
Investor Report - Think Tank Residential Series 2022-2

Collection Period from 01-Dec-2022 to 31-Dec-2022

Payment Date of 10-Jan-2023

Counterparty Information ●●

Issuer/Trustee	BNY Trust Company of Australia Limited in its capacity atf the Think Tank Residential Series 2022-2 Trust ("Trustee" or "BNY")
Security Trustee	BNY Trust (Australia) Registry Limited in its capacity atf the Think Tank Residential Series 2022-2 Trust Security Trust
Trust Manager, Originator, Servicer	Think Tank Group Pty Limited ("Think Tank")
Standby Servicer and Standby Trust Manager	AMAL Asset Management Limited
Custodian	BNY Trust Company of Australia Limited in its capacity atf the Think Tank Residential Series 2022-2 Trust ("Trustee" or "BNY")
Arranger	National Australia Bank
Joint Lead Managers	CBA, Deutsche Bank AG Sydney Branch, NAB, Macquarie Bank Limited, Standard Chartered Bank, Westpac Banking Corpora
Liquidity Facility Provider	National Australia Bank
Designated Rating Agency	S&P Global Ratings Australia Pty Ltd Fitch Australia Pty Ltd

NOTE	Beginning Collection Period	Drawings	Principal Repaid	End of Collection Period	Closing Bond Factor	Opening Charge-Offs	Closing Charge-Offs	Interest Due (inc accrued)	Interest Paid
Class A1-S	36,949,800.84		14,824,186.14	22,125,614.70	22.1%	0.00	0.00	120,658.82	120,658.82
Class A1-L	300,000,000.00		0.00	300,000,000.00	100.0%	0.00	0.00	1,134,575.34	1,134,575.34
Class A2	60,000,000.00		0.00	60,000,000.00	100.0%	0.00	0.00	257,901.37	257,901.37
Class B	12,500,000.00		0.00	12,500,000.00	100.0%	0.00	0.00	59,688.36	59,688.36
Class C	11,000,000.00		0.00	11,000,000.00	100.0%	0.00	0.00	59,080.55	59,080.55
Class D	7,000,000.00		0.00	7,000,000.00	100.0%	0.00	0.00	40,099.45	40,099.45
Class E	4,500,000.00		0.00	4,500,000.00	100.0%	0.00	0.00	32,928.90	32,928.90
Class F	2,500,000.00		0.00	2,500,000.00	100.0%	0.00	0.00	20,876.03	20,876.03
Class G	2,500,000.00		0.00	2,500,000.00	100.0%	0.00	0.00	27,828.08	27,828.08

1. GENERAL

Current Payment Date	10-Jan-23
Collection Period (start)	1-Dec-22
Collection Period (end)	31-Dec-22
Interest Period (start)	12-Dec-22
Interest Period (end)	9-Jan-23
Days in Interest Period	29
Next Payment Date	10-Feb-23

2. COLLECTIONS

a. Total Available Income

Interest on Mortgage Loans	2,287,996.34
Early Repayment Fees	0.00
Principal Draws	0.00
Liquidity Draws	0.00
Other Income ⁽¹⁾	70,749.82
Total Available Income	2,358,746.16

(1) Includes penalty interest, dishonour fees, bank account interest, funds received from the Forbearance SPV etc

b. Total Principal Principal

Principal Received on the Mortgage Loans	14,971,488.89
Principal from the sale of Mortgage Loans	461,362.08
Other Principal	-7,398.25
Total Principal Collections	15,425,452.72

3. PRINCIPAL DRAW

Opening Balance	0.00
Plus Additional Principal Draws	0.00
Less Repayment of Principal Draws	0.00
Closing Balance	0.00

4. SUMMARY INCOME WATERFALL

Senior Expenses - Items 5.8(a) to (e) (Inclusive)	158,686.98
Senior Expenses - Items 5.8(f)	5,623.65
Liquidity Draw repayments	0.00
Class Redraw Interest	0.00
Class A1-S Interest	120,658.82
Class A1-L Interest	1,134,575.34
Class A2 Interest	257,901.37
Class B Interest	59,688.36
Class C Interest	59,080.55
Class D Interest	40,099.45
Class E Interest	32,928.90
Class F Interest	20,876.03
Unreimbursed Principal Draws	0.00
Current Losses & Carryover Charge-Offs	0.00
Amortisation Event Payment	0.00
Extraordinary Expense Reserve Payment	0.00
Liquidity Facility Provider, Derivative Counterparty & Dealer Payments	0.00
Class G Interest	27,828.08
Other Expenses	0.00
Excess Spread	440,798.63

5. SUMMARY PRINCIPAL WATERFALL

Principal Draws	0.00
Funding Redraws	601,266.58
Class A1-S Principal Payment	14,824,186.14
Class A1-L Principal Payment	0.00
Class A2 Principal Payment	0.00
Class B Principal Payment	0.00
Class C Principal Payment	0.00
Class D Principal Payment	0.00
Class E Principal Payment	0.00
Class F Principal Payment	0.00
Class G Principal Payment	0.00

6. COLLATERAL

a. Loan Balance

Loan Balance at Beginning of Collection Period	437,036,200.93
Plus: Capitalised Charges	26,103.10
Plus: Further Advances / Redraws	601,266.58
Less: Principal Collections	15,425,452.72
Loan Balance at End of Collection Period	422,238,117.89

b. Repayments

Principal received on Mortgage Loans during Collection Period	15,425,452.72
Scheduled Principal Payments received	453,199.58
Unscheduled Principal Payments received	14,972,253.14
CPR (%) - Total Repayments	35.0%

c. Threshold Rate

	Required	Current	Test
Test (a)			
WA Interest Rate on the Purchased Receivables to make Required Payments plus 0.25%	5.88%	6.65%	OK
Test (b)			
Bank Bill Rate plus 3.25%	6.26%	6.65%	OK

d. Arrears

Current Period	30 - 59 Days	60 - 89 Days	90 + Days	Total
No. of Loans	3	0	3	6
Balance Outstanding	2,835,936	0	2,064,722	4,900,658
% Portfolio Balance	0.67%	0.00%	0.49%	1.16%

e. Foreclosures

	Current Period	Last 3 Months	Cumulative
Number of Loans Foreclosed	0	0	0
Balance of Loans Foreclosed (including interest and other fees)	0	0	0
Balance of Loans Foreclosed (principal only)	0	0	0
Loss	0	0	0
% of Current Portfolio Balance	0.00%	0.00%	0.00%

7. LIQUIDITY FACILITY

Limit available_Current Payment Date	6,516,747.01
Limit available_Next Payment Date	6,294,384.22
Outstanding Liquidity draws	0.00

Summary ●●

Loans	654
Facilities	634
Borrower Groups	592
Balance	422,238,118
Avg Loan Balance	645,624
Max Loan Balance	2,000,000
Avg Facility Balance	665,991
Max Facility Balance	2,000,000
Avg Group Balance	713,240
Max Group Balance	2,474,287
WA Current LVR	68.4%
Max Current LVR	80.5%
WA Yield	6.65%
WA Seasoning (months)	10.4
% IO	16.6%
% Investor	45.6%
% SMSF	6.3%
WA Interest Cover (UnStressed)	1.63

Current Loan/Facility LVR ●●

	Number		Balance	
	Amount	%	Amount	%
0% <= 40%	67	10.2%	20,940,627	5.0%
> 40% <= 50%	51	7.8%	32,291,164	7.6%
> 50% <= 55%	21	3.2%	13,828,644	3.3%
> 55% <= 60%	35	5.4%	24,408,865	5.8%
> 60% <= 65%	47	7.2%	32,943,753	7.8%
> 65% <= 70%	57	8.7%	43,550,308	10.3%
> 70% <= 75%	114	17.4%	85,416,744	20.2%
> 75% <= 80%	257	39.3%	165,918,015	39.3%
> 80% <= 85%	5	0.8%	2,939,999	0.7%
> 85% <= 100%	0	0.0%	0	0.0%
Total	654	100.0%	422,238,118	100%

Current Facility Balance ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 100,000	17	2.7%	633,451	0.2%
> 100,000 <= 200,000	9	1.4%	1,345,243	0.3%
> 200,000 <= 300,000	46	7.3%	11,976,234	2.8%
> 300,000 <= 400,000	57	9.0%	20,035,238	4.7%
> 400,000 <= 500,000	77	12.1%	34,936,440	8.3%
> 500,000 <= 1,000,000	342	53.9%	243,142,215	57.6%
> 1,000,000 <= 1,500,000	80	12.6%	99,110,144	23.5%
> 1,500,000 <= 2,000,000	6	0.9%	11,059,153	2.6%
> 2,000,000 <= 2,500,000	0	0.0%	0	0.0%
> 2,500,000 <= 5,000,000	0	0.0%	0	0.0%
Total	634	100%	422,238,118	100%

Property State ●●

	Number		Balance	
	Amount	%	Amount	%
NSW	273	41.7%	202,776,128	48.0%
ACT	6	0.9%	2,960,052	0.7%
VIC	268	41.0%	171,821,193	40.7%
QLD	72	11.0%	31,964,196	7.6%
SA	12	1.8%	5,622,211	1.3%
WA	18	2.8%	4,605,096	1.1%
TAS	5	0.8%	2,489,242	0.6%
NT	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

Property Location ●●

	Number		Balance	
	Amount	%	Amount	%
Metro	564	86.2%	378,572,091	89.7%
Non metro	90	13.8%	43,666,027	10.3%
Inner City	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

Current Loan Balance ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 100,000	22	3.4%	1,095,336	0.3%
> 100,000 <= 200,000	15	2.3%	2,334,411	0.6%
> 200,000 <= 300,000	53	8.1%	13,599,119	3.2%
> 300,000 <= 400,000	64	9.8%	22,574,278	5.3%
> 400,000 <= 500,000	79	12.1%	35,868,388	8.5%
> 500,000 <= 1,000,000	336	51.4%	238,105,765	56.4%
> 1,000,000 <= 1,500,000	79	12.1%	97,601,667	23.1%
> 1,500,000 <= 2,000,000	6	0.9%	11,059,153	2.6%
> 2,000,000 <= 2,500,000	0	0.0%	0	0.0%
> 2,500,000 <= 5,000,000	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

Current Group Balance ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 100,000	16	2.7%	607,409	0.1%
> 100,000 <= 200,000	8	1.4%	1,161,312	0.3%
> 200,000 <= 300,000	40	6.8%	10,472,548	2.5%
> 300,000 <= 400,000	49	8.3%	17,284,085	4.1%
> 400,000 <= 500,000	65	11.0%	29,588,057	7.0%
> 500,000 <= 1,000,000	307	51.9%	218,896,818	51.8%
> 1,000,000 <= 1,500,000	89	15.0%	110,785,729	26.2%
> 1,500,000 <= 2,000,000	15	2.5%	26,923,031	6.4%
> 2,000,000 <= 2,500,000	3	0.5%	6,519,129	1.5%
> 2,500,000 <= 5,000,000	0	0.0%	0	0.0%
Total	592	100%	422,238,118	100%

Seasoning (months) ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 6	0	0.0%	0	0.0%
> 6 <= 12	427	65.3%	284,176,422	67.3%
> 12 <= 18	214	32.7%	129,899,972	30.8%
> 18 <= 24	9	1.4%	6,466,216	1.5%
> 24 <= 30	4	0.6%	1,695,507	0.4%
> 30 <= 36	0	0.0%	0	0.0%
> 36 <= 42	0	0.0%	0	0.0%
> 42 <= 48	0	0.0%	0	0.0%
> 48 <= 54	0	0.0%	0	0.0%
> 54 <= 60	0	0.0%	0	0.0%
> 60 <= 300	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

Arrears (Days Past Due) ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 30	648	99.1%	417,337,460	98.8%
> 30 <= 60	3	0.5%	2,835,936	0.7%
> 60 <= 90	0	0.0%	0	0.0%
> 90 <= 120	2	0.3%	1,298,346	0.3%
> 120 <= 150	1	0.2%	766,377	0.2%
> 150 <= 1000	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
Full Doc	268	41.0%	171,091,246	40.5%
Mid Doc	328	50.2%	224,716,564	53.2%
Quick Doc	0	0.0%	0	0.0%
SMSF	58	8.9%	26,430,308	6.3%
SMSF NR	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
Retail	0	0.0%	0	0.0%
Industrial	0	0.0%	0	0.0%
Office	0	0.0%	0	0.0%
Professional Suites	0	0.0%	0	0.0%
Commercial Other	0	0.0%	0	0.0%
Vacant Land	0	0.0%	0	0.0%
Rural	0	0.0%	0	0.0%
Residential	654	100.0%	422,238,118	100.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
Variable	654	100.0%	422,238,118	100.0%
Fixed Rate Term Remaining (yrs)				
0 <= 1	0	0.0%	0	0.0%
> 1 <= 2	0	0.0%	0	0.0%
> 2 <= 3	0	0.0%	0	0.0%
> 3 <= 4	0	0.0%	0	0.0%
> 4 <= 5	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
0 <= 5.0%	0	0.0%	0	0.0%
> 5.0% <= 5.5%	0	0.0%	0	0.0%
> 5.5% <= 6.0%	3	0.5%	1,324,594	0.3%
> 6.0% <= 6.5%	297	45.4%	195,246,837	46.2%
> 6.5% <= 7.0%	213	32.6%	140,613,983	33.3%
> 7.0% <= 7.5%	97	14.8%	62,345,339	14.8%
> 7.5% <= 8.0%	35	5.4%	17,164,266	4.1%
> 8.0% <= 8.5%	9	1.4%	5,543,098	1.3%
> 8.5% <= 9.0%	0	0.0%	0	0.0%
> 9.0% <= 13.0%	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
0 <= 1.50	0	0.0%	0	0.0%
> 1.50 <= 1.75	1	0.2%	308,636	0.1%
> 1.75 <= 2.00	6	0.9%	3,929,439	0.9%
> 2.00 <= 2.25	22	3.4%	11,997,074	2.8%
> 2.25 <= 2.50	11	1.7%	4,254,860	1.0%
> 2.50 <= 2.75	4	0.6%	1,605,020	0.4%
> 2.75 <= 3.00	6	0.9%	3,222,997	0.8%
> 3.00 <= 3.25	6	0.9%	2,993,210	0.7%
> 3.25 <= 3.50	2	0.3%	591,111	0.1%
> 3.50 <= 3.75	5	0.8%	2,527,423	0.6%
> 3.75 <= 4.00	7	1.1%	5,096,309	1.2%
> 4.00 <= 4.25	5	0.8%	3,787,263	0.9%
> 4.25 <= 100	143	21.9%	84,267,021	20.0%
NA	436	66.7%	297,657,755	70%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
NCCP regulated loans	525	80.3%	347,657,554	82.3%
Non NCCP loans	129	19.7%	74,580,564	17.7%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
Apartment	50	7.7%	26,732,815	6.3%
High Density Apartment	0	0.0%	0	0.0%
House	601	92.3%	395,505,303	93.7%
Total	651	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
PAYG	78	11.9%	43,734,685	10.4%
Months Self Employed				
0 < 12	12	0.0%	0	0.0%
12 <= 24	24	0.0%	0	0.0%
24 <= 36	36	4.8%	29,200,264	6.9%
36 <= 48	48	6.0%	38,489,994	9.1%
48 <= 60	60	9.2%	42,600,720	10.1%
60 <= 900	900	61.6%	268,212,456	63.5%
Total	654	100%	422,238,118	100%

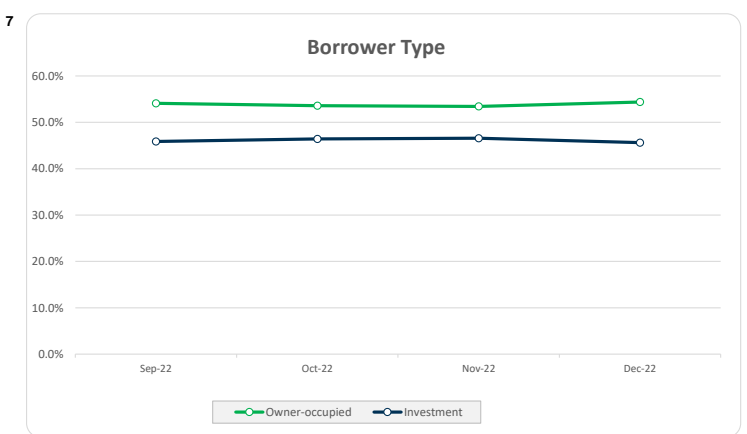
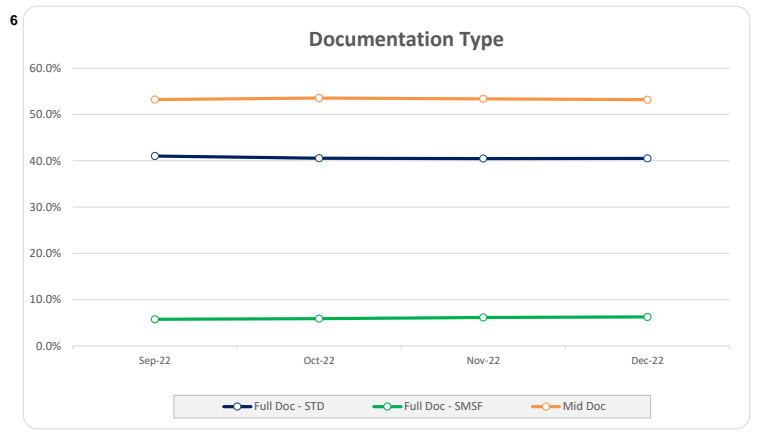
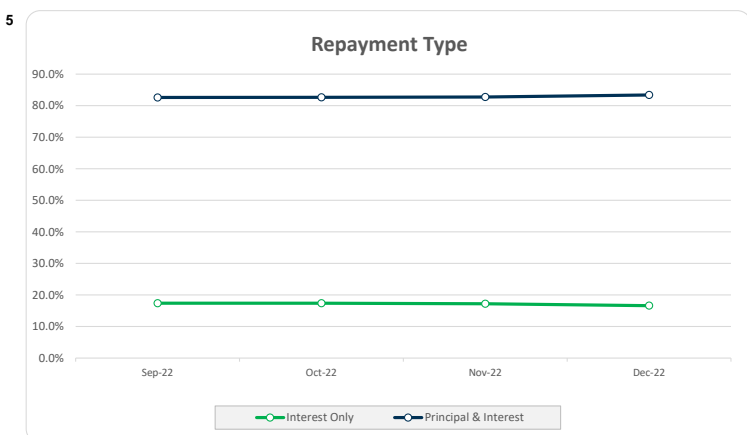
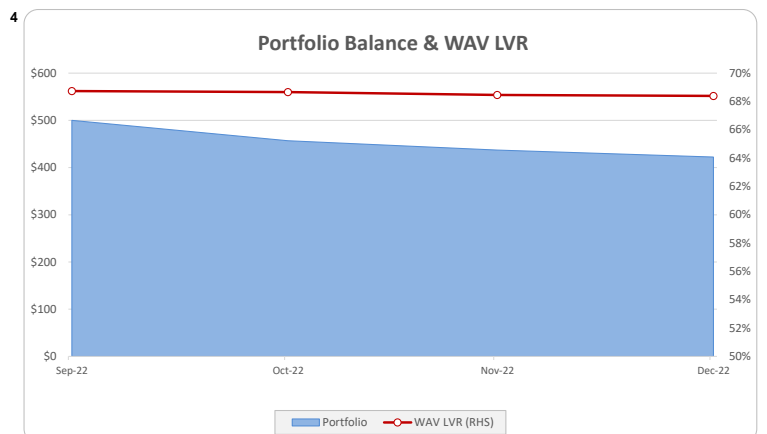
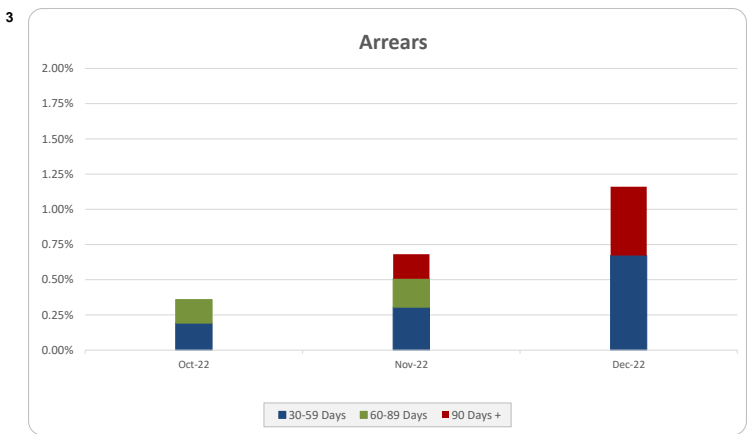
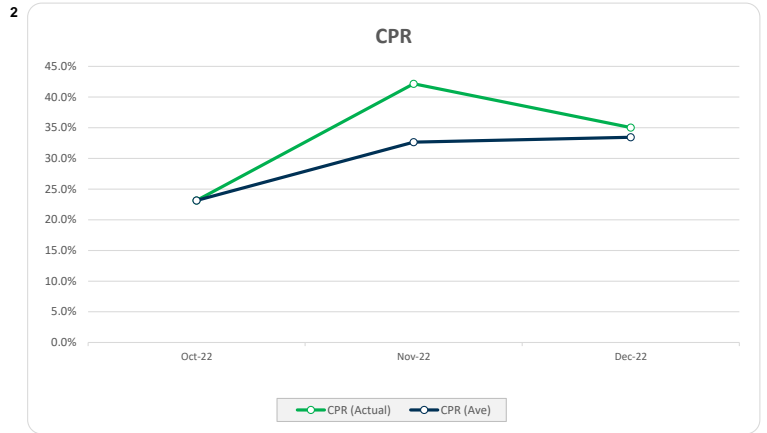
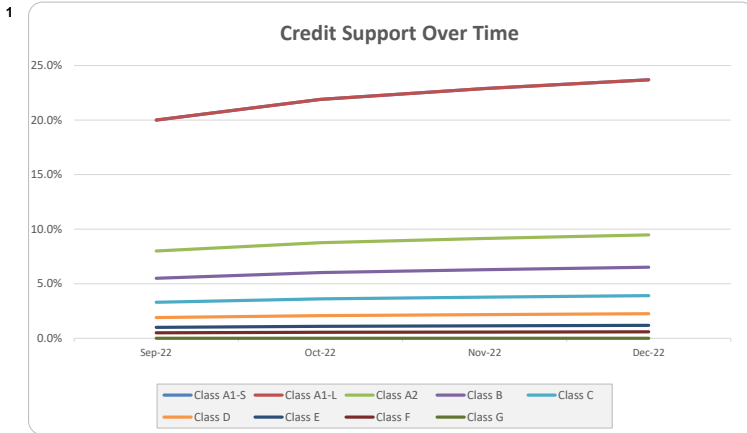
	Number		Balance	
	Amount	%	Amount	%
0 <= 15	180	0.0%	0	0.0%
> 15 <= 20	240	2.1%	7,464,754	1.8%
> 20 <= 25	300	3.8%	20,470,626	4.8%
> 25 <= 30	360	92.0%	394,302,737	93.4%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
P&I	551	84.3%	352,108,624	83.4%
IO Term Remaining (yrs)				
0 <= 1	8	1.2%	5,398,800	1.3%
> 1 <= 2	9	1.4%	5,077,277	1.2%
> 2 <= 3	6	0.9%	4,140,322	1.0%
> 3 <= 4	20	3.1%	13,386,543	3.2%
> 4 <= 5	60	9.2%	42,126,552	10.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
Purchase	351	53.7%	227,980,373	54.0%
Refinance - no takeout	123	18.8%	70,995,131	16.8%
Refinance - Equity Takeout	180	27.5%	123,262,613	29.2%
Total	654	100%	422,238,118	100%

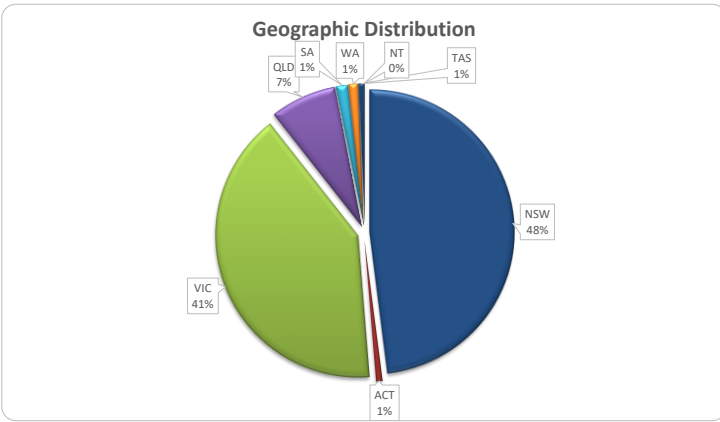
	Number		Balance	
	Amount	%	Amount	%
Accommodation and Food Services	55	8.4%	34,313,600	8.1%
Administrative and Support Services	9	1.4%	4,398,759	1.0%
Agriculture, Forestry and Fishing	1	0.2%	851,670	0.2%
Arts and Recreation Services	24	3.7%	18,210,865	4.3%
Construction	197	30.1%	132,698,528	31.4%
Education and Training	21	3.2%	13,548,725	3.2%
Electricity Gas Water and Waste Services	4	0.6%	3,498,708	0.8%
Financial and Insurance Services	33	5.0%	18,801,435	4.5%
Health Care and Social Assistance	25	3.8%	17,958,928	4.3%
Information Media and Telecommunications	35	5.4%	22,886,877	5.4%
Manufacturing	12	1.8%	7,016,380	1.7%
Mining	1	0.2%	284,570	0.1%
Other Services	89	13.6%	57,259,547	13.6%
Professional, Scientific and Technical Services	36	5.5%	21,820,764	5.2%
Public Administration and Safety	2	0.3%	788,766	0.2%
Rental, Hiring and Real Estate Services	14	2.1%	7,518,511	1.8%
Retail Trade	30	4.6%	19,342,556	4.6%
Transport, Postal and Warehousing	60	9.2%	36,638,740	8.7%
Wholesale Trade	6	0.9%	4,400,388	1.0%
Total	654	100%	422,238,118	100%

	Number		Balance	
	Amount	%	Amount	%
0	654	100.0%	422,238,118	100.0%
1	0	0.0%	0	0.0%
2	0	0.0%	0	0.0%
3	0	0.0%	0	0.0%
Total	654	100%	422,238,118	100%

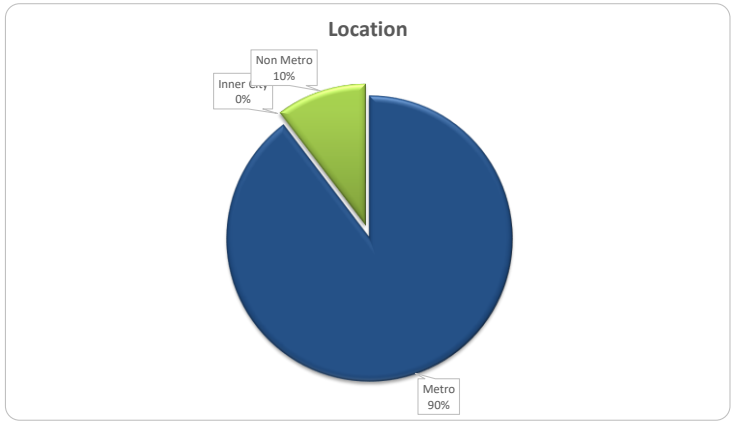


Think Tank Residential Series 2022-2: Current Charts

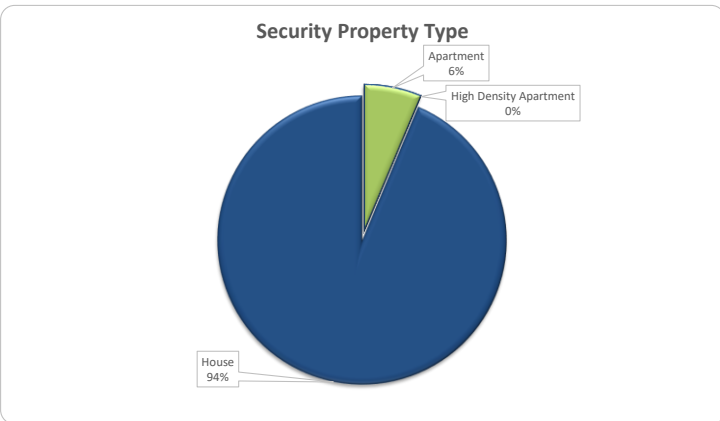
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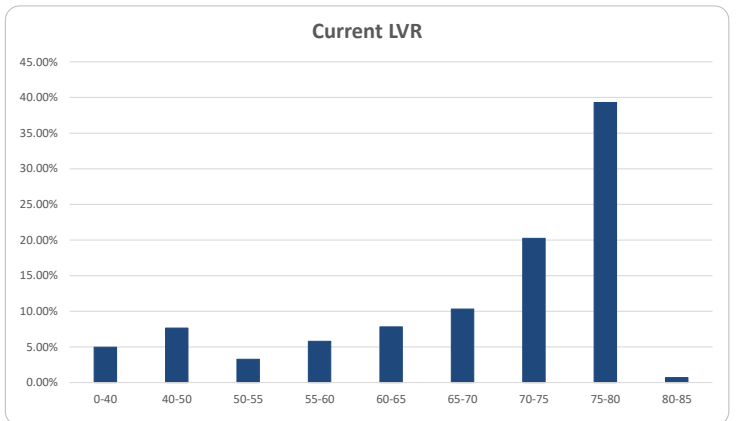
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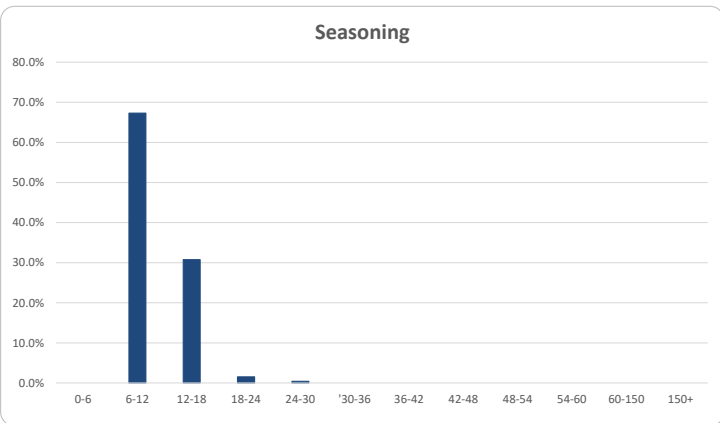
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