Loans	£		
Outstanding Balance of Loans at Closing Date	214,240,314		
Outstanding Balance of Loans @ start of immediately preceding calculation period Accrued Interest @ start of Calculation Period	147,109,520 114,649,422		
	In Quarter		Since Inception
Redemptions Principal Balance of Loans redeemed in the immediately preceding Calculation period	1,349,519		166,366,095
Principal Balance of Loans redeemed by cause:- Death	967,215		73,732,716
Borrower enters Long Term Care Voluntary Repayment	215,850 166,454		23,421,607 85,478,261
Move to Lower Value Property Substitution	-		1,688,389 - 17,954,878
Number of Loans redeemed in the immediately preceding Calculation period	39		4,963
Number of Loans redeemed by cause:- Death	26		2,163
Borrower enters Long Term Care Voluntary Repayment	8 5		670 2,470
Move to Lower Value Property Substitution	-		148 - 340
Redemption monies received	6,388,664		423,041,885
Equivalent Value Test this Calculation Period :-	N/A		
S&P model this Calculation Period :-	N/A		
Substitution Substituted in the immediately preceding Calculation Period (amount)			
Substituted in the immediately preceding Calculation Period as a % of aggregate Outstanding Balance of the Loans @ Closing Date	0.00%		
Substituted to date as a % of aggregate Outstanding Balance of the Loans @ Closing Date	12.48%		
Substituted to date as a % or aggregate Outstanding balance of the Loans @ Closing Date	12.40%		
Early Amortisation Test Aggregate Loan Amount (in respect of all Outstanding Loans, the Outstanding Balance as at the Closing Date and in respect of substitute Loans, the Outstanding Balance as at the Loan Entry date)	N/A as after Year 10 IPD		
Weighted Averaged GIC Rate	N/A as after Year 10 IPD		
Outstanding Balance of Loans			
Outstanding number of loans Outstanding Accrued Interest	1,024 112,294,118		
Outstanding Gross Balance	143,404,698		
Product Breakdown by Loan O/S	At Closing		date for this report
CAP % Flexible %	20.4% 79.6%		10.3% 89.7%
	79.6%		09.776
Weighted Average Age of Borrowers @ Closing Date Weighted Average Age of borrowers - at Calculation date for this Quarterly report	72 89		
Age of Borrowers:- Single Female	89		
Single Male	91 89		
Joint Borrowers by Age of Younger	Case 1	ERF1	Aviva UKER
Properties Sold / repayments (case by case):-	Total 299	Original Loan	Additional Loan
Time to Sale (where available - time from death/assessment to repayment)(Days) Time from Possession to Sale (in days where applicable)	230.000		
Initial Valuation Indexed Valuation (Initial Valuation + Halifax Hpi)	415,903		
Sale Price (where available) Gross Mortgage Outstandings	274,220 287,089	274,220 287,089	-
Shortfall Loan Outstandings as a % of Sale Price	12,869 105%	12,869	Ē
Claim Submitted to No Negative Equity Claim Paid	Yes Yes		
Claim O/S	N/A		
Properties Sold / repayments (case by case):-	Case 2 Total	ERF1 Original Loan	Aviva UKER Additional Loan
Time to Sale (where available - time from death/assessment to repayment)(Days) Time from Possession to Sale (in days where applicable)	1,566 114	-	
Initial Valuation Indexed Valuation (Initial Valuation + Hpi)	250,000 453,529		
Sale Price (where available) Gross Mortgage Outstandings	355,884 223,087	355,884 223,087	-
Shortfall Loan Outstandings as a % of Sale Price	- 63%	-	
Claim Submitted to No Negative Equity	N/A		
Claim Paid Claim O/S	N/A N/A		

Por all Mortgages repaid to the Calculation Date (all redemptions other than voluntary)   Weighted Average:		
Shortial as % of Mortgages repaid to the Calculation Date (all redemptions other than voluntary)  Weighted Average: Time to aste (Days)  Properties in Possession (Total to Calculation date) Repossessed this Counter Properties old (Total to Calculation date) Average Time from Possesion to Sale Possession cases average Shortfall at Sale (%)  Insurance No Negative Equity Claims made total Claims Cold Claims Cold (Claims Paid Claims Cold Claims Cold (Claims Paid Claims Cold Claims Cold (Claims Paid Claims Cold (Claims Cold Claims Cold Claims Cold Claims Cold Claims Cold (Claims Cold Claims Cold Claims Cold Claims Cold Claims Cold (Claims Cold Claims Cold Claims Cold Claims Cold (Claims Cold Claims Cold Claims Cold (Claims Cold Claims Cold Claims Cold Claims Cold Claims Cold (Claims Cold Claims Cold Claims Cold Claims Cold Claims Cold (Claims Cold Claims Cold Claims Cold Claims Cold Claims Cold Claims Cold (Claims Cold Claims	Weighted Average:-	
Weighted Average:		50% 18%
Properties in Peaseasion (Total to Calculation date)		ry)
Reposessed this Quarter   1   1   1   1   1   1   1   1   1		271
Properties sold (Total to Calculation date)   17   17   17   17   17   17   17   1		22
Average Time from Possesion to Sale Possession cases average Shortfall at Sale (%)    Possession cases average Shortfall at Sale (%)   Possession cases average Shortfall at Sale (%)   Possession cases average Shortfall at Sale (%)   Possession cases average Shortfall at Sale (%)   Possession cases average Shortfall at Sale (%)   Claims not settled in full by number     Claims not settled in full by number     Claims not settled in full by number     Claims on Simple (number)     Claims not Settled in full by amount of shortfall     Claims on Simple (number)     Claims not settled in full by amount of shortfall     Contingent Building Insurance claims made (number)     Claims not settled in full by amount of shortfall     Contingent Building Insurance claims made (number)     Claims on Simple (number)	Properties sold (Total to Calculation date)	1 17 5
No Negative Equity Claims made total   1   1   1   1   1   1   1   1   1		345
No Negative Equity Claims made total	Possession cases average Shortiali at Sale (%)	24.0%
Claims Paid   1		1
Claims not settled in full by amount of shortfall	Claims Paid	1
Average Time from Claim to Payment	Claims not settled in full by number Claims not settled in full by amount of shortfall	-
Claims Paid Claims not settled in full by number Claims not settled in full by amount of shortfall Average Time from Claim to Payment  Contingent Building Insurance claims made (number) Claims not settled in full by amount of shortfall Average Time from Claim to Payment  Contingent Building Insurance claims made (number) Claims Paid Claims Poid Claims Poid Claims not settled in full by number Claims not settled in full by amount of shortfall Average Time from Claim to Payment  Average Loan Outstanding  Verighted Average Interest Rate Cap Flievi  Televi  2-919 Flievi  7-829  LTV Levels Breakdown (based on original valuation using P+I at date of report)  1.263,074 0.29,99% 0.34,99% 0.44,99% 0.74,9		30
Claims not settled in full by number   Claims Park	Claims Paid	=
N/A		= -
Claims Paid Claims on Settled in full by number Claims not settled in full by amount of shortfall Average Loan Outstanding Weighted Average LTV Weighted Average Interest Rate Cap Flexi  The Settled in full by amount of shortfall  Average Loan Outstanding Weighted Average Interest Rate Cap Flexi  The Settled in full by amount of shortfall  Average Loan Outstanding Weighted Average Interest Rate Cap Flexi  The Settled Interest Rate  1.2919 Flexi  The Settled Interest Rate  1.2919 The Settled Interest Rate  2.919 Flexi  The Settled Interest Rate  1.2919 The Settled Interest Rate  2.919 The Settled Interest Rate  1.2919 The Settled Interest Rate  2.919 The Settled Interest Rate  3.929% The Settled	Claims not settled in full by amount of shortfall Average Time from Claim to Payment	- N/A
Claims not settled in full by number Claims not settled in full by amount of shortfall Average Time from Claim to Payment  Average Loan Outstanding Weighted Average LTV Weighted Average Interest Rate Cap Flexi  T.829  LTV Levels Breakdown (based on original valuation using P+I at date of report)  - 29.99% 30 - 34.99% 31 - 39.99% 30 - 34.99% 31 - 39.99% 30 - 34.99% 31 - 39.99% 40 - 44.99% 41 - 44.99% 42 - 39.99% 50 - 56.999% 50 - 59.9		-
Claims not settled in full by amount of shortfall   Average Time from Claim to Payment   N/A	Claims O/S	
Average Loan Outstanding	Claims not settled in full by number Claims not settled in full by amount of shortfall	-
Meighted Average IntV   38.79	Average Time from Claim to Payment	N/A
Weighted Average Interest Rate		140,044
Cap       2.919         T/829       7.829         0 - 29.99%       1,263,078         30 - 34.99%       804,043         40 - 44.99%       1,759,323         52 - 59.99%       2,338,227         60 - 64.99%       2,338,227         61 - 64.99%       5,139,484         65 - 69.99%       5,598,654         70 - 74.99%       5,598,654         55 - 89.99%       7,087,498         60 - 64.99%       5,598,654         55 - 89.99%       5,598,647         80 - 84.99%       5,598,654         80 - 84.99%       5,151,454         80 - 89.99%       5,151,454         90 - 94.99%       4,438,203         95 - 99.99%       5,151,454         100% +       4,835,203         95 - 99.99%       5,151,454         100% +       4,855,208         91.53,768       9,1153,768         100% +       1,853,768         100% +       1,848,598         30 - 35%       1,848,598         35 - 40%       9,275,356         40 - 45%       2,82,676,795         45 - 50%       9,439,113         47 - 50%       2,84,866         50 - 55%		38.7%
Flexi  LTV Levels Breakdown (based on original valuation using P+I at date of report)  1,263,074 30 - 29.99% 680,435 35 - 39.99% 680,435 45 - 49.99% 69,99% 69,99% 60 - 64.99% 61 - 64.99% 62 - 63.99% 63 - 69.99% 64 - 64.99% 65 - 69.99% 67 - 74.99% 68 - 69.99% 69 - 69.99% 69 - 69.99% 60 - 64.99% 61 - 64.99% 62 - 69.99% 63 - 69.99% 64 - 69.99% 65 - 69.99% 66 - 69.99% 67 - 74.99% 68 - 89.99% 69 - 99.99% 60 - 64.99% 60 - 64.99% 60 - 64.99% 61 - 65.598,656 60 - 65% 60 - 65		2.91%
0 - 29.99%	Flexi	7.82%
35 - 39,99% 40 - 44,99% 41,759,323 45 - 49,99% 42,339,27* 45 - 49,99% 42,339,27* 47,02,276 47,02	0 - 29.99%	1,263,074
40 - 44, 99% 45 - 49,99% 50 - 54,99% 51 - 59,99% 51 - 59,99% 52 - 38,99% 53 - 49,99% 54 - 49,99% 55 - 59,99% 55 - 59,99% 56 - 64,99% 57 - 79,99% 58 - 84,99% 58 - 84,99% 58 - 84,99% 59 - 94,99% 59 - 94,99% 59 - 94,99% 59 - 94,99% 59 - 94,99% 59 - 94,99% 59 - 95,99% 59 - 100%		680,435 870,602
50 - 54. 99% 51 - 59. 99% 60 - 64. 99% 61 - 64. 99% 62 - 64. 99% 63 - 69. 99% 65 - 69. 99% 67 - 74. 99% 67 - 74. 99% 68 - 69. 99% 69 - 64. 99% 69 - 65. 70% 69 - 65. 70% 69 - 65. 80% 69 - 65. 80% 69 - 65. 90% 60 - 65. 90% 60 -	40 - 44.99%	1,759,323
60 - 64, 99%		2,190,524
65 - 69, 99% 70 - 74, 99% 70 - 74, 99% 75 - 79, 99% 80 - 84, 99% 81 - 84, 99% 81 - 84, 99% 82 - 84, 99% 83 - 84, 99% 84, 4835, 203 85 - 99, 99% 84, 4855, 203 85 - 99, 99% 85 - 99, 99% 86 - 85, 999% 87 - 99, 99% 88 - 99, 99% 89 - 11, 153, 768 89 -		1,984,875
75. 79.99% 80. 84.99% 81. 84.99% 82. 89.99% 83. 4.389.387 84. 4.382.398 85. 89.99% 84. 4.382.398 85. 99.99% 84. 585.568 891.153.768  LTV Levels Breakdown (based on Halifax HPI adjusted valuation @ Calculation date) 0. 30% 83. 1.509.001 80. 33% 83. 1.509.001 81. 84.85.598 83.9.275.356 40. 45% 826.407.557 83.91.700 85. 50% 97. 50% 98. 49.100 97. 50% 98. 49.100 97. 50% 98. 49.100 97. 50% 98. 49.1000 98. 49.1000 98		4,702,276
80 - 84,99% 5,151,45,85 5 - 89,99% 4,389,39% 4,485,203 90 - 94,99% 4,685,568 100% +  LTV Levels Breakdown (based on Halifax HPI adjusted valuation @ Calculation date) 0 - 30% 31,509,001 33 - 35% 31,509,001 30 - 35% 39,275,356 50 - 55% 9,489,118,483,598 50 - 65% 9,489,118,483,598 55 - 60% 9,489,118,489,598 65 - 70% 7,504,866 65 - 70% 7,504,866 65 - 70% 2,667,695 65 - 70% 2,667,695 65 - 85% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 65 - 70% 9,489,118,489,598 66 - 70% 9,489,118,489,598,598,598,598,598,598,598,598,598,5		5,598,654
90 - 94.99% 4.435.203 915 - 99.99% 4.465.55.68 100% +  LTV Levels Breakdown (based on Halifax HPI adjusted valuation @ Calculation date) 0 - 30% 31,509,001 31,509,001 31,509,001 31,509,001 31,809,598 35 - 40% 9.40% 49.475,557 45 - 50% 9.439,113 55 - 60% 9.439,113 55 - 60% 9.439,113 55 - 60% 9.439,113 55 - 60% 9.439,113 55 - 70% 7.504,866 56 - 70% 7.504,866 57 - 75% 7.504,866 58 - 70% 9.439,113 58 - 90% 9.439,113 59 - 90% 9.50% 9.439,114 50 - 95% 9.50% 9.439,114 50 - 95% 9.50% 9.439,114 50 - 95% 9.50% 9.439,114		7,087,479 5.151.454
95 - 99.99% 4,659,568 91.153,768 91.153,768 100% 4		4,389,387
100% +   91,153,768		
0 - 30% 31,509,001 31,509,001 33,509,001 33,509,001 33,509,001 30,35% 30 - 35% 35 - 40% 39,275,356 26,407,557 36 26,407,57 36 26,407,57 36 26,407,57 36 26,407,57 36 26,407,57 36 26,407		91,153,768
30 - 35% 315 - 40% 39,275,356 40 45% 26,075,57 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,075,07 45 - 50% 27,07		31,509,001
40 - 45% 26,407,857 26,407,857 37,854,000 48,455,000 48	30 - 35%	
50 - 55% 7,634,000 7,634,000 7,563,600 60 - 65% 2,667,695 284,366 60 - 65% 284,366 95 - 70% 284,366 95 - 85% 95		
55 - 60% 7,504,866 2,676,985 66 - 65% 2,676,985 65 - 70% 284,366 7.50% 65 - 75% 284,366 7.50% 65 - 80% 65 - 90% 199,146 90 - 95% 91 - 95%		
60 - 65% 2,667,695 28,366 28,367 570 - 75%		
65 - 70% 284,366 2.70% 284,366 2.70% 2.70% 2.75%		2,667,695
75 - 80%	65 - 70%	
80 - 85% - 199,146 85 - 90% 199,146 90 - 95%		-
90 - 95% - 95 - 100% -		-
95 - 100%		199,146

Depersonalised information on the pool and payment summary, as at each Calculation Date, may be obtained electronically by Noteholders from the Administrator upon delivery of a signed confidentiality undertaking (the form of which can be obtained from the Administrator).

Age Band Breakdown (based on youngest policyholder @ Calculation date)	Loans
Under 70	-
70-74	=
75-79	177,412
80-84	21,758,817
85-89	58,440,508
90-94	47,071,630
95-99	15,626,544
100+	329,787

	Under 70	70-74	75-79		80-84	85-89	90-94	95-99	100+
0 - 29.99%				113,644	9,767,029	15,382,254	4,184,067	2,062,007	
30 - 34.99%				63,768	3,235,921	7,635,901	5,642,658	1,822,083	83,26
35 - 39.99%					5,435,285	19,969,190	12,315,760	1,555,122	
40 - 44.99%					3,017,979	6,532,811	12,720,752	4,025,753	110,26
45 - 49.99%					302,604	5,016,243	3,364,645	755,621	
50 - 54.99%						2,386,082	4,443,375	668,286	136,25
55 - 59.99%						319,910	3,307,115	3,877,841	
60 - 64.99%						1,198,119	1,093,257	376,319	
65 - 69.99%								284,366	
70 - 74.99%									
75 - 79.99%									
80 - 84.99%									
85 - 89.99%								199,146	
90 - 94.99%									
95 - 99.99%									
100% +									

Equity Release Funding (No.1) plc		
Name of Issuer Date of Issue	Equity Release Funding (No.1) plc 30 March 2001	
Moody's Current Rating S&P Current Rating	<u><b>A1</b></u> n/a n/a	<b><u>A2</u></b> Aaa A
Initial Note Balance Note Principal @ start of period Note Redemptions @ IPD Outstanding Note Principal	35,000,000 - - - -	197,000,000.00 113,647,330.00 5,411,590.00 108,235,740.00
Note Interest Margins Step Up Dates Step Up Margins	LIBOR + 0.45% 28-Feb-11 LIBOR + 2.50%	Fixed Rate (5.70%) N/A N/A
Interest Payment Cycle Interest Payment Date Next Interest Payment Date	Quarterly 26th or Next Business Day 28-Nov-2022	
Pool Factor	-	
Equity Release Funding (No. 1) pic Report for the immediately preceding interest period	19-Aug-22	
Liquidity Facility Ledger Initial Balance Last Calculation Period Closing Outstanding Available @ next IPD Amount to be drawn at next IPD	16,345,502	
Liquidity Reserve Fund Ledger Initial Balance on Closing	17,500,000	
Outstanding as at the date of this Quarterly Report Accrued Interest to immediately succeeding interest payment date	150,000 355	
Less Mortgage Registration Reserve	150,000	
Available Liquidity Reserve Fund Amount to be drawn at next IPD Closing balance	- 355 - 355 150,000	
Deficiency Ledger		
Opening Balance Losses this Quarter Closing Balance	- 276 276	
Optional Guarantee Ledger		
Opening Balance on Closing Date Claims Submitted as at date of this Quarterly Report Claims Paid as at date of this Quarterly Report Claims Not recovered from NULAP this calculation period Total Claims not recovered from NULAP as at date of this Quarterly Report	1,000,000 - - - - -	
CCA Reserve UTCCR Reserve	1,000,000	
Start-up Loan Outstanding		
Commitment Rate (Compounded Daily SONIA + .50%)	1.70%	
Initial Balance Outstanding as at date of this Quarterly Report Accrued Interest to immediately succeeding interest payment date Repayments Made Closing Balance	50,000 - - - - - -	
M Note Balance Outstanding		
Initial balance Outstanding as at date of this Quarterly Report Accrued Interest to immediately succeeding interest payment date Repayments Made Closing Balance	12,500,000 20,714,694 466,081 500,000 20,680,774	
Surplus after payment of all payments due in the Waterfall (a) to (h)	11,398,129	
Replenishment Amount as recorded in Replenishment Ledger Years 2001 to 2025 The greater of :-		
10% of Principal Amount O/S of Class A Notes @ IPD (net of redemptions @ IPD) and the amount (if any) necessary to maintain the Required Ratio of		
(a) the sum of the Aggregate Portfolio Amount and Adjusted Cash, and (b) the Principal Amount Outstanding of the Class A Notes (net of redemptions @ IPD)	10,830,000	
Years 2026 to 2030 The greater of:-		
10% of Principal Amount O/S of Class A Notes @ IPD (net of redemptions @ IPD),		
aggregate of all scheduled payments of interest and principal on the Class A Notes payable on the 4 immediately succeeding IPD's, and		
the amount (if any) necessary to maintain the Required Ratio of (a) the sum of the Aggregate Portfolio Amount and Adjusted Cash, and (b) the Principal Amount Outstanding of the Class A Notes (net of redemptions @ IPD).	N/A	
Voluntary Repayment Rate	2.54%	
The "Voluntary Prepayments Rate" is the [annualised value of the ratio expressed as a percentage] calculated by dividing:- (x) the aggregate of the initial outstanding balances of the Loans prepaid up to the relev (y) the aggregate of the initial outstanding balances of all Loans in the Portfolio on the C		
Defend Considerable released to College to	<b>→</b>	

Deferred Consideration released to Originator
Deferred Consideration paid to Originator prior to the date of this Quarterly Report date
Deferred Consideration paid to Originator during the calculation period
Total Deferred Consideration paid to Originator.

£
£
£