505.68	19.2%	148	15.7%
50% > & <= 60%	\$39,820,929.08	22.9%	157	16.7%
60% > & <= 65%	\$12,911,028.63	7.4%	50	5.3%
65% > & <= 70%	\$17,764,118.31	10.2%	61	6.5%
70% > & <= 75%	\$6,092,665.30	3.5%	24	2.6%
75% > & <= 80%	\$6,872,259.50	3.9%	23	2.4%
80% > & <= 85%	\$1,508,348.90	0.9%	5	0.5%
85% > & <= 90%	\$0.00	0.0%	0	0.0%
90% > & <= 95%	\$0.00	0.0%	0	0.0%
95% >	\$325,643.78	0.2%	1	0.1%
	\$174,026,983.86	100.0%	940	100.0%

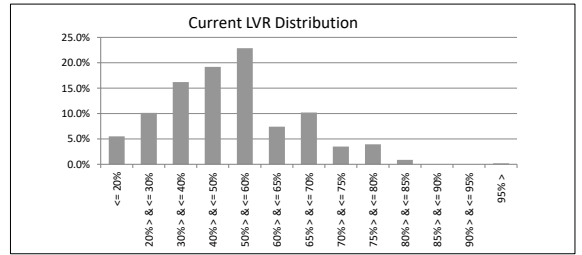


TABLE 2

Original LVR	Balance	% of Balance	Loan Count	% of Loan Count
<= 20%	\$297,343.49	0.2%	6	0.6%
25% > & <= 30%	\$2,950,538.15	1.7%	31	3.3%
30% > & <= 40%	\$5,672,701.61	3.3%	53	5.6%
40% > & <= 50%	\$11,661,487.35	6.7%	96	10.2%
50% > & <= 60%	\$19,934,951.70	11.5%	115	12.2%
60% > & <= 65%	\$11,960,263.83	6.9%	76	8.1%
65% > & <= 70%	\$21,841,294.48	12.6%	109	11.6%
70% > & <= 75%	\$17,652,026.75	10.1%	88	9.4%
75% > & <= 80%	\$47,987,372.13	27.6%	225	23.9%
80% > & <= 85%	\$5,457,114.62	3.1%	25	2.7%
85% > & <= 90%	\$13,648,208.61	7.8%	53	5.6%
90% > & <= 95%	\$14,963,681.14	8.6%	63	6.7%
95% > & <= 100%	\$0.00	0.0%	0	0.0%
	\$174,026,983.86	100.0%	940	100.0%

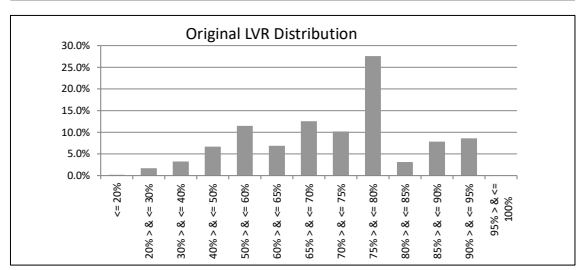


TABLE 3

Remaining Loan Term	Balance	% of Balance	Loan Count	% of Loan Count
< 10 years	\$3,253,807.19	1.9%	47	5.0%
10 year > & <= 12 years	\$2,978,994.31	1.7%	32	3.4%
12 year > & <= 14 years	\$7,686,863.10	4.4%	54	5.7%
14 year > & <= 16 years	\$8,099,350.43	4.7%	59	6.3%
16 year > & <= 18 years	\$13,055,503.44	7.5%	77	8.2%
18 year > & <= 20 years	\$20,177,732.08	11.6%	121	12.9%
20 year > & <= 22 years	\$43,257,652.86	24.9%	207	22.0%
22 year > & <= 24 years	\$50,909,818.38	29.3%	244	26.0%
24 year > & <= 26 years	\$24,607,262.07	14.1%	99	10.5%
26 year > & <= 28 years	\$0.00	0.0%	0	0.0%
28 year > & <= 30 years	\$0.00	0.0%	0	0.0%
	\$174,026,983.86	100.0%	940	100.0%

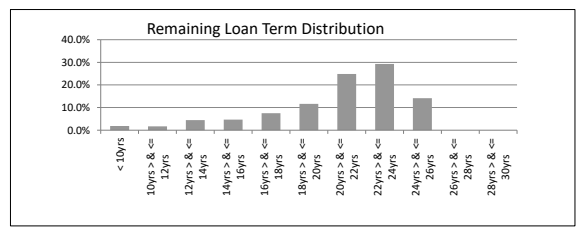


TABLE 4

Current Loan Balance	Balance	% of Balance	Loan Count	% of Loan Count
\$0 > & <= \$50000	\$1,947,273.80	1.1%	109	11.6%
\$50000 > & <= \$100000	\$10,204,450.42	5.9%	131	13.9%
\$100000 > & <= \$150000	\$20,088,651.30	11.5%	160	17.0%
\$150000 > & <= \$200000	\$28,908,056.78	16.6%	164	17.4%
\$200000 > & <= \$250000	\$31,329,219.97	18.0%	139	14.8%
\$250000 > & <= \$300000	\$26,129,719.69	15.0%	96	10.2%
\$300000 > & <= \$350000	\$18,709,723.13	10.8%	58	6.2%
\$350000 > & <= \$400000	\$13,552,424.45	7.8%	36	3.8%
\$400000 > & <= \$450000	\$5,940,906.95	3.4%	14	1.5%
\$450000 > & <= \$500000	\$7,117,223.05	4.1%	15	1.6%
\$500000 > & <= \$750000	\$10,099,334.32	5.8%	18	1.9%
> \$750,000	\$0.00	0.0%	0	0.0%
	\$174,026,983.86	100.0%	940	100.0%

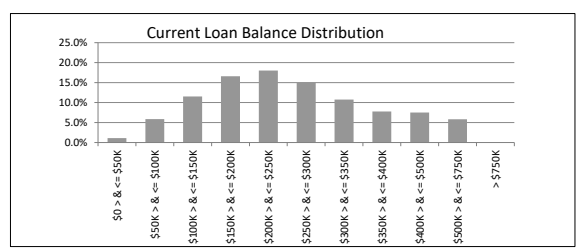
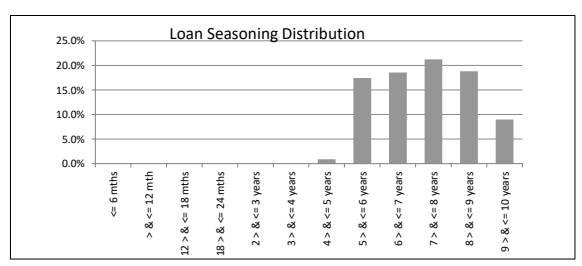


TABLE 5

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	\$1,556,421.87	0.9%	7	0.7%
5 > & <= 6 years	\$30,329,649.42	17.4%	144	15.3%
6 > & <= 7 years	\$32,310,779.92	18.6%	161	17.1%
7 > & <= 8 years	\$36,968,776.30	21.2%	206	21.9%
8 > & <= 9 years	\$32,720,346.19	18.8%	162	17.2%
9 > & <= 10 years	\$15,654,164.19	9.0%	95	10.1%
> 10 years	\$24,486,845.97	14.1%	165	17.6%
	\$174,026,983.86	100.0%	940	100.0%



The Barton Series 2019-1 Trust

Investor Reporting

Payment Date	17-Jan-24
Collections Period ending	31-Dec-23

TABLE 6

Postcode Concentration (top 10 by value)	Balance	% of Balance	Loan Count	% of Loan Count
2615	\$4,034,331.64	2.3%	22	2.3%
2617	\$3,478,171.24	2.0%	15	1.6%
2611	\$3,362,818.86	1.9%	8	0.9%
2914	\$3,268,302.21	1.9%	12	1.3%
5162	\$2,956,030.10	1.7%	21	2.2%
2620	\$2,219,999.67	1.3%	12	1.3%
5169	\$2,178,621.95	1.3%	12	1.3%
2905	\$2,172,750.24	1.2%	11	1.2%
5114	\$2,025,066.13	1.2%	15	1.6%
5108	\$1,919,275.46	1.1%	18	1.9%

TABLE 7

Geographic Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Australian Capital Territory	\$31,842,041.84	18.3%	151	16.1%
New South Wales	\$22,212,353.23	12.8%	117	12.4%
Northern Territory	\$804,179.49	0.5%	3	0.3%
Queensland	\$1,465,018.27	0.8%	7	0.7%
South Australia	\$79,584,526.15	45.7%	492	52.3%
Tasmania	\$402,746.02	0.2%	2	0.2%
Victoria	\$6,133,161.77	3.5%	26	2.8%
Western Australia	\$31,582,957.09	18.1%	142	15.1%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 8

Metro/Non-Metro/Inner-City	Balance	% of Balance	Loan Count	% of Loan Count
Metro	\$140,119,159.03	80.5%	744	79.1%
Non-metro	\$32,142,783.34	18.5%	188	20.0%
Inner city	\$1,765,041.49	1.0%	8	0.9%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 9

Property Type	Balance	% of Balance	Loan Count	% of Loan Count
Residential House	\$159,711,988.08	91.8%	854	90.9%
Residential Unit	\$12,721,821.28	7.3%	77	8.2%
Rural	\$0.00	0.0%	0	0.0%
Semi-Rural	\$0.00	0.0%	0	0.0%
High Density	\$1,593,174.50	0.9%	9	1.0%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 10

Occupancy Type	Balance	% of Balance	Loan Count	% of Loan Count
Owner Occupied	\$153,064,864.53	88.0%	820	87.2%
Investment	\$20,962,119.33	12.0%	120	12.8%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 11

Employment Type Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Contractor	\$2,677,122.03	1.5%	13	1.4%
Pay-as-you-earn employee (casual)	\$7,275,796.17	4.2%	40	4.3%
Pay-as-you-earn employee (full time)	\$123,379,879.37	70.9%	651	69.3%
Pay-as-you-earn employee (part time)	\$15,796,416.55	9.1%	95	10.1%
Self employed	\$14,666,098.59	8.4%	74	7.9%
No data	\$10,231,671.15	5.9%	67	7.1%
Director	\$0.00	0.0%	0	0.0%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 12

LMI Provider	Balance	% of Balance	Loan Count	% of Loan Count
QBE	\$160,576,967.58	92.3%	880	93.6%
Genworth/Helia	\$13,450,016.28	7.7%	60	6.4%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 13

Arrears	Balance	% of Balance	Loan Count	% of Loan Count
<=0 days	\$168,336,369.32	96.7%	916	97.4%
0 > and <= 30 days	\$4,900,001.20	2.8%	21	2.2%
30 > and <= 60 days	\$172,570.40	0.1%	1	0.1%
60 > and <= 90 days	\$0.00	0.0%	0	0.0%
90 > days	\$618,022.94	0.4%	2	0.2%
	\$174,026,983.86	100.0%	940	100.0%

TABLE 14

Interest Rate Type	Balance	% of Balance	Loan Count	% of Loan Count
Variable	\$118,209,981.43	67.9%	674	71.7%
Fixed	\$55,817,002.43	32.1%	266	28.3%
	\$174,026,983.86	100.0%	940	100.0%

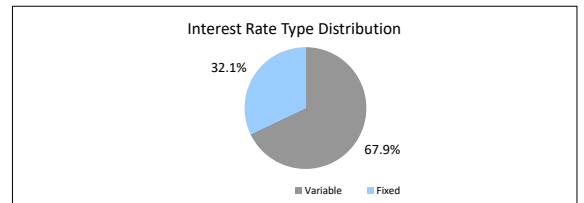
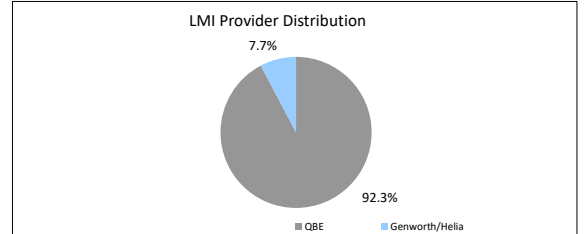
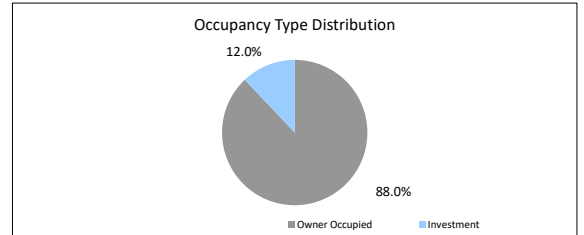
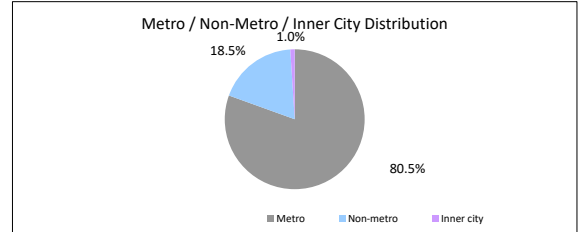
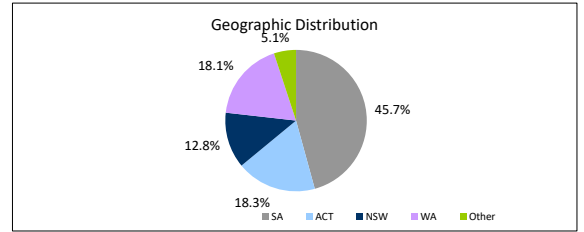
TABLE 15

Weighted Ave Interest Rate	Balance	Loan Count
Fixed Interest Rate	4.05%	266

TABLE 16

Foreclosure, Claims and Losses	Balance	Loan Count
Properties foreclosed (Current)	\$325,643.78	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-Dec-23**

SUMMARY		31-Dec-23
Pool Balance		\$7,878,858.81
Number of Loans		60
Avg Loan Balance		\$131,314.31
Maximum Loan Balance		\$513,046.78
Minimum Loan Balance		\$0.00
Weighted Avg Interest Rate		5.53%
Weighted Avg Seasoning (mths)		87.4
Maximum Remaining Term (mths)		302.00
Weighted Avg Remaining Term (mths)		255.18
Maximum Current LVR		71.03%
Weighted Avg Current LVR		46.01%

TABLE 1	Current LVR	Balance	% of Balance	Loan Count	% of Loan Count
<= 20%		\$1,099,957.36	14.0%	23	38.3%
20% > & <= 30%		\$839,962.83	10.7%	8	13.3%
30% > & <= 40%		\$218,690.46	2.8%	3	5.0%
40% > & <= 50%		\$2,420,836.59	30.7%	11	18.3%
50% > & <= 60%		\$1,379,946.53	17.5%	6	10.0%
60% > & <= 65%		\$553,208.70	7.0%	3	5.0%
65% > & <= 70%		\$1,206,724.53	15.3%	5	8.3%
70% > & <= 75%		\$159,531.81	2.0%	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%
		\$7,878,858.81	100.0%	60	100.0%

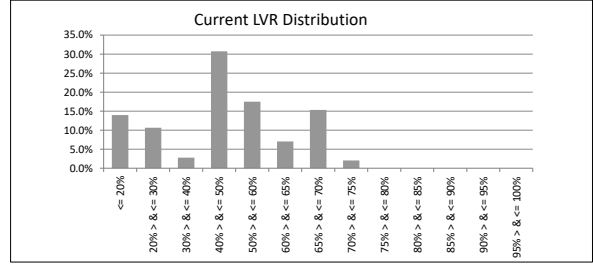


TABLE 2	Current Loan Balance	Balance	% of Balance	Loan Count	% of Loan Count
\$0 > & <= \$50000		\$362,061.79	4.6%	15	25.0%
\$50000 > & <= \$100000		\$887,349.06	11.3%	14	23.3%
\$100000 > & <= \$150000		\$1,233,091.88	15.7%	10	16.7%
\$150000 > & <= \$200000		\$645,866.06	8.2%	4	6.7%
\$200000 > & <= \$250000		\$1,329,878.98	16.9%	6	10.0%
\$250000 > & <= \$300000		\$1,888,061.92	24.0%	7	11.7%
\$300000 > & <= \$350000		\$662,421.30	8.4%	2	3.3%
\$350000 > & <= \$400000		\$357,081.04	4.5%	1	1.7%
\$400000 > & <= \$450000		\$0.00	0.0%	0	0.0%
\$450000 > & <= \$500000		\$0.00	0.0%	0	0.0%
\$500000 > & <= \$750000		\$513,046.78	6.5%	1	1.7%
> \$750,000		\$0.00	0.0%	0	0.0%
		\$7,878,858.81	100.0%	60	100.0%

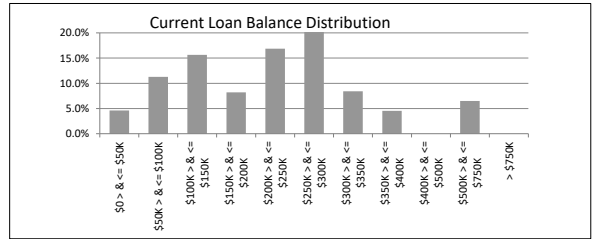


TABLE 3	Loan Seasoning	Balance	% of Balance	Loan Count	% of Loan Count
<= 6 mths		\$0.00	0.0%	0	0.0%
> & <= 12 mth		\$0.00	0.0%	0	0.0%
12 > & <= 18 mths		\$0.00	0.0%	0	0.0%
18 > & <= 24 mths		\$0.00	0.0%	0	0.0%
2 > & <= 3 years		\$0.00	0.0%	0	0.0%
3 > & <= 4 years		\$0.00	0.0%	0	0.0%
4 > & <= 5 years		\$352,988.53	4.5%	2	3.3%
5 > & <= 6 years		\$4,846,766.56	61.5%	25	41.7%
6 > & <= 7 years		\$304,141.25	3.9%	3	5.0%
7 > & <= 8 years		\$418,539.89	5.3%	4	6.7%
8 > & <= 9 years		\$517,213.73	6.6%	3	5.0%
9 > & <= 10 years		\$268,480.47	3.4%	5	8.3%
> 10 years		\$1,170,728.38	14.9%	18	30.0%
		\$7,878,858.81	100.0%	60	100.0%

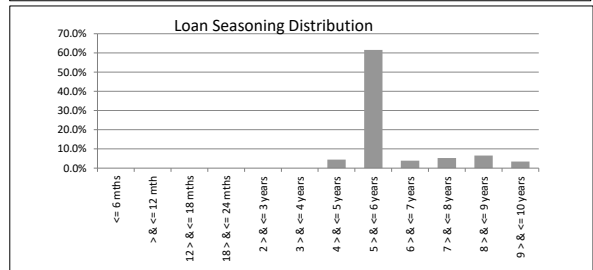


TABLE 4	Geographic Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Australian Capital Territory		\$2,251,654.26	28.6%	16	26.7%
New South Wales		\$687,097.11	8.7%	3	5.0%
Northern Territory		\$0.00	0.0%	0	0.0%
Queensland		\$0.00	0.0%	0	0.0%
South Australia		\$4,033,613.85	51.2%	35	58.3%
Tasmania		\$0.00	0.0%	0	0.0%
Victoria		\$0.00	0.0%	0	0.0%
Western Australia		\$906,493.59	11.5%	6	10.0%
		\$7,878,858.81	100.0%	60	100.0%

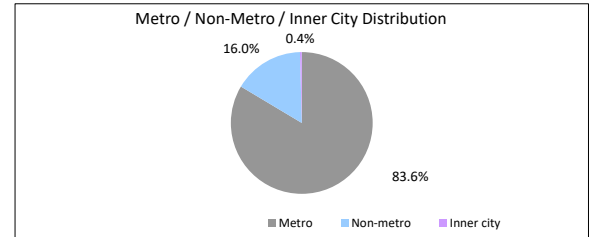


TABLE 5	Metro/Non-Metro/Inner-City	Balance	% of Balance	Loan Count	% of Loan Count
Metro		\$6,585,154.58	83.6%	48	80.0%
Non-metro		\$1,262,200.54	16.0%	11	18.3%
Inner city		\$31,503.69	0.4%	1	1.7%
		\$7,878,858.81	100.0%	60	100.0%

TABLE 6	Property Type	Balance	% of Balance	Loan Count	% of Loan Count
Residential House		\$7,249,702.46	92.0%	53	88.3%
Residential Unit		\$597,652.66	7.6%	6	10.0%
Rural		\$0.00	0.0%	0	0.0%
Semi-Rural		\$0.00	0.0%	0	0.0%
High Density		\$31,503.69	0.4%	1	1.7%
		\$7,878,858.81	100.0%	60	100.0%

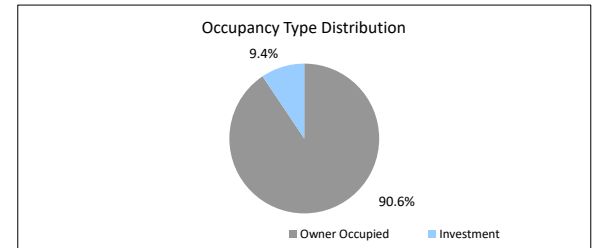


TABLE 7	Occupancy Type	Balance	% of Balance	Loan Count	% of Loan Count
Owner Occupied		\$7,138,383.09	90.6%	55	91.7%
Investment		\$740,475.72	9.4%	5	8.3%
		\$7,878,858.81	100.0%	60	100.0%

TABLE 8	Employment Type Distribution	Balance	% of Balance	Loan Count	% of Loan Count
Contractor		\$223,599.52	2.8%	1	1.7%
Pay-as-you-earn employee (casual)		\$369,147.80	4.7%	2	3.3%
Pay-as-you-earn employee (full time)		\$5,866,837.28	74.5%	45	75.0%
Pay-as-you-earn employee (part time)		\$811,773.05	10.3%	6	10.0%
Self employed		\$478,830.31	6.1%	3	5.0%
No data		\$0.00	0.0%	0	0.0%
Other		\$128,670.85	1.6%	3	5.0%
		\$7,878,858.81	100.0%	60	100.0%

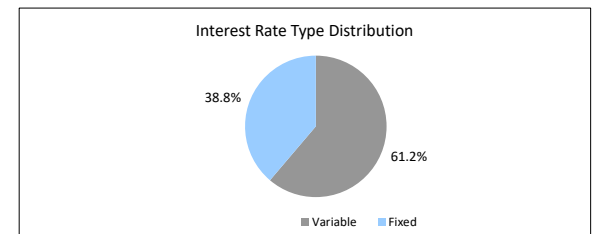


TABLE 9	Arrears	Balance	% of Balance	Loan Count	% of Loan Count
<= 0 days		\$7,642,872.12	97.0%	59	98.3%
0 > and <= 30 days		\$235,986.69	3.0%	1	1.7%
30 > and <= 60 days		\$0.00	0.0%	0	0.0%
60 > and <= 90 days		\$0.00	0.0%	0	0.0%
> 90 days		\$0.00	0.0%	0	0.0%
		\$7,878,858.81	100.0%	60	100.0%

TABLE 10	Interest Rate Type	Balance	% of Balance	Loan Count	% of Loan Count
Variable		\$4,823,018.97	61.2%	43	71.7%
Fixed		\$3,055,839.84	38.8%	17	28.3%
		\$7,878,858.81	100.0%	60	100.0%