PROGRESS 2008-1R TRUST

Monday, 25 July 2011 - Payment Date

Transaction Name: Trustee: Security Trustee:

Progress 2008-1R Trust
Perpetual Trustee Company Limited
P.T. Limited
AMP Bank Limited
AMP Bank Limited
Thursday, 23th October 2008
Wednesday, 23th November 2039
The 23rd day of each month
Sydney & Melbourne
Three Business Days before each Payment Date.
Sunday, 23th October 2011 Security Trustee:
Originator:
Servicer & Custodian:
Issue Date:
Maturity Date:
Payment Date:
Business Day for Payments:
Determination Date & Ex-Interest Date:
Substitution End Date:
Stock Exchange Listing:

Interest Calculation Actual/365 Actual/365 Base 1 M BBSW 1 M BBSW Margin 50 bps 0.0000% Class A Notes Class B Notes

	Currency	Initial Stated Amount	Current Invested Amount	Current Stated Amount	Percentages at Issue	Current Percentages	Rating S&P
Class A Notes	A\$	2,367,500,000.00	1,900,000,000.00	1,900,000,000.00	94.7000%	95.0000%	AAA
Class B Notes	A\$	132,500,000.00	100,000,000.00	100,000,000.00	5.3000%	5.0000%	
TOTAL.		2 500 000 000 00	2 000 000 000 00	2 000 000 000 00	100.0000%	100.0000%	

Current Payment Date:	N	Monday, 25 July 2011					
	Pre Payment Date				Interest Payment (per	Principal Payment	Post Payment Date
	Bond Factors	Coupon Rate	Coupon Rate Reset Date	Initial Issued Notes (No.)	security)	(per security)	Bond Factors
Class A Notes	0.8025	5.3783%	25-Jul-11	2,368	3,784.13	-	0.8025
Class B Notes	0.7547	4.8783%	25-Jul-11	133	3,227.82	-	0.7547
TOTAL				2,500	7,011.95		

Total pool size			,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Total pool size: 10al Normal Cleans (UnConsolidated): 11b			
Total number of Learne (JunConsolitated): 12926 1731 3015 Average loan's Sec. 1531 19092 1000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 10000 1531 3015 19092 100000 1531 3015 190000 1531 3015 190000 1531 3015 190000 1531 3015 190000 1531	COLLATERAL INFORMATION	At Issue	<u>Jun - 11</u>
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Total number of loans (consolidating spit loans): \$13,000,000 \$1			
Average S132,701.7 S131,700.4 Maximum loan size:			
Maximum Income size: \$1,979,860.00 \$2,785,007.00 \$1,000.00			
Total properly value:			
Number of Properties:			
Average property value: \$40,008.12 \$1,157.00 Average Jerm to Maturity (morths): 327.41 327.50 Average Jerm to Maturity (morths): 327.41 327.50 Average Jerm to Maturity (morths): 329.21 333.33 Average Jerm to Maturity (morths): 359.21 333.33 Average Jerm to Maturity (morths): 359.21 333.33 Average Jerm to Maturity (morths): 359.21 333.33 Average Jerm to Maturity (morths): 340.00 340.00 Average Jerm to Maturity (morths): 333.36 66.506 Average Jerm to Maturity (morths): 333.36 66.506 Average Jerm to Maturity (morths): 340.00 340.00 Average Jerm to Maturity (morths): 340.00 Average Jerm to Matu			
Average current LVR:			
Average Term to Maturity (months): 392 3333 33931			
Maximum Remaining Term to Maharity (months): 14.7 53.3.5			
Weighted Average Seasoning (morrhs):			
Weighted Awarage Current LVP:			
Weighted Average Term to Maturity (months):			
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> 90% up to and including 95% 3.59% 7.23% 9.5% up to and including 100% 0.00% 0.00% 0.00% 0.00%			
> 95% up to and including 100% 0.00% 0.10% 0.00% 0.00% 0.00%			
> 100% 0.00% 0.00%			
Total 100.00% 100.00%			
	Total	100.00%	100.00%

22/07/2011

Mortgage Insurance		\$ % at Issue		<u>Jun - 11</u>
Genworth		14.08%		20.74%
Genworth - Insurable PMI Mortgage Insurance Ltd		78.72% 7.20%		74.81% 4.45%
Total		100.00%		100.00%
Seasoning Analysis		\$ % at Issue		<u>Jun - 11</u>
> 0 months up to and including 3 months > 3 months up to and including 6 months		12.74% 30.29%		0.00% 0.00%
> 6 months up to and including 9 months		18.24%		1.73%
> 9 months up to and including 12 months		9.96%		2.39%
> 12 months up to and including 15 months > 15 months up to and including 18 months		7.04% 2.91%		1.07% 0.80%
> 18 months up to and including 21 months		1.68%		1.41%
> 21 months up to and including 24 months		1.89%		2.56%
> 24 months up to and including 36 months > 36 months up to and including 48 months		4.91% 2.48%		15.21% 35.01%
> 48 months up to and including 60 months		2.61%		12.70%
> 60 months up to and including 72 months		1.97%		8.31%
> 72 months up to and including 84 months > 84 months up to and including 96 months		1.38% 0.65%		4.28% 4.50%
> 96 months up to and including 108 months		0.45%		2.66%
> 108 months up to and including 120 months		0.42%		2.75%
> 120 months Total		0.38% 100.00%		4.63% 100.00%
		\$ 0% at Issue		
Geographic Distribution NSW - Inner City		\$ % at Issue 0.23%		<u>Jun - 11</u> 0.03%
NSW - Metro		33.00%		31.28%
NSW - Non Metro Total NSW		8.03%		8.25%
Total NSW		41.26%		39.56%
ACT - Inner City		0.00%		0.00%
ACT - Metro ACT - Non Metro		2.02%		2.17%
ACT - Non Metro Total ACT		0.00% 2.02%		0.00% 2.17%
VIC - Inner City		0.53%		0.38%
VIC - Metro VIC - Non Metro		18.19% 2.26%		17.09% 2.16%
Total VIC		20.98%		19.62%
TAS Inno City		0.46**		
TAS - Inner City TAS - Metro		0.16% 0.39%		0.12% 0.39%
TAS - Non Metro		0.48%		0.52%
Total TAS		1.03%		1.03%
QLD - Inner City		0.22%		0.11%
QLD - Metro		8.44%		10.18%
QLD - Non Metro		7.26%		8.07%
Total QLD		15.92%		18.36%
WA - Inner City		0.18%		0.08%
WA - Metro		11.46%		11.13%
WA - Non Metro Total WA		1.09% 12.74%		1.55% 12.76%
Total WA		12.74%		12.70%
SA - Inner City		0.05%		0.04%
SA - Metro SA - Non Metro		5.23% 0.56%		5.51% 0.66%
Total SA		5.84%		6.22%
NT - Inner City NT - Metro		0.00% 0.18%		0.00% 0.24%
NT - Non Metro		0.03%		0.02%
Total NT		0.20%		0.26%
Total Inner City		1.37%		0.77%
Total Metro		78.92%		77.99%
Total Non Metro Total		19.71% 100.00%		21.23% 100.00%
ARREARS \$ % (scheduled balance basis) Oct-08	31-60 0.142%	61-90 0.123%	90+ 0.006%	<u>Total</u> 0.27%
Nov-08	0.142%	0.034%	0.008%	0.24%
Dec-08	0.320%	0.129%	0.027%	0.48%
Ian-09 Feb-09	0.266% 0.331%	0.128% 0.189%	0.095% 0.056%	0.49% 0.58%
Mar-09	0.396%	0.196%	0.083%	0.68%
Apr-09	0.365%	0.139%	0.087%	0.59%
May-09 Jun-09	0.294%	0.047%	0.097%	0.44%
Jul-09	0.316% 0.261%	0.113% 0.087%	0.118% 0.150%	0.55% 0.50%
Aug-09	0.311%	0.085%	0.195%	0.59%
Sep-09 Oct-09	0.170% 0.329%	0.031% 0.041%	0.235% 0.182%	0.44% 0.55%
Nov-09	0.250%	0.048%	0.150%	0.45%
Dec-09	0.216%	0.117%	0.134%	0.47%
Jan-10 Feb-10	0.393% 0.281%	0.034% 0.118%	0.222% 0.231%	0.65% 0.63%
Feb-10 Mar-10	0.281%	0.118%	0.231% 0.255%	0.63%
Apr-10	0.400%	0.118%	0.304%	0.82%
May-10	0.211%	0.128%	0.295%	0.63%
Jun-10 Jul-10	0.221% 0.389%	0.206% 0.113%	0.365% 0.287%	0.79% 0.79%
Aug-10	0.346%	0.083%	0.366%	0.80%
Sep-10	0.270%	0.063%	0.353%	0.69%
Oct-10 Nov-10	0.331% 0.443%	0.121% 0.182%	0.352% 0.299%	0.80% 0.92%
Dec-10	0.316%	0.293%	0.314%	0.92%
Jan-11	0.711%	0.191%	0.301%	1.20%
Feb-11 Mar-11	0.639% 0.527%	0.206% 0.211%	0.290% 0.312%	1.14% 1.05%
Apr-11	0.665%	0.177%	0.379%	1.22%
May-11 Jun-11	1.057%	0.228%	0.438% 0.497%	1.72%
Juli-11	0.837%	0.329%	U.431%	1.66%
MORTGAGE INSURANCE	No. of claims	Gross claim (A\$)	Gross payment (A\$)	LMI net loss
2008 2009	- 1	77,586.96	-	77,586.96
2010	1	328,619.20	138,897.33	189,721.87
2011			-	-
Total	2	406,206.16	138,897.33	267,308.83

EXCESS SPREAD	Excess Spread (A\$)	Excess Spread % p.a	Oper	ing Bond Balance
Sep-08	-	0.000%	\$	2,500,000,000
Oct-08	-	0.000%	\$	2,500,000,000
Nov-08		0.000%	\$	2,500,000,000
Dec-08		0.000%	\$	2,500,000,000
Jan-09		0.000%	\$	2,500,000,000
Feb-09		0.000%	\$	2,500,000,000
Mar-09	-	0.000%	\$	2,500,000,000
Apr-09		0.000%	\$	2,500,000,000
May-09		0.000%	\$	2,500,000,000
Jun-09	-	0.000%	\$	2,500,000,000
Jul-09		0.000%	\$	2,500,000,000
Aug-09	-	0.000%	\$	2,500,000,000
Sep-09	457,792.30	0.220%	\$	2,500,000,000
Oct-09	508,781.05	0.244%	\$	2,500,000,000
Nov-09	1,675,304.90	0.804%	\$	2,500,000,000
Dec-09	103,259.79	0.050%	\$	2,500,000,000
Jan-10	1,994,675.12	0.957%	\$	2,500,000,000
Feb-10	102,666.84	0.049%	\$	2,500,000,000
Mar-10	1,419,389.16	0.681%	\$	2,500,000,000
Apr-10	2,351,813.65	1.411%	\$	2,000,000,000
May-10	386,033.10	0.232%	\$	2,000,000,000
Jun-10	2,986,878.84	1.792%	\$	2,000,000,000
Jul-10	235,492.99	0.141%	\$	2,000,000,000
Aug-10	1,203,043.10	0.722%	\$	2,000,000,000
Sep-10	432,833.80	0.260%	\$	2,000,000,000
Oct-10	397,216.57	0.238%	\$	2,000,000,000
Nov-10	-	0.000%	\$	2,000,000,000
Dec-10	-	0.000%	\$	2,000,000,000
Jan-11	845,641.50	0.507%	\$	2,000,000,000
Feb-11	278,609.23	0.167%	\$	2,000,000,000
Mar-11	-	0.000%	\$	2,000,000,000
Apr-11	1,314,183.11	0.789%	\$	2,000,000,000
May-11	2,018,526.27	1.211%	\$	2,000,000,000
Jun-11		0.000%	\$	2,000,000,000
Total	18,712,141.32			
RESERVES	Available	Drawn		

RESERVES
Principal Draw
Liquidity Reserve Account
Redraw Facility Limit
Limit
Substitution Account Balance n/a 29,000,000.00

560,000,000.00 705,528,375.61

SUPPORTING RATINGS Role

Rating Trigger S&P / Moodys below A1 / P-1 Party Current Rating S&P / Moodys A / A2 Fixed Rate Swap Provider Liquidity Reserve Account Holder Bank Account Provider AMP Bank Limited below A1 / P-1 Westpac & CBA A1 / P-1

Back-Up Servicer:

SERVICER Servicer: Servicer Ranking or Rating: Servicer Rating: Servicer Experience: AMP Bank Limited A / A2 N/A A / A2
N/A
Progress 1997-1 Trust
Progress 2002-1 Trust
Progress 2003-1 Trust
Progress 2003-1 Trust
Progress 2003-1 Trust
Progress 2004-2 Trust
Progress 2004-2 Trust
Progress 2005-1 Trust
Progress 2005-1 Trust
Progress 2006-1 Trust
Progress 2006-1 Trust
Progress 2006-1 Trust
Progress 2006-1 Trust
Progress 2010-1 Trust