

# Investor Report - Think Tank Residential Series 2022-1

Collection Period from 01-Jul-2023 to 31-Jul-2023

Payment Date of 10-Aug-2023

## Counterparty Information ●●

<p><b>Issuer/Trustee</b></p> <p><b>Security Trustee</b></p> <p><b>Trust Manager, Originator, Servicer</b></p> <p><b>Standby Servicer and Standby Trust Manager</b></p> <p><b>Custodian</b></p> <p><b>Arranger</b></p> <p><b>Joint Lead Managers</b></p> <p><b>Liquidity Facility Provider</b></p> <p><b>Designated Rating Agency</b></p> <p><b>European Risk Retention</b></p>	<p>BNY Trust Company of Australia Limited in its capacity atf the Think Tank Residential Series 2022-1 Trust ("Trustee" or "BNY")</p> <p>BNY Trust (Australia) Registry Limited in its capacity atf the Think Tank Residential Series 2022-1 Trust Security Trust</p> <p>Think Tank Group Pty Limited ("Think Tank")</p> <p>AMAL Asset Management Limited</p> <p>BNY</p> <p>Commonwealth Bank of Australia</p> <p>CBA, Deutsche Bank AG Sydney Branch, NAB, Standard Chartered Bank, Westpac Banking Corporation</p> <p>Commonwealth Bank of Australia</p> <p>S&amp;P Global Ratings Australia Pty Ltd</p> <p>Fitch Australia Pty Ltd</p> <p>Think Tank Group Pty Limited:</p> <p>(a) continues to retain a material net economic interest of not less than 5% in the Think Tank Residential Series 2022-1 Trust securitisation transaction in accordance with the text of Article 6(1) of Regulation (EU) 2017/2402 of the European Parliament and Council (EU Securitisation Regulation) and Article 6(1) of Regulation (EU) 2017/2402 as it forms part of the domestic law of the United Kingdom as "retained EU law", by operation of the European Union (Withdrawal) Act 2018 (UK Securitisation Regulation), each as in force on the closing date of the Think Tank Residential Series 2022-1 Trust securitisation transaction (the "Retention");</p> <p>(b) has not changed the manner or form in which it retains or the method of calculating the Retention, except as permitted by the EU Securitisation Regulation and the UK Securitisation Regulation;</p> <p>(c) has not disposed of, assigned, sold, transferred or otherwise surrendered all or any part of the rights, benefits or obligations arising from its interest in the Retention, except as permitted by the EU Securitisation Regulation and the UK Securitisation Regulation; and</p> <p>(d) has not utilised or entered into any credit risk mitigation techniques or other hedge against the credit risk under or associated with its interest in the Retention, except as permitted by the EU Securitisation Regulation and the UK Securitisation Regulation.</p>
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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	0.00		0.00	0.00	0.0%	0.00	0.00	0.00	0.00
Class A1-L	216,894,722.84		17,570,070.94	199,324,651.90	66.4%	0.00	0.00	1,000,786.72	1,000,786.72
Class A2	37,956,576.50		3,074,762.42	34,881,814.08	66.4%	0.00	0.00	192,868.08	192,868.08
Class B	23,500,000.00		0.00	23,500,000.00	100.0%	0.00	0.00	129,389.58	129,389.58
Class C	9,500,000.00		0.00	9,500,000.00	100.0%	0.00	0.00	53,920.13	53,920.13
Class D	5,500,000.00		0.00	5,500,000.00	100.0%	0.00	0.00	33,085.41	33,085.41
Class E	4,000,000.00		0.00	4,000,000.00	100.0%	0.00	0.00	30,856.64	30,856.64
Class F	2,500,000.00		0.00	2,500,000.00	100.0%	0.00	0.00	23,531.97	23,531.97
Class G	2,500,000.00		0.00	2,500,000.00	100.0%	0.00	0.00	32,025.12	32,025.12

### 1. GENERAL

Current Payment Date	10-Aug-23
Collection Period (start)	1-Jul-23
Collection Period (end)	31-Jul-23
Interest Period (start)	10-Jul-23
Interest Period (end)	9-Aug-23
Days in Interest Period	31
Next Payment Date	11-Sep-23

### 2. COLLECTIONS

#### a. Total Available Income

Interest on Mortgage Loans	1,930,955.61
Early Repayment Fees	0.00
Principal Draws	0.00
Liquidity Draws	0.00
Other Income <sup>(1)</sup>	109,739.51
<b>Total Available Income</b>	<b>2,040,695.12</b>

*(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	22,024,304.67
Principal from the sale of Mortgage Loans	0.00
Other Principal	-216.50
<b>Total Principal Collections</b>	<b>22,024,088.17</b>

### 3. PRINCIPAL DRAW

Opening Balance	0.00
Plus Additional Principal Draws	0.00
Less Repayment of Principal Draws	0.00
<b>Closing Balance</b>	<b>0.00</b>

### 4. SUMMARY INCOME WATERFALL

Senior Expenses - Items 5.8(a) to (e) (Inclusive)	124,787.32
Senior Expenses - Items 5.8(f)	3,820.02
Liquidity Draw repayments	0.00
Class Redraw Interest	0.00
Class A1-S Interest	0.00
Class A1-L Interest	1,000,786.72
Class A2 Interest	192,868.08
Class B Interest	129,389.58
Class C Interest	53,920.13
Class D Interest	33,085.41
Class E Interest	30,856.64
Class F Interest	23,531.97
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	32,025.12
Other Expenses	0.00
Excess Spread	415,624.14

## 5. SUMMARY PRINCIPAL WATERFALL

Principal Draws	0.00
Funding Redraws	1,379,254.81
Class A1-S Principal Payment	0.00
Class A1-L Principal Payment	17,570,070.94
Class A2 Principal Payment	3,074,762.42
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	302,526,865.10
Plus: Capitalised Charges	-2,372.34
Plus: Further Advances / Redraws	1,379,254.81
Less: Principal Collections	22,024,088.17
Loan Balance at End of Collection Period	281,879,659.40

### b. Repayments

Principal received on Mortgage Loans during Collection Period	22,024,088.17
Scheduled Principal Payments received	307,815.59
Unscheduled Principal Payments received - Redraw	20,337,017.77
CPR (%) - Total Repayments	56.7%

### c. Threshold Rate

	Required	Current	Test
Test (a)			
WA Interest Rate on the Purchased Receivables to make Required Payments plus 0.25%	6.91%	7.78%	OK
Test (b)			
Bank Bill Rate plus 3.00%	7.08%	7.78%	OK

### d. Arrears

Current Period	30 - 59 Days	60 - 89 Days	90 + Days	Total
No. of Loans	3	1	6	10
Balance Outstanding	2,680,981	697,372	3,911,781	7,290,133
% Portfolio Balance	0.95%	0.25%	1.39%	2.59%

### e. Foreclosures

	Current Period	Last 3 Months	Cumulative
Number of Loans Foreclosed	0	0	1
Balance of Loans Foreclosed (including interest and other fees)	0	0	335,896
Balance of Loans Foreclosed (principal only)	0	0	328,000
Loss	0	0	0
% of Current Portfolio Balance	0.00%	0.00%	0.00%

## 7. LIQUIDITY FACILITY

Limit available_Current Payment Date	4,497,769.49
Limit available_Next Payment Date	4,188,096.99
Outstanding Liquidity draws	0.00

## Summary ●●

Loans	489
Facilities	457
Borrower Groups	418
Balance	281,879,659
Avg Loan Balance	576,441
Max Loan Balance	1,806,000
Avg Facility Balance	616,805
Max Facility Balance	1,806,000
Avg Group Balance	674,353
Max Group Balance	1,889,288
WA Current LVR	65.5%
Max Current LVR	84.2%
WA Yield	7.78%
WA Seasoning (months)	21.4
% IO	21.2%
% Investor	53.1%
% SMSF	11.9%
WA Interest Cover (UnStressed)	4.15

## Current Loan/Facility LVR ●●

	Number		Balance	
	Amount	%	Amount	%
0% <= 40%	61	12.5%	20,423,787	7.2%
> 40% <= 50%	52	10.6%	28,618,091	10.2%
> 50% <= 55%	23	4.7%	12,051,237	4.3%
> 55% <= 60%	30	6.1%	14,659,119	5.2%
> 60% <= 65%	44	9.0%	28,412,117	10.1%
> 65% <= 70%	54	11.0%	34,548,027	12.3%
> 70% <= 75%	73	14.9%	51,423,133	18.2%
> 75% <= 80%	148	30.3%	89,270,621	31.7%
> 80% <= 85%	4	0.8%	2,473,528	0.9%
> 85% <= 100%	0	0.0%	0	0.0%
<b>Total</b>	<b>489</b>	<b>100.0%</b>	<b>281,879,659</b>	<b>100%</b>

## Current Facility Balance ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 100,000	6	1.3%	223,080	0.1%
> 100,000 <= 200,000	18	3.9%	2,819,539	1.0%
> 200,000 <= 300,000	48	10.5%	12,160,214	4.3%
> 300,000 <= 400,000	54	11.8%	18,588,980	6.6%
> 400,000 <= 500,000	65	14.2%	29,402,880	10.4%
> 500,000 <= 1,000,000	206	45.1%	142,281,241	50.5%
> 1,000,000 <= 1,500,000	58	12.7%	72,955,722	25.9%
> 1,500,000 <= 2,000,000	2	0.4%	3,448,005	1.2%
> 2,000,000 <= 2,500,000	0	0.0%	0	0.0%
> 2,500,000 <= 5,000,000	0	0.0%	0	0.0%
<b>Total</b>	<b>457</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

## Property State ●●

	Number		Balance	
	Amount	%	Amount	%
NSW	217	44.4%	137,576,563	48.8%
ACT	2	0.4%	1,470,256	0.5%
VIC	180	36.8%	102,499,570	36.4%
QLD	64	13.1%	30,343,237	10.8%
SA	13	2.7%	4,471,691	1.6%
WA	8	1.6%	2,762,415	1.0%
TAS	5	1.0%	2,755,928	1.0%
NT	0	0.0%	0	0.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

## Property Location ●●

	Number		Balance	
	Amount	%	Amount	%
Metro	400	81.8%	244,624,807	86.8%
Non metro	89	18.2%	37,254,852	13.2%
Inner City	0	0.0%	0	0.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

## Current Loan Balance ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 100,000	14	2.9%	785,824	0.3%
> 100,000 <= 200,000	27	5.5%	4,234,862	1.5%
> 200,000 <= 300,000	57	11.7%	14,385,089	5.1%
> 300,000 <= 400,000	62	12.7%	21,453,831	7.6%
> 400,000 <= 500,000	67	13.7%	30,244,372	10.7%
> 500,000 <= 1,000,000	212	43.4%	147,390,826	52.3%
> 1,000,000 <= 1,500,000	48	9.8%	59,936,841	21.3%
> 1,500,000 <= 2,000,000	2	0.4%	3,448,005	1.2%
> 2,000,000 <= 2,500,000	0	0.0%	0	0.0%
> 2,500,000 <= 5,000,000	0	0.0%	0	0.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

## Current Group Balance ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 100,000	6	1.4%	223,080	0.1%
> 100,000 <= 200,000	17	4.1%	2,634,398	0.9%
> 200,000 <= 300,000	32	7.7%	8,339,062	3.0%
> 300,000 <= 400,000	45	10.8%	15,426,745	5.5%
> 400,000 <= 500,000	62	14.8%	27,959,294	9.9%
> 500,000 <= 1,000,000	177	42.3%	121,517,785	43.1%
> 1,000,000 <= 1,500,000	68	16.3%	86,277,831	30.6%
> 1,500,000 <= 2,000,000	11	2.6%	19,501,464	6.9%
> 2,000,000 <= 2,500,000	0	0.0%	0	0.0%
> 2,500,000 <= 5,000,000	0	0.0%	0	0.0%
<b>Total</b>	<b>418</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

## Seasoning (months) ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 6	0	0.0%	0	0.0%
> 6 <= 12	0	0.0%	0	0.0%
> 12 <= 18	14	2.9%	8,989,143	3.2%
> 18 <= 24	448	91.6%	257,977,134	91.5%
> 24 <= 30	26	5.3%	14,344,133	5.1%
> 30 <= 36	1	0.2%	569,248	0.2%
> 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%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

## Arrears (Days Past Due) ●●

	Number		Balance	
	Amount	%	Amount	%
0 <= 30	479	98.0%	274,589,526	97.4%
> 30 <= 60	3	0.6%	2,680,981	1.0%
> 60 <= 90	1	0.2%	697,372	0.2%
> 90 <= 120	2	0.4%	1,431,000	0.5%
> 120 <= 150	1	0.2%	561,757	0.2%
> 150 <= 1000	3	0.6%	1,919,024	0.7%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Income Verification ●●				
	Number		Balance	
	Amount	%	Amount	%
Full Doc	146	29.9%	84,873,567	30.1%
Mid Doc	259	53.0%	163,538,874	58.0%
Quick Doc	0	0.0%	0	0.0%
SMSF	84	17.2%	33,467,219	11.9%
SMSF NR	0	0.0%	0	0.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Property Type ●●				
	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	489	100.0%	281,879,659	100.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Interest Rate Type ●●				
	Number		Balance	
	Amount	%	Amount	%
Variable	489	100.0%	281,879,659	100.0%
<i>Fixed Rate Term Remaining (yrs)</i>				
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%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Interest Rates ●●				
	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%	0	0.0%	0	0.0%
> 6.0% <= 6.5%	0	0.0%	0	0.0%
> 6.5% <= 7.0%	17	3.5%	8,284,478	2.9%
> 7.0% <= 7.5%	181	37.0%	91,649,728	32.5%
> 7.5% <= 8.0%	137	28.0%	99,327,038	35.2%
> 8.0% <= 8.5%	98	20.0%	58,799,663	20.9%
> 8.5% <= 9.0%	36	7.4%	15,302,587	5.4%
> 9.0% <= 13.0%	20	4.1%	8,516,165	3.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Interest Cover (Unstressed) ●●				
	Number		Balance	
	Amount	%	Amount	%
0 <= 1.50	0	0.0%	0	0.0%
> 1.50 <= 1.75	0	0.0%	0	0.0%
> 1.75 <= 2.00	18	3.7%	10,881,758	3.9%
> 2.00 <= 2.25	18	3.7%	7,580,837	2.7%
> 2.25 <= 2.50	13	2.7%	5,683,708	2.0%
> 2.50 <= 2.75	13	2.7%	6,133,471	2.2%
> 2.75 <= 3.00	11	2.2%	4,342,208	1.5%
> 3.00 <= 3.25	9	1.8%	2,954,357	1.0%
> 3.25 <= 3.50	5	1.0%	1,580,518	0.6%
> 3.50 <= 3.75	10	2.0%	6,812,582	2.4%
> 3.75 <= 4.00	17	3.5%	7,446,302	2.6%
> 4.00 <= 4.25	9	1.8%	7,032,423	2.5%
> 4.25 <= 100	255	52.1%	154,355,324	54.8%
NA	111	22.7%	67,076,171	24%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

NCCP Loans ●●				
	Number		Balance	
	Amount	%	Amount	%
NCCP regulated loans	334	68.3%	197,237,021	70.0%
Non NCCP loans	155	31.7%	84,642,639	30.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Residential Property Type ●●				
	Number		Balance	
	Amount	%	Amount	%
Apartment	42	8.6%	18,072,684	6.4%
High Density Apartment	0	0.0%	0	0.0%
House	445	91.4%	263,806,975	93.6%
<b>Total</b>	<b>487</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Employment Type ●●					
	Number		Balance		
	Amount	%	Amount	%	
PAYG	91	18.6%	40,313,787	14.3%	
<i>Months Self Employed</i>					
0 < 12	12	0	0.0%	0	0.0%
12 <= 24	24	0	0.0%	0	0.0%
24 <= 36	36	26	5.3%	17,426,812	6.2%
36 <= 48	48	50	10.2%	33,543,414	11.9%
48 <= 60	60	42	8.6%	22,427,517	8.0%
60 <= 900	900	280	57.3%	168,168,129	59.7%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>	

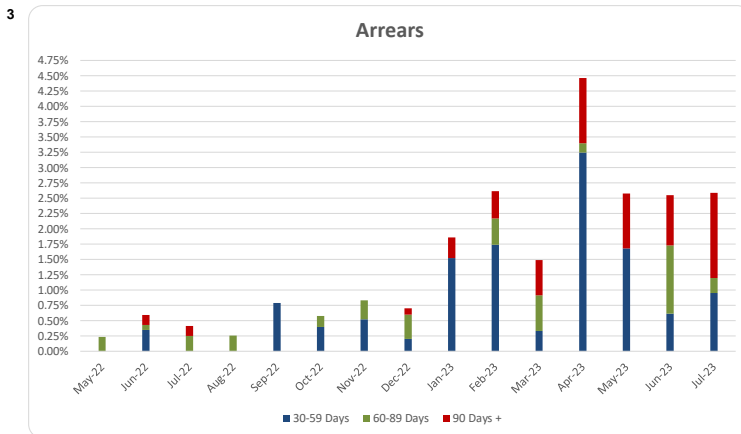
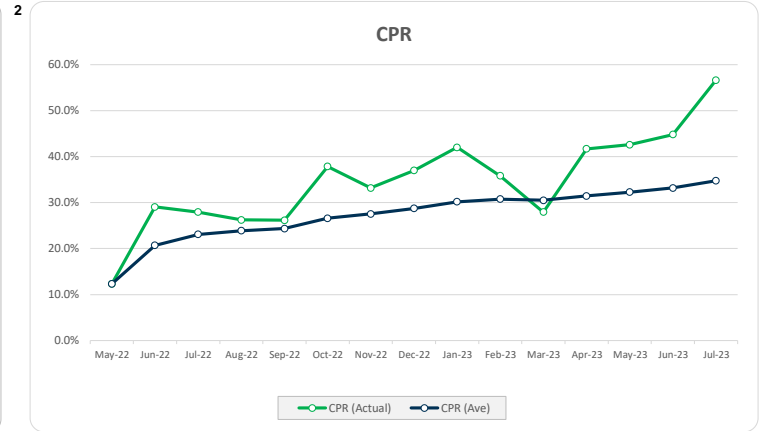
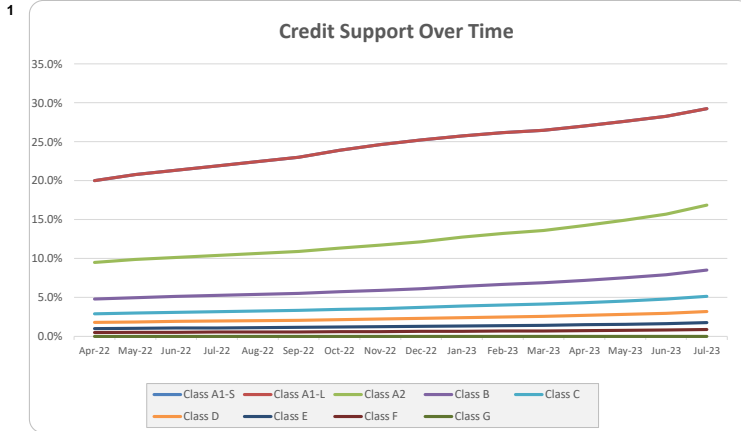
Remaining Term ●●					
	Number		Balance		
	Amount	%	Amount	%	
0 <= 15	180	4	0.8%	1,057,663	0.4%
> 15 <= 20	240	8	1.6%	5,208,149	1.8%
> 20 <= 25	300	39	8.0%	16,023,557	5.7%
> 25 <= 30	360	438	89.6%	259,590,290	92.1%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>	

Payment Type ●●				
	Number		Balance	
	Amount	%	Amount	%
P&I	401	82.0%	222,116,012	78.8%
<i>IO Term Remaining (yrs)</i>				
0 <= 1	9	1.8%	6,482,208	2.3%
> 1 <= 2	7	1.4%	3,969,848	1.4%
> 2 <= 3	2	0.4%	1,637,499	0.6%
> 3 <= 4	69	14.1%	47,568,060	16.9%
> 4 <= 5	1	0.2%	106,033	0.0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

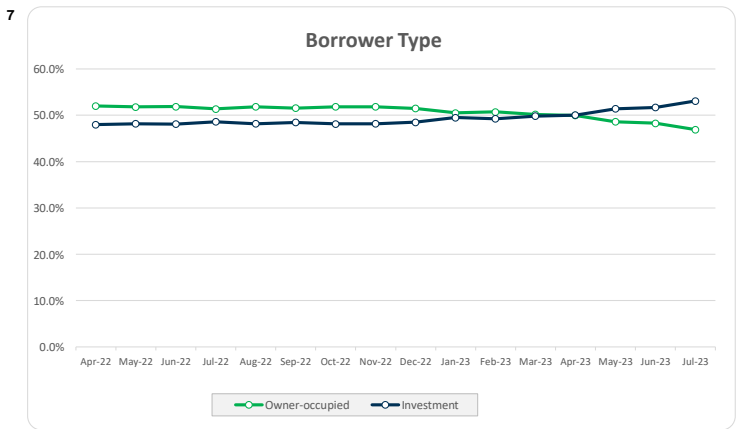
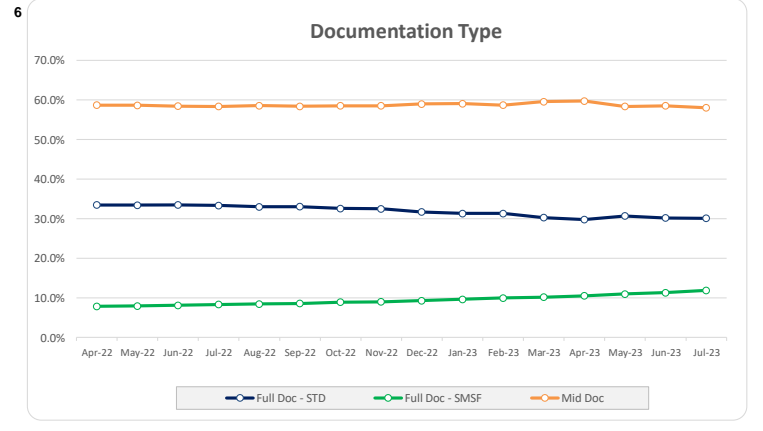
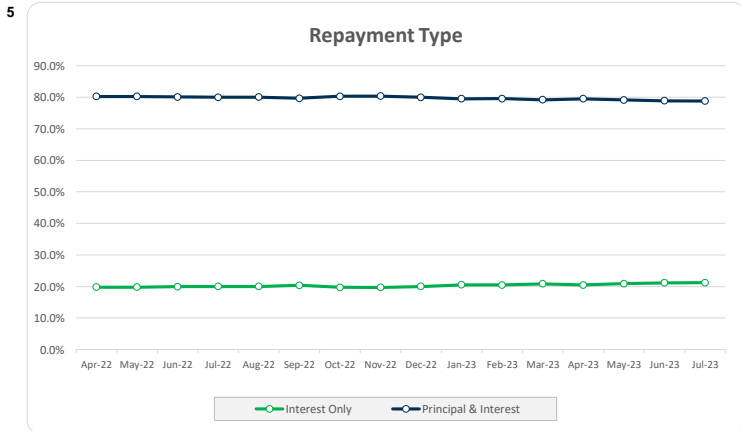
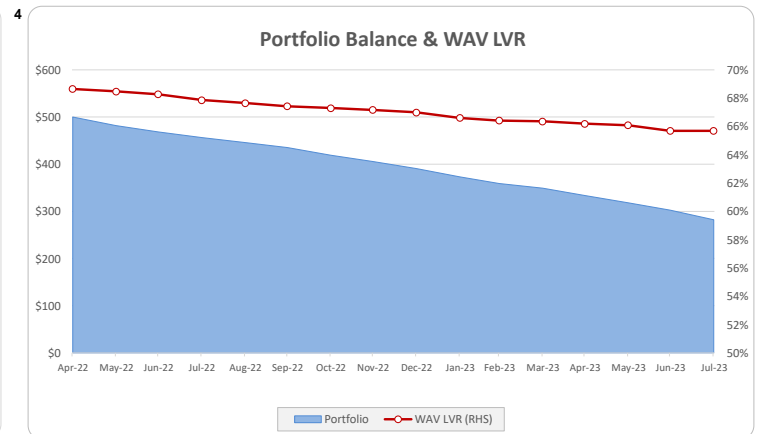
Loan Purpose ●●				
	Number		Balance	
	Amount	%	Amount	%
Purchase	246	50.3%	143,335,394	50.8%
Refinance - no takeout	182	37.2%	98,442,161	34.9%
Refinance - Equity Takeout	61	12.5%	40,102,104	14.2%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Borrower Industry ●●				
	Number		Balance	
	Amount	%	Amount	%
Accommodation and Food Services	45	9.2%	26,331,856	9.3%
Administrative and Support Services	2	0.4%	2,220,468	0.8%
Agriculture, Forestry and Fishing	1	0.2%	382,872	0.1%
Arts and Recreation Services	14	2.9%	7,988,912	2.8%
Construction	136	27.8%	76,848,640	27.3%
Education and Training	11	2.2%	6,131,335	2.2%
Electricity Gas Water and Waste Services	1	0.2%	501,377	0.2%
Financial and Insurance Services	29	5.9%	14,982,585	5.3%
Health Care and Social Assistance	26	5.3%	14,781,477	5.2%
Information Media and Telecommunications	32	6.5%	15,510,382	5.5%
Manufacturing	20	4.1%	10,790,481	3.8%
Mining	0	0.0%	0	0.0%
Other Services	22	4.5%	15,539,888	5.5%
Professional, Scientific and Technical Services	58	11.9%	33,652,786	11.9%
Public Administration and Safety	7	1.4%	2,629,353	0.9%
Rental, Hiring and Real Estate Services	4	0.8%	4,209,429	1.5%
Retail Trade	25	5.1%	15,493,302	5.5%
Transport, Postal and Warehousing	52	10.6%	29,829,207	10.6%
Wholesale Trade	4	0.8%	4,055,309	1.4%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>

Credit Events ●●				
	Number		Balance	
	Amount	%	Amount	%
0	489	100.0%	281,879,659	100.0%
1	0	0.0%	0	0.0%
2	0	0.0%	0	0.0%
3	0	0%	0	0%
<b>Total</b>	<b>489</b>	<b>100%</b>	<b>281,879,659</b>	<b>100%</b>



30+ days in arrears have increased over the month of April due to impact of multiple public holidays and school holidays during this period. Most of this increase has been due to payment dishonours and associated fees which has increased arrears in the 30-60-day bucket





Think Tank Residential Series 2022-1: Current Charts

