



ESF Field No	ESF's RMBS Field Name	General	Class A	Class B
2	Report date	21/Jun/11		
3	Accrual Start Date	21/Mar/11		
4	Accrual End Date	21/Jun/11		
5	Accrual period	92		
6	International Securities number		XS0389373167	XS0389374215
7	Stock Exchange Listing	London		
8	Issuer	Leek Finance Number 21 PLC		
10	Original Ratings		AAA/Aaa/AAA	Unrated
11	Interest payment date	21/Jun/11		
12	Principal payment date	21/Jun/11		
16	Determination date	31/May/11		
18	Previous factor		76.878	100.000
19	Credit Enhancement- Original		74.825	100.000
20	Credit Enhancement- Current		30.50%	8.00%
21	Currency		37.63%	9.87%
22	Original Principal Balance		£1,017,700,000.00	£295,500,000.00
23	Total Beginning Balance prior to payment		£782,387,406.00	£295,500,000.00
24	Total Ending Balance subsequent to payment		£761,494,025.00	£295,500,000.00
25	Total Principal Payments		£20,993,381.00	£0.00
26	Total Interest Payments		£3,560,830.53	£756,450.45
27	Reference Rate		3 month £ libor	3 month £ libor
28	Day Count Convention		Actual/365/366	Actual/365/366
29	Relevant Margin		1.00000%	0.21000%
30	Coupon Reference Rate		0.80563%	0.80563%
31	Coupon Amount		£3,560,830.53	£756,450.45
32	Current Coupon		1.80563%	1.01563%
33	Current Interest Shortfall		0	0
34	Cumulative Interest Shortfall		0	0
35	Beginning Reserve Account Balance	£105,056,000.00		
36	Ending Reserve Account Balance	£105,056,000.00		
37	Change in the Reserve Account Balance	£0.00		
38	Target Reserve Account Balance	£105,056,000.00		
39	Initial Discount Reserve Balance	£36,800,000.00		
40	Opening Discount Reserve Balance	£0.00		
41	Releases from Discount Reserve this period	£0.00		
42	Ending Discount Reserve Balance	£0.00		
43	Legal Maturity	21/Dec/39		
44	Original Weighted Average Life	Using pricing CPR	2.1	5.0
45	Drawings under Liquidity Facility	N/A		
46	Timing of the Collateral report	31/May/11		
47	Currency	Sterling		
48	Original Total Number of Residential Mortgage Loans	9,715		
49	Current Total Number of Residential Mortgage Loans	7,921		
50	Original Total Value of Residential Mortgage Loans	£1,335,183,491		
51	Original Loan to Value Ratio	84.46%		
52	Current Loan to Value Ratio	85.09%		
A loan is classified as 'delinquent' if the arrears balance is greater than zero as at the date of the collateral report				
54	Delinquencies			
		Current Period		At Issuance
<b>Delinquency Band (excluding possessions)</b>		<b>Total Balance</b>	<b>No</b>	<b>% of Total Balance</b>
0.01 <= 1 Months in Arrears		41,838,295	305	3.13%
1.01 <= 2 Months in Arrears		60,923,523	431	5.69%
2.01 <= 3 Months in Arrears		27,855,195	188	2.60%
3.01 <= 4 Months in Arrears		15,613,852	114	1.46%
4.01 <= 5 Months in Arrears		13,346,805	89	1.29%
5.01 <= 6 Months in Arrears		6,049,666	40	0.57%
> 6 Months		43,335,312	292	4.05%
<b>Total</b>		<b>208,983,449</b>	<b>1,459</b>	<b>18.53%</b>
				<b>104,514,382</b>
				<b>722</b>
				<b>6.77%</b>
				<b>1.03%</b>
				<b>0.03%</b>
				<b>0.00%</b>
				<b>0.00%</b>
				<b>0.00%</b>
				<b>0.00%</b>
				<b>7.83%</b>
57	Net Loss	£1,634,939.71		
58	Cumulative Net Loss	£11,700,200.90		
59	Average Loss Severity	29.39%		
60	Outstanding Repossession			
		<b>Total Balance</b>	<b>No</b>	<b>% of Total Balance</b>
		6,556,420	42	0.61%
67	Current Residential Mortgage Loan Principal Balance	1,064,490,016.81		
72	Principal Payment Rate	1.90%		
	Annualised PPR Speed (Based on quarterly principal payment rate)	7.34%		
		Current Period		At Issuance
<b>Region</b>		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
East Anglia		34,275,350	268	3.20%
East Midlands		78,318,694	666	7.32%
London		134,065,775	696	12.53%
North		37,247,688	371	3.48%
Northern Ireland		-	-	0.00%
North West		120,150,385	1,054	11.23%
Scotland		-	-	0.00%
South East		312,612,674	1,887	29.22%
South West		92,465,177	646	8.64%
Wales		76,368,700	688	7.14%
West Midlands		109,010,457	922	10.19%
Yorks and Humber		75,383,650	723	7.05%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
76	Mortgage Size			
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
Less than or equal to 30K		1,570,960	74	1.12%
More than 30k up to and including 50K		8,052,705	192	0.75%
More than 50k up to and including 75K		52,665,602	820	4.92%
More than 75k up to and including 100K		124,029,815	1,418	11.59%
More than 100k up to and including 125K		167,554,811	1,493	15.66%
More than 125k up to and including 150K		188,430,753	1,232	15.74%
More than 150k up to and including 200K		263,536,970	1,540	24.60%
More than 200k up to and including 400K		274,476,563	1,130	25.65%
More than 400k up to and including 500K		9,078,758	21	0.85%
More than 500k		501,593	1	0.05%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
77	Mortgage Type			
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
Owner Occupied Purchase		446,626,018	3,096	41.74%
Owner Occupied Remortgage		375,235,912	5,845	35.07%
Buy to Let		241,547,358	2,039	22.68%
Right to Buy		6,487,263	81	0.61%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
78	Mortgage Payment Frequency			
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
Capital & Interest		204,455,474	1,970	19.11%
Interest Only		851,645,511	5,845	79.60%
Mixed (Part & Part)		13,797,565	106	1.29%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
80	LTV			
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
Less than or equal to 25%		2,985,154	88	2.28%
More than 25% up to and including 50%		22,336,085	287	2.09%
More than 50% up to and including 55%		11,716,318	119	1.10%
More than 55% up to and including 60%		16,948,004	152	1.58%
More than 60% up to and including 65%		21,731,662	189	2.03%
More than 65% up to and including 70%		34,556,297	277	3.23%
More than 70% up to and including 75%		54,636,285	459	5.13%
More than 75% up to and including 80%		84,759,462	656	7.92%
More than 80% up to and including 85%		130,252,137	940	12.17%
More than 85% up to and including 90%		253,376,334	1,816	23.69%
More than 90% up to and including 95%		230,375,193	1,531	21.64%
More than 95% up to and including 100%		196,551,388	1,291	18.37%
Over 100%		19,472,232	136	1.82%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
81	Years to maturity of mortgages			
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
0 and less than or equal to 5 years		42,201,096	333	3.94%
Greater than 5 years and less than or equal to 10 years		92,045,184	696	8.60%
Greater than 10 years and less than or equal to 15 years		182,267,290	1,322	17.04%
Greater than 15 years and less than or equal to 20 years		467,916,917	3,415	43.73%
Greater than 20 years and less than or equal to 25 years		229,381,771	1,684	21.44%
Greater than 25 years and less than or equal to 30 years		56,086,293	471	5.24%
Greater than 30 years		-	-	0.00%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
Property Type				
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
Bungalow		39,912,056	261	3.72%
Detached House		150,133,700	789	14.03%
Flat/ Maisonette		191,946,180	1,400	17.94%
Semi- Detached House		281,770,278	2,120	26.34%
Terraced House		406,136,294	3,371	37.96%
<b>Total</b>		<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>
				<b>1,335,183,491</b>
				<b>9,715</b>
				<b>100.00%</b>
Interest Rate Type				
		<b>Total Balance</b>	<b>No</b>	<b>% of Balance</b>
Base		850,192,363	6,308	79.46%
Base Discount		-	-	0.00%
Fixed- reverting to Base		83,205	1	0.01%
Fixed- reverting to Libor		290,242	4	0.03%
				<b>436,459,423</b>
				<b>3,252</b>
				<b>1,183</b>
				<b>33.69%</b>
				<b>1,780</b>
				<b>16.99%</b>

Libor	219,332,740	1,608	20.50%	36,557,773	175	2.74%
Libor Discount	-	-	0.00%	15,790,859	125	1.18%
<b>Total</b>	<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>	<b>1,335,183,491</b>	<b>9,715</b>	<b>100.00%</b>
<b>Asset Type</b>	<b>Balance</b>	<b>No</b>	<b>% of Balance</b>	<b>Original Balance</b>	<b>No</b>	<b>% of Original Balance</b>
Conforming- Buy to Let	241,401,004	2,036	22.56%	278,701,453	2,343	20.87%
Conforming- Non Self-Cert	218,275,582	1,542	20.40%	281,732,168	1,971	21.10%
Conforming- Self-Cert	346,915,352	2,359	32.43%	483,249,216	3,230	36.19%
Non-Conforming	283,306,612	1,984	24.61%	291,500,654	2,171	21.83%
<b>Total</b>	<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>	<b>1,335,183,491</b>	<b>9,715</b>	<b>100.00%</b>
<b>Self-Certification</b>	<b>Balance</b>	<b>No</b>	<b>% of Balance</b>	<b>Total Balance</b>	<b>No</b>	<b>% of Original Balance</b>
N	623,743,842	4,853	58.30%	740,671,605	5,701	55.47%
Y	446,154,709	3,068	41.70%	594,511,886	4,014	44.53%
<b>Total</b>	<b>1,069,898,550</b>	<b>7,921</b>	<b>100.00%</b>	<b>1,335,183,491</b>	<b>9,715</b>	<b>100.00%</b>

83 Information Sources	Platform
84 Point Contact	Angela Bailey
Contact Information	
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Telephone	+44 (0)1538 393 829
Fax	+44 (0)1538 399 516
Address	Britannia House, Cheadle Road, Leek, Staffordshire, ST13 5RG
85 Reports Distribution Channels	Bloomberg or <a href="http://www.britannia.co.uk/bts">www.britannia.co.uk/bts</a>
86 Report Frequency	Quarterly

<b>Additional Information</b>	
Opening Expense Loan Balance	£0.00
Closing Expense Loan Balance	£0.00
Applied Principal	£21,145,616.18
Retained Principal	£252,235.18
Loss Provision	£7,498,227.00
Uncovered Shortfall	£1,634,939.71
Income Retained	£1,634,939.71
Losses in quarter as % bonds issued	0.553%
Cumulative losses as % bonds issued	3.959%
Number of properties sold in period	37
Bonds outstanding as % of original bonds issued	80.49%
65 Excess Spread following Uncovered Shortfall	£3,873,166.09
65 Excess Spread preceding Uncovered Shortfall	£5,508,105.80
Annualised Excess Spread following Uncovered Shortfall Percentage	1.43%
Annualised Excess Spread preceding Uncovered Shortfall Percentage	2.03%
Cumulative Principal Balance of all Properties Sold	£39,007,872.00
Principal Balance of Properties Sold in Period	£5,216,766.01
65 Weighted Average Seasoning (Months)	66
Total Balance of Further Advances	£3,611,899.87

<b>Deal Participant Information</b>			
82 Administrator	Platform Funding Ltd (PFL)	Cash Bond Administrator	Platform Funding Ltd (PFL)
Web address	<a href="http://www.platform.co.uk">www.platform.co.uk</a>	Web address	<a href="http://www.platform.co.uk">www.platform.co.uk</a>
Sub-Administrator	Western Mortgage Services Ltd (WMS)	Service Guarantor	Co-operative Bank plc
Web address	<a href="http://www.wmsl.co.uk">www.wmsl.co.uk</a>	Web address	<a href="http://www.britannia.co.uk/cta/mortgage/bts">www.britannia.co.uk/cta/mortgage/bts</a>
Trustee	Capita IRG Trustees Ltd	Paying Agent	HSBC Bank plc
Web address	<a href="http://www.capitaladvisary.co.uk">www.capitaladvisary.co.uk</a>	US Paying Agent	HSBC Bank USA, N.A
66 Lead Arrangers	The Royal Bank of Scotland, JPMorgan Chase		
	<b>Provider</b>	<b>Rating Triggers (S&amp;P/MF)</b>	<b>Current Rating (S&amp;P/MF)</b>
Fixed-Floating Interest Rate Swaps	The Royal Bank of Scotland plc	L-term rating below A2(Moody's), A(Fitch), S-term rating below A-1 (S&P), P-1(Moys), F1 (Fitch)	S-Term/ L-term S&P: A-1, A+ Moys: P-1, A1 Fitch: F1+, AA-
Basis Swap	JPMorgan Chase NA	L-term rating below A2(Moody's), A(Fitch), S-term rating below A-1 (S&P), P-1(Moys), F1 (Fitch)	S-Term/ L-term S&P: A-1+, AA- Moys: P-1, Aa1 Fitch: F1+, Aa-
Internal GIC Account	The Co-operative Bank	S-term rating below A1+ (S&P), P-1 (Moys), F1+ (Fitch)	No Rating (S&P), P-1(Moys), F-2(Fitch) S-Term
External Deposit Account	HSBC Bank plc	S-term rating below A1+ (S&P), P-1 (Moys), F1+ (Fitch)	A-1+(S&P), P-1(Moys), F1+(Fitch)