



AIB Mortgage Bank

Asset Covered Securities Pool - Summary

Table 1 - Mortgage Loans Summary	Mar-09	Jun-09	Sep-09	Dec-09
Total Indexed Property Valuation ⁽¹⁾	€30.9bn	€29.9bn	€33.5bn	€31.6bn
Total Number of Accounts	98,865	99,557	112,276	112,121
Total Number of Properties	85,295	85,979	96,245	96,068
Aggregate Balances of the Mortgages	€13.9bn	€14.1bn	€16.2bn	€16.1bn
Average Mortgage Balance	€140,920	€141,516	€144,484	€143,360
Weighted Average Unindexed LTV	63.1%	63.5%	61.8%	61.7%
Weighted Average Indexed LTV ⁽²⁾	67.6%	70.2%	69.5%	72.9%
Aggregate Indexed LTV ⁽³⁾	45.1%	47.0%	48.4%	50.1%
Weighted Average Seasoning ⁽⁴⁾	40.2 Months	41.7 Months	42.1 Months	44.0 Months
Weighted Average Remaining Legal Term	19.5 Years	19.5 Years	19.6 Years	19.7 Years
Weighted Average Contracted Duration	13.4 Years	13.5 Years	13.1 Years	13.1 Years
Table 2 - Mortgage Loans Breakdown				
Dublin	32%	33%	32%	32%
Non Dublin	68%	67%	68%	68%
Balance <=€100k	13%	13%	11%	12%
Balance >€100k <=€200k	26%	26%	28%	28%
Balance >€200k <=€500k	45%	46%	46%	46%
Balance > €500k	16%	15%	15%	14%
Table 3 - Mortgage Loans Arrears Analysis				
No of Accounts in Arrears	161	431	512	503
Percentage of Accounts in Arrears	0.16%	0.43%	0.46%	0.45%
Mortgage Value of Accounts in Arrears	€25m	€66m	€84m	€89m
Percentage of Total Mortgage Value of Pool	0.18%	0.47%	0.52%	0.56%
Amount in Arrears	€0.1m	€0.3m	€0.4m	€0.6m
Table 4 - Bonds Summary				
No of Bonds	8	8	11	11
Value of Bonds	€12.925bn	€12.925bn	€13.990bn	€13.990bn
% Overcollateralisation ⁽⁵⁾	13.12%	12.73%	19.50%	16.58%
Duration	2.82 Years	2.83 Years	2.79 Years	3.66 Years

(1) The Indexed Property Valuation is the property valuation indexed up to date using the ESRI/PTSB index with a 15% discount applied to any uplift in valuation. 100% of any decrease in valuation is applied.

(2) The Weighted Average Indexed LTV (Loan to Value) is the individual indexed LTV calculations weighted by the balance of each property.

(3) The Aggregate Indexed LTV is the aggregate of mortgage loan balances divided by the aggregate of the indexed property valuations.

(4) Seasoning is measured by reference to the opening date of loan accounts, which are set up on the advance of new mortgage loans, on further advances and on changes to the terms of existing mortgages resulting in the amalgamation of existing loan accounts into new loan accounts.

(5) Over-collateralisation is calculated using ACS definition : Total Prudent Market Value of Mortgage Loans plus Substitution Assets (limited to a max of 15% of bonds in issue) divided by the total bonds in issue.