

Collection Period End Date: 31-May-2012

<u>Notes</u>	1st Quarter
Interest Rate Period start date	05-Mar-2012
Interest Rate Period end date	25-Jun-2012
Number of Days in the Period	112
Interest Payment Date	25-Jun-2012
Relevant 3M Euribor rate	1.035%
Class A	
Bloomberg Ticker	PELIC 6 A
ISIN	PTSSCQOM0006
Total number of Notes	7,500
Total Principal Amount Outstanding as of the Start of the Interest Rate Period	750,000,000.00
Principal Amount Outstanding per denomination as of the start of the Interest	
Rate Period	100,000.00
Total Principal Amount Outstanding as of the end of the Interest Rate Period	744,177,034.97
Principal Amount Outstanding per denomination as of the end of the Interest	
Rate Period	99,223.60
Spread	0.300%
Interest Rate	1.335%
Interest Amount per denomination	415.33
Total Interest Amount	3,114,975.00
nterest Amount paid on Interest Payment Date	3,114,975.00
Original Ratings (DBRS)	AA (sf)
Current Ratings (DBRS)	AA Neg Watch (sf)
Original Ratings (Fitch)	A sf
Current Ratings (Fitch)	A sf
Original Ratings (S&P)	A- (sf)
Current Ratings (S&P)	A- (sf)

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Interest Amount deferred to the next Interest Payment Date

<u>Notes</u>	1st Quarter		
Class B			
Bloomberg Ticker	PELIC 6 B		
ISIN	PTSSCROM0005		
Total number of Notes	2,500		
Total Principal Amount Outstanding as of the Start of the Interest Rate Period	250,000,000.00		
Principal Amount Outstanding per denomination as of the start of the Interest Rate Period	100,000.00		
Total Principal Amount Outstanding as of the end of the Interest Rate Period	250,000,000.00		
Principal Amount Outstanding per denomination as of the end of the Interest Rate Period	100,000.00		
Spread	0.500%		
Interest Rate	1.535%		
Interest Amount per denomination	477.56		
Total Interest Amount	1,193,900.00		
Deferred Interest	0.00		1
Interest Amount paid on Interest Payment Date	1,193,900.00		1

0.00



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Interest Amount deferred to the next Interest Payment Date

<u>Notes</u>	1st Quarter		
Class C			
Bloomberg Ticker	PELIC 6 C		
ISIN	PTSSCSOM0004		
Total number of Notes	18		
Total Principal Amount Outstanding as of the Start of the Interest Rate Period	1,800,000.00		
Principal Amount Outstanding per denomination as of the start of the Interest Rate Period	100,000.00		
Total Principal Amount Outstanding as of the end of the Interest Rate Period	0.00		
Principal Amount Outstanding per denomination as of the end of the Interest Rate Period	0.00		
Spread	1.500%		
Interest Rate	2.535%		
Interest Amount per denomination	788.67		
Total Interest Amount	14,196.06		
Deferred Interest	0.00		
Interest Amount paid on Interest Payment Date	14,196.06		

0.00



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<u>Notes</u>	1st Quarter
Class D Bloomberg Ticker ISIN Total number of Notes Total Principal Amount Outstanding as of the Start of the Interest Rate Period Principal Amount Outstanding per denomination as of the start of the Interest Rate Period Total Principal Amount Outstanding as of the end of the Interest Rate Period Principal Amount Outstanding per denomination as of the end of the Interest Rate Period Interest Amount paid on Interest Payment Date	PELIC 6 D PTSSCTOM0003 650 65,000,000.00 100,000.00 65,000,000.00 100,000.00 2,363,545.83
Notes Class S Bloomberg Ticker ISIN Total number of Notes Total Principal Amount Outstanding as of the Start of the Interest Rate Period Principal Amount Outstanding per denomination as of the start of the Interest Rate Period Total Principal Amount Outstanding as of the end of the Interest Rate Period Principal Amount Outstanding per denomination as of the end of the Interest Rate Period Interest Amount paid on Interest Payment Date	PELIC 6 S PTSSCUOM0000 402 40,200,000.00 100,000.00 40,200,000.00 100,000.00 792,786.09

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Capitalised Interest Ledger (CIL)	1st Quarter		
Provisioning under CIL preceding IPD	0.00		
Capitalised Interest Receivables for Current Period Capitalised Interest Application Amount Deemed Principal Losses offset against CIL Ending CIL balance	144,251.16 144,251.16 0.00 0.00		
Principal Deficiency Ledgers (PDL's)			
PDL Class A Amount PDL Class B Amount	0.00 0.00		
Deemed Principal Loss deducted from PDL (net of funds used to offset CIL above)	0.00		



Securitised Available Interest Distribution Amount	1st Quarter		
Interest Collection Proceeds received by Issuer as interest payments	8,105,338.38		
Proceeds of any Authorised Investment	0.00		
Amounts standing to the credit of the Cash Reserve Account General Ledger	60,000,000.00		
Draw from Cash Reserve Account Shortfall Liquidity Ledger	838,614.84		
Principal Draw Amount	0.00		
Balance of Cash Reserve Account Shortfall Liquidity Ledger on Maturity Date	0.00		
Interest accrued and credited to Transaction Accounts	8,472.67		
Capitalised Interest Application Amount	144,251.16		
Available Principal Distribution Amount remaining after redemption of the Notes	0.00		
Transfer from Exposure Amount Interest Collections Ledger	0.00		
Less any Withheld Amount	0.00		



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Securitised Pre-enforcement Interest Priority of Payments	1st Quarter	
(1st) Issuer's Liability to tax(2nd) Common Representative fees and Liabilities(3rd) Issuer Expenses	0.00 0.00 610,060.16	
(4th) Payment of Interest Amount on Class A Note(5th) Payments on Class A PDL(6th) Payments to Cash Reserve Account General Ledger up to Required	3,114,975.00 0.00	
Balance (7th) Payments to Cash Reserve Account Shortfall Liquidity Ledger up to Required Balance	60,000,000.00	
(8th) Payment of Interest Amount Class B Note (9th) Payments on Class B PDL (10th) Payments of Interest Amount Class C Note	1,193,900.00 0.00 14,196.06	
(11th) Principal Amortisation Class C Note (12th) Payments of Class D Note Distribution Amount	1,800,000.00 2,363,545.83	
Securitised Available Principal Distribution Amount		
Principal Collection Proceeds Available Interest Distribution Amount for PDL curing Transfer from Exposure Amount Principal Collections Ledger Less any Capitalised Interest Application Amount Less any Principal Draw Amounts	5,967,216.19 0.00 0.00 144,251.16 0.00	

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Securitised Pre-enforcement Principal Priority of Payments	1st Quarter		
Principal amortisation amount Class A Notes Principal amortisation amount Class B Notes Residual Principal to be applied as Interest Distribution Amounts	5,822,965.03 0.00 0.00		
Exposure Amount Available Funds			
Interest collections from the Exposure Amount Mortgage Backed Credits Portfolio	305,229.61		
Principal collections from the Exposure Amount Mortgage Backed Credits Portfolio	487,556.48		
Exposure Amount Pre-enforcement Payments Priorities			
The purchase of Additional Mortgage Backed Credits offered to sell by the Originator	0.00		
Credit to the Exposure Amount Cash Ledger; and Class S Return under the Class S Notes.	0.00 792,786.09		



Cash Reserve General Ledger	1st Quarter
Funds credited at Previous IPD / Closing proceeds	60,000,000.00
Deductions from Cash Reserve General Ledger Cash Reserve Transfer to Issuer Available Funds Additions to Cash Reserve General Ledger Funds Credited at IPD	60,000,000.00
Cash Reserve General Ledger Required Balance Target Cash Reserve General Ledger Amount	60,000,000.00
Cash Reserve Shortfall Liquidity Ledger	
Beginning Balance of Shortfall Liquidity Ledger	5,000,000.00
Deductions from Cash Reserve Shortfall Liquidity Ledger Cash Reserve Transfer to Issuer Available Funds Additions to Cash Reserve Shortfall Liquidity Ledger Funds Credited at IPD	838,614.84 0.00
Cash Reserve Shortfall Liquidity Ledger Required Balance Target Cash Reserve Shortfall Liquidity Amount	4,161,385.16



Collection Period End Date: 31-May-2012

Collateral Pool Performance (as at the end of the Collection Period)	1st Quarter		
Securitized Mortgage Pool			
Change in Aggregate Principal Outstanding Balance			
Aggregate Principal Balance at the start of collection period	1,000,000,004.96		
otal Principal Collections received (net principal collections)	5,967,216.19		
otal Capitalised Interest	144,251.16		
Deemed Principal Loss (arrears + written-off)	0.00		
Principal Loss	0.00		
Aggregate Principal Balance at the end of the collection period (including Substitutions)	994,177,039.93		
Gross Principal Balance at the end of the collection period	994,177,039.93		
cumulative Deemed Principal Loss	0.00		
Cumulative Deemed Principal Loss Recovered	0.00		
rumulative Net Provisioned Amounts	0.00		
rincipal balance of all overdue loans			
month < overdue =< 2 months	4,107,741.39		
month < overdue =< 3 months	2,006,772.36		
month < overdue =< 6 months	1,330,354.37		
month < overdue =< 9 months	0.00		
month < overdue =< 12 months	0.00		
2 months < overdue =< 24 months	0.00		
4 months < overdue =< 36 months	0.00		
overdue > 36 months	0.00		
Overdue > 12 months	0.00		
Overdue > 3 months	1,330,354.37		

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Collateral Pool Performance (as at the end of the Collection Period)	1st Quarter	
Principal balance of subsidised overdue loans		
1 month < overdue =< 3 months	0.00	
2 month < overdue =< 3 months	54,441.94	
3 month < overdue =< 6 months	0.00	
6 month < overdue =< 9 months	0.00	
9 month < overdue =< 12 months	0.00	
12 months < overdue =< 24 months	0.00	
24 months < overdue =< 36 months	0.00	
Overdue > 36 months	0.00	
Overdue > 12 months	0.00	
Overdue > 3 months	0.00	
Exposure Mortgage Pool		
Change in Aggregate Principal Outstanding Balance		
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period	40,151,113.41	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Fotal Principal Collections received (net principal collections)	487,556.48	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Total Principal Collections received (net principal collections) Total Capitalised Interest	487,556.48 20,137.04	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Total Principal Collections received (net principal collections) Total Capitalised Interest Deemed Principal Loss (arrears + written-off)	487,556.48 20,137.04 0.00	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Fotal Principal Collections received (net principal collections) Fotal Capitalised Interest Deemed Principal Loss (arrears + written-off) Principal Loss	487,556.48 20,137.04	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Total Principal Collections received (net principal collections) Total Capitalised Interest Deemed Principal Loss (arrears + written-off) Principal Loss Aggregate Principal Balance at the end of the collection period (including	487,556.48 20,137.04 0.00	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Fotal Principal Collections received (net principal collections) Fotal Capitalised Interest Deemed Principal Loss (arrears + written-off) Principal Loss Aggregate Principal Balance at the end of the collection period (including Substitutions)	487,556.48 20,137.04 0.00 0.00	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Fotal Principal Collections received (net principal collections) Fotal Capitalised Interest Deemed Principal Loss (arrears + written-off) Principal Loss Aggregate Principal Balance at the end of the collection period (including Substitutions) Gross Principal Balance at the end of the collection period	487,556.48 20,137.04 0.00 0.00 39,683,693.97	
Change in Aggregate Principal Outstanding Balance Aggregate Principal Balance at the start of collection period Total Principal Collections received (net principal collections) Total Capitalised Interest Deemed Principal Loss (arrears + written-off) Principal Loss Aggregate Principal Balance at the end of the collection period (including Substitutions) Gross Principal Balance at the end of the collection period Cumulative Deemed Principal Loss Cumulative Deemed Principal Loss Recovered	487,556.48 20,137.04 0.00 0.00 39,683,693.97 39,683,693.97	

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Collateral Pool Performance (as at the end of the Collection Period)	1st Quarter			
Principal balance of all overdue loans				
1 month < overdue =< 2 months	490,785.39			
2 month < overdue =< 3 months	454,868.80			
3 month < overdue =< 6 months	384,663.06			
6 month < overdue =< 9 months	0.00			
9 month < overdue =< 12 months	0.00			
12 months < overdue =< 24 months	0.00			
24 months < overdue =< 36 months	0.00			
Overdue > 36 months	0.00			
Overdue > 12 months	0.00			
Overdue > 3 months	384,663.06			
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Principal balance of subsidised overdue loans				
1 month < overdue =< 3 months	0.00			
2 month < overdue =< 3 months	0.00			
3 month < overdue =< 6 months	0.00			
6 month < overdue =< 9 months	0.00			
9 month < overdue =< 12 months	0.00			
12 months < overdue =< 24 months	0.00			
24 months < overdue =< 36 months	0.00			
Overdue > 36 months	0.00			
Overdue > 12 months	0.00			
Overdue > 3 months	0.00			

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Collateral Pool Performance (as at the end of the Collection Period	1st Quarter

Securitized Mortgage Pool

Gross Aggregate Principal Balance	994,177,039.93
Net Aggregate Principal Balance	994,177,039.93
Aggregate Principal Balance of subsidized loans	3,092,973.43
Weighted average spread	1.42%
Weighted average interest rate	2.54%
Weighted average seasoning (months)	59.20
Weighted average remaining term (months)	438.14
Weighted LTV (current based on the last valuation of the properties)	91.65%
Number of Contracts	14,133.00



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Ratios (Securitized Mortgage Pool)	1st Quarter	
Principal Deficiency Ledger		
Class A Principal Deficiency Ledger	0.00	
Class B Principal Deficiency Ledger	0.00	
Cash Reserve Release Test		
the Aggregate POB of the Loans in the Securitised Mortgage Backed Credits		
Portfolio in arrears > 90 d (less the sum of all Net Provisioned Amounts) < 3 %	0.00	
Aggregate POB of the Loans in the Securitised Mortgage Backed Credits		
Portfolio as at the Initial Portfolio Determination Date		
the balance of the Class A Principal Deficiency Ledger, subsequent to any	0.00	
reduction on that Interest Payment Date, is equal to 0 (zero); and		
the Aggregate POB of the Loans in the Securitised Mortgage Backed Credits		
Portfolio which have become Defaulted Mortgage Backed Credits since the		
Initial Portfolio Determination Date (less the sum of all Net Provisioned	0.00	
Amounts) < 3.5% of the Aggregate POB of the Mortgage Backed Credits as at		
the Portfolio Determination Date		
Loans overdue > 1 month / Initital Principal Balance (PDD)	0.74%	
Loans overdue > 3 months / Initital Principal Balance (PDD)	0.13%	
Loans overdue > 12 months / Initital Principal Balance (PDD)	0.00%	
Prepayments of the period / Principal Balance at the start to the period (quarterly CPR)	0.19%	
Annual prepayment rate (average annualised CPR)	0.78%	

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Loan Substitution	1st Quarter		
Substituted to date for unpermitted variations since portfolio determination date (cumulative)	13,526,839.10		
Substituted to date since portfolio determination date (cumulative) / initial portfolio amount %	1.35%		
Securitized Mortgage Pool			
Profile of outgoing loans			
Substituted this period (No of loans)	172		
For unpermitted variations in the interest rate spread	30		
For unpermitted variations with respect to maturity extension	1		
For breach of Mortgage Asset Warranties	56		
For unpermitted variations (other)	85		
Total amount	11,677,099.50		
For unpermitted variations in the interest rate spread	3,314,076.93		
For unpermitted variations with respect to maturity extension	123,763.01		
For breach of Mortgage Asset Warranties	3,832,341.85		
For unpermitted variations (other)	4,406,917.71		
Average Loan Size	67,890.11		
Weighted Average Seasoning (by value) Months	67.52		
Weighted Average Spread (%)	1.40%		
Weighted Average Remaining Term (by value) Months	424.27		

Weighted Average CLTV %

90.69%



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<u>Loan Substitution</u>	1st Quarter	
Profile of incoming loans		
Substituted this period (No of loans)	89	
Total amount	11,460,061.83	
Average Loan Size	128,764.74	
Weighted Average Seasoning (by value) Months	33.28	
Weighted Average Spread (%)	2.09%	
Weighted Average Remaining Term (by value) Months	408.68	
Weighted Average CLTV %	88.49%	
Exposure Mortgage Pool		
Profile of outgoing loans		
Substituted this period (No of loans)	25	
For unpermitted variations in the interest rate spread		
For unpermitted variations with respect to maturity extension		
For breach of Mortgage Asset Warranties		
For unpermitted variations (other)		
Total amount	1,849,739.60	
For unpermitted variations in the interest rate spread	407,447.61	
For unpermitted variations with respect to maturity extension	0.00	
For breach of Mortgage Asset Warranties	650,669.27	
For unpermitted variations (other)	791,622.72	
Average Loan Size	73,989.58	
Weighted Average Seasoning (by value) Months	76.12	
Weighted Average Spread (%)	1.11%	
Weighted Average Remaining Term (by value) Months	372.12	
Weighted Average CLTV %	89.35%	

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Loan Substitution	1st Quarter
Profile of incoming loans Substituted this period (No of loans) Total amount Average Loan Size Weighted Average Seasoning (by value) Months Weighted Average Spread (%) Weighted Average Remaining Term (by value) Months Weighted Average CLTV %	13 2,068,472.93 159,113.30 37.73 1.09% 399.83 86.67%
Permitted Variations	
Securitized Mortgage Pool	
Permitted variations done to date since collateral determination date (cumulative) Permitted variations done to date since collateral determination date (cumulative) / initial portfolio amount % (2)	720,111.95 0.07%
Variations in Spreads (cumulative) Number of loans affected Aggregate Amount of loans affected (as at CP end) Loan with highest reduction in spread % (max 0.5%)	12 720,111.95 0.50%
Variations in Maturity (cumulative) Number of loans affected Aggregate Amount of loans affected (as at CP end) Longest Term Maturity among loans subject to variations in maturity (in months)	0 0.00 0.00
Maturity date of the longest loan in the portfolio (1) Legal final maturity date (2). Difference between (1) and (2) (min 36 months)	29-Oct-2060 25-Dec-2063 38

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Permitted Variations	1st Quarter
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Exposure Mortgage Pool

Permitted variations done to date since collateral determination date (cumulative)

Permitted variations done to date since collateral determination date (cumulative) / initial portfolio amount % (2)

Variations in Spreads (cumulative)

Number of loans affected Aggregate Amount of loans affected (as at CP end) Loan with highest reduction in spread % (max 0.5%)

Variations in Maturity (cumulative)

Number of loans affected

Aggregate Amount of loans affected (as at CP end)

Longest Term Maturity among loans subject to variations in maturity (in months)

Maturity date of the longest loan in the portfolio (1) Legal final maturity date (2).

Difference between (1) and (2) (min 36 months)

(2) Aggregate Principal Outstanding Balance of Mortgage Assets which are subject to Permitted Variations should not exceed 20 per cent. of the Principal Outstanding Balance of the Mortgage Asset Portfolio on the Collateral **Determination Date**

26,823.61		
0.07%		
0		
0.00		
0.00		
1		
26,823.61		
0.00		
16-Mar-2060		
25-Dec-2063		
46		