

AIB MORTGAGE BANK

DIRECTORS' REPORT AND ANNUAL FINANCIAL STATEMENTS
For the financial year ended 31 December 2016

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DIRECTORS' AND OTHER INFORMATION

DIRECTORS	Dave Keenan Jim O'Keeffe Gerry Gaffney James Murphy Catherine Woods	Group Non-Executive Director and Chairman Executive Director (Managing) Executive Director Group Non-Executive Director Independent Non-Executive Director
SECRETARY	Louise Cleary, (Acting Secretary – Catherine Kelly)	
REGISTERED OFFICE	Bankcentre Ballsbridge Dublin 4 Ireland	
REGISTERED NUMBER	404926	
REGISTERED AUDITOR	Deloitte Chartered Accountants & Statutory Audit Firm Deloitte & Touche House Earlsfort Terrace Dublin 2 Ireland	
BANKER	Allied Irish Banks, p.l.c.	
SOLICITOR	Helen Dooley Group General Counsel Allied Irish Banks, p.l.c. Bankcentre Ballsbridge Dublin 4 Ireland	
COVER-ASSETS MONITOR	Mazars Harcourt Centre Block 3 Harcourt Road Dublin 2 Ireland	

DIRECTORS' REPORT

The Directors of AIB Mortgage Bank (hereafter referred to as "AIBMB" or the "Bank") present their Directors Report (the "Report") and audited financial statements for the financial year ended 31 December 2016. A Statement of Directors' Responsibilities in relation to the financial statements appears on page 46.

Principal activities

AIBMB, a public unlimited company, obtained an Irish banking licence under the Irish Central Bank Act, 1971 (as amended) and was registered as a designated mortgage credit institution under the Asset Covered Securities Act, 2001 on 8 February 2006. AIBMB was granted a derogation as permitted under section 1237(5) Companies Act 2014 by the Minister of Jobs, Enterprise and Innovation from the requirement to include 'unlimited company' in its name.

The Bank is a wholly owned subsidiary of Allied Irish Banks, p.l.c., ("AIB" or 'AIB Group') and its debt securities are listed on the main securities market of the Irish Stock Exchange. AIB Group and its subsidiaries, including AIBMB, came under the direct supervision of, and are deemed to be authorised by the European Central Bank ("ECB") since the introduction on 4 November 2014 of the Single Supervisory Mechanism ("SSM"). The SSM places the ECB as the central prudential supervisor of financial institutions in the Eurozone, including AIB and its subsidiaries. The Bank continues to be supervised by the Central Bank of Ireland ("CBI") for non-prudential matters, including, consumer protection and the combat of money laundering.

The Bank's principal objective is to issue mortgage covered securities for the purpose of financing mortgage loans secured on residential property in accordance with the Asset Covered Securities Act, 2001 and the Asset Covered Securities (Amendment) Act 2007 ('the Asset Covered Securities Acts'). Such mortgage loans may be made directly by the Bank or may be purchased from AIB and other subsidiary undertakings of AIB Group or third parties.

The Bank commenced trading on 13 February 2006, when AIB Group transferred its Republic of Ireland branch originated residential mortgage business, amounting to €13.6bn in mortgage loans, to AIBMB. On 24 February 2006, a Mortgage-Backed Promissory Note ('MBPN') facility between AIBMB and the CBI was put in place. In March 2006, the Bank launched a €15bn Mortgage Covered Securities Programme (the 'Programme') and has launched a number of covered bond issuances since that date. The Programme was subsequently increased to €20bn in 2009.

On 25 February 2011, AIB transferred substantially all of its mortgage intermediary originated Irish residential loans, related security and related business (the 'Intermediary Business') to AIBMB, amounting to approximately €4.2bn. The transfer was effected pursuant to the statutory transfer mechanism provided for in the Asset Covered Securities Acts. With effect from September 2014, AIB decided that all new lending through mortgage intermediaries would be completed by Haven Mortgages Limited, an AIB Group company which is dedicated to serving the mortgage intermediary market.

The Bank's business activities are restricted, under the Asset Covered Securities Acts, to dealing in, and holding, mortgage credit assets and limited classes of other assets, engaging in activities connected with the financing and refinancing of such assets, entering into certain hedging contracts and engaging in other activities which are incidental to, or ancillary to, the above activities. In accordance with the Asset Covered Securities Acts, the Cover-Assets Monitor, Mazars, monitors compliance with the Acts and reports independently to the CBI.

The Bank's activities are financed through the issuance of mortgage covered securities with the balance of funding being provided by AIB Group. The Bank is also party to the MBPN agreements with the CBI, however this type of funding has not been utilised since 2011.

Most of the Bank's activities are outsourced to AIB under an Outsourcing and Agency Agreement. AIB, as Service Agent for the Bank, originates residential mortgage loans through its retail branch network and other distribution channels in the Republic of Ireland, services the mortgage loans, and provides treasury services in connection with financing as well as a range of other support services.

Corporate Governance

The Board of Directors

The Board is responsible for corporate governance encompassing leadership, direction and control of the Bank and is responsible for financial performance to its shareholder and parent AIB. Governance is exercised through a Board of Directors ("the Board") and a senior management team. The conditions of the Bank's Central Bank licence require that there should be a minimum of two Non-Executive Directors who are independent of the parent company. During 2016 the Bank had one Independent Non-Executive Director; a proposal to appoint a second Independent Non-Executive Director is currently under consideration by the CBI. The Board also included two Executive Directors, both of whom were directly involved in the operation of AIBMB, and two other Directors who, while also employees of AIB, were deemed to be Non-Executive Directors by virtue of the roles they fulfilled in areas of AIB Group unrelated to the operations of AIBMB.

The Board is responsible for ensuring that appropriate systems of internal controls and risk management are maintained, specifically the Board sets the Risk Appetite Statement, approves the Risk Framework and approves the annual financial plans. The Bank benefits as a subsidiary of AIB from the wider AIB Group governance and operating structure, including in relation to oversight of audit and risk related activities. AIB provides services to AIBMB through an Outsourcing and Agency Agreement, a formal managed services agreement, updates in respect of the performance against which are provided to the Board regularly. In the event that material failings or weaknesses in the systems of risk management or internal control are identified, an explanation of the issue and an assessment of its impact is presented with a proposed remediation plan to the Board.

DIRECTORS' REPORT (continued)**Corporate Governance (continued)**

Agreed remediation plans are tracked to conclusion, with status updates provided to the Board. Given the work of the Board and representations made by the Management Team during the year, the Board is satisfied that the necessary actions to address any material failings or weaknesses identified through the operation of the risk management and internal control framework have been taken, or are currently being undertaken.

The Bank believes it has robust governance arrangements, which include a clear organisational structure with well defined, transparent, and consistent lines of responsibility, effective processes to identify, manage, monitor and report the risks to which it is or might be exposed, and adequate internal controls, including sound administrative and accounting procedures, IT systems and controls. The Board receives regular updates on the Bank's risk profile through the quarterly risk report and, during 2016, considered the outcome of internal and external audit activities.

The Board held 5 meetings during 2016.

AIBMB is subject to the provisions of the CBI's Corporate Governance Requirements for Credit Institutions 2015 ("the 2015 Requirements") (which is available on www.centralbank.ie), which imposes minimum core standards upon all credit institutions licensed or authorised by the CBI. The 2015 Requirements were published by the CBI during December 2015 and became effective, and a condition on AIBMB's license, on 11 January 2016. Under the 2015 Requirements, AIBMB was designated as a "high impact institution" which resulted in a number of significant incremental obligations. AIBMB sought and received derogations from a number of those incremental obligations. Following the resignation of an Independent Non-Executive Director on 31 December 2015, AIBMB was not in compliance with certain provisions of the 2015 Requirements and the CBI was notified accordingly. Proposed actions in relation to the composition of the Board, which includes the appointment of a new Independent Non-Executive Director, is currently under consideration by the ECB.

The Bank's corporate governance practices are designed to ensure compliance with applicable legal and regulatory requirements including, Irish company law and the Listing Rules applicable to debt listings of the Main Securities Market of the Irish Stock Exchange.

Board Committees

In accordance with section 167 of the Companies Act 2014, the Directors confirm that an Audit Committee ("the Committee") is established. The Board is assisted in the discharge of its duties by this Committee which operates under Terms of Reference approved by the Board. During 2016, the Committee did not have the necessary quorum following Ms. Kelliher's resignation on 31 December 2015 and so the Board of Directors considered audit related matters during Board meetings. During 2016, the Board had oversight responsibility for audit matters including:

- the quality and integrity of the Bank's accounting policies, financial statements and disclosure practices;
- compliance with relevant laws, regulations, codes of conduct and "conduct of business" rules;
- the independence and performance of the External Auditor ("the Auditor") and Internal Audit; and
- the adequacy and performance of systems of internal control and the management of financial and non-financial risks.

During 2016, the Board's responsibilities on audit related matters were discharged during meetings via receipt of reports from the Auditor and management including Finance, Internal Audit, Risk and Compliance. The Board reviewed the Bank's annual financial statements prior to approval, including the Bank's accounting policies and practices; effectiveness of internal controls; including the effectiveness of controls operated under the Outsourcing and Agency Agreement; and the findings, conclusions and recommendations of the Auditor and Internal Auditor. The Board satisfied itself through regular reports from the Internal Auditor, Risk, Compliance and the Auditor that the system of internal controls was effective. The Board ensures that appropriate measures are taken to consider and address any control issues identified by Internal Audit and the Auditor.

Business review

The Irish economy improved during 2016 including a decreasing unemployment rate standing at 7.2% at the end of December 2016 against 8.8% in 2015 (Source: Central Statistics Office) and decreasing mortgage arrears. Total mortgage market drawdowns in Ireland were €5.7bn in 2016 compared with €4.9bn in 2015. Throughout 2016 there was increased competition in the mortgage market with new entrants and with competitors offering lower interest rates and incentives to new borrowers.

The CSO Residential Property Price Index showed an increase in prices nationally of 8.1% in the 12 months to December 2016 (6.6% in 2015). This was particularly evident outside Dublin where the 2016 annual increase was 12.0% (December 2015 10.2%). Property prices in Dublin increased in the 12 month period by 5.7% (increase of 2.6% in 2015). The residential property price fall from peak (February 2007) was 33% Dublin and 37% non-Dublin at 31 December 2016 (2015: 35% Dublin and 36% non-Dublin).

DIRECTORS' REPORT (continued)**Business review (continued)**

The Bank continues to provide highly competitive home loans in the Irish market, offering a range of fixed and variable rates and channel options including Branch and Online. The Bank's main focus is to support viable owner-occupier and buy-to-let residential customers, including First Time Buyers, Home Movers, Home Improvements and those switching their mortgage to the Bank.

The Bank's loan portfolio before provisions decreased by 4% during 2016 to €19.7bn as at 31 December 2016 principally because repayments and write offs exceeded loans granted during the year (2015: decrease of 6%).

AIB Mortgage Bank's residential mortgage portfolio comprises €15.6bn owner occupier (2015: €15.8bn) and €4.1bn buy-to-let mortgages (2015: €4.7bn). The owner occupier portfolio is comprised of 41% ECB tracker (2015: 43%), 49% variable interest rate (2015: 44%) and 10% fixed rate mortgage loans (2015: 13%). Interest only loans represent 1% of the owner occupier portfolio (2015: 1%). The buy-to-let portfolio is comprised of 61% ECB tracker (2015: 61%), 38% are on variable interest rates (2015: 38%) and 1% are fixed (2015: 1%). Interest only loans make up 8% of the buy-to-let portfolio (2015: 10%).

As a result of positive trends in the Irish economy, including an improving residential property market and decreasing unemployment, leading to an improvement in asset values, borrower repayment capacity and loan restructures, the Bank's impaired loans have decreased by €0.7bn, or 25%, to €2.2bn, equal to 11% of total loans (2015: €2.9bn, or 14%).

In 2015 the Bank provided €97m in respect of customer redress and other matters arising from a request from the CBI to the Irish banking industry including AIB to conduct a broad examination of tracker mortgage related issues. Considerable progress was made throughout 2016 in identifying impacted customers and in calculating and making redress. However, this process is ongoing and work is expected to extend into the second six months of 2017. During 2016 €46m of the provision has been utilised covering both redress and costs and €1m was released, leaving a remaining provision of €50m. Validation of the final number of impacted accounts is subject to independent third party assurance and also subject to assessment and challenge by the CBI.

Mortgage Arrears Resolution Strategy

AIB has developed a Mortgage Arrears Resolution Strategy ("MARS") which builds on and formalises AIB Group's Mortgage Arrears Resolution Process, to implement the Codes of Conduct as set out by the CBI, for dealing in a professional and timely manner with mortgage customers in difficulty or likely to be in difficulty. The core objectives of MARS are to ensure that arrears solutions are sustainable in the long-term and that they comply with the spirit and the letter of all regulatory requirements. MARS includes long-term forbearance solutions which have been devised to assist existing primary residential mortgage customers in difficulty.

The stock of loans subject to forbearance measures increased by €452m during the year from 31 December 2015 driven by an €885m adjustment due to the adoption of a definition of forbearance as prescribed by the European Banking Authority ("EBA"), and is mainly a reflection of the requirement to apply a probation period to loans subject to forbearance, which was not applied under the previous definition used. Loans subject to temporary forbearance measures (e.g. interest only, payment moratoriums) remained in the forbearance stock only for the period of their temporary arrangement, whilst loans subject to permanent forbearance measures (e.g. term extension, arrears capitalisations) remained in the forbearance stock for a period of five years. Under the EBA definition, loans subject to forbearance measures remain in the forbearance stock for a period of 2 years from the date the forborne loan was considered "performing".

Prior to the reclassification there was a €433m reduction in forbearance stock, driven by lower numbers of customers seeking forbearance solutions (i.e. new requests, renewals or extensions) and is reflective of improving customer ability to meet their mortgage terms. Due to the significant levels of restructuring activity completed in 2014 and 2015, the pace of growth in advances forbearance solutions declined in 2016.

Results for the year

AIB Mortgage Bank generated a profit before taxation for 2016 of €417m, compared to €615m in 2015. The reduction in profitability is due to a lower writeback of impairment on loans and receivables to customers and lower net interest income. Profit after tax of €365m was added to Shareholders' Equity in 2016 compared to €538m in 2015.

The Bank's particular focus is on New Lending and Net Interest Margin. During 2016 the Bank advanced new lending of €1,220m which was a 17% increase on 2015's figure of €1,039m. The Bank introduced lower and more competitive fixed and variable rates which contributed to the increase in drawdowns.

Net Interest Income/ Margin

The net interest margin for 2016 was 2.19%, an increase of 0.06% compared to 2.13% for 2015. Net interest income decreased to €427m (2015: €451m). This reduction was driven by lower interest income of €606m (2015: €663m) due to reductions in customer fixed and variable rates in June 2016 and lower average loan balances, offset by lower funding costs of €179m (2015: €212m).

Administration Expenses

Administrative expenses reduced by €91m to €70m for 2016, as 2015 included a provision of €97m for customer redress and other matters relating to a request from the CBI in December 2015, to the Irish banking industry, including AIB, to conduct a broad examination of tracker mortgage related issues. Excluding the provision above, expenses increased by €6m due to increased regulatory payments and levies and higher loan servicing fees paid to AIB p.l.c..

DIRECTORS' REPORT (continued)**Results for the year (continued)**Writeback of impairment for loans and receivables to customers

Overall impairment writeback for 2016 of €59m compared to €323m in 2015, a decrease of €264m. Specific impairment writeback amounted to €73m (2015: €165m), arising from continued reduction in impaired loans due to a combination of improvement in economic conditions and credit management activities together with increased residential property prices.

The Incurred But Not Reported ("IBNR") stock levels have increased in 2016, resulting in a charge of €14m (2015: €158m) which reflects a change in the probationary period applicable to previously impaired mortgages. At December 2016 specific impairment stock amounts to €770m (2015: €957m) net of amounts written off €114m (2015: €519m) and IBNR stock was €166m (2015: €152m).

Funding activities

On 28 January 2016, AIBMB launched and priced a €1.0bn 7 year EUR Asset Covered Securities ("ACS") trade. The deal attracted over €1.6bn in orders from circa 95 investors and priced at a spread of mid-swaps plus 54 basis points ("bps"). The final deal size of €1.0bn was the largest covered bond issued by AIBMB since June 2007. Demand from real money accounts was high, accounting for almost 60% of the final allocated book (asset managers taking 43% and insurance & pension funds taking 15%). Banks and Central Banks/Official Institutions accounted for 8% and 34% respectively. The German investor base drove the book build and accounted for 39% of the final allocated book (including Austria). Distribution into the UK & Ireland was 38%. Distribution into the rest of Europe included Nordics (9%), Benelux (7%), Switzerland (3%) and France (2%).

The deal was the sole public Irish covered bond issue of the year, and with a 2023 maturity date is the longest outstanding ACS benchmark. The trade took advantage of a favourable technical market backdrop for covered bonds, with the ECB's covered bond purchase programme ('CBPP3') continuing to actively buy bonds in both the primary and secondary markets during the year. CBPP3 is aimed at enhancing the functioning of the monetary policy transmission mechanism, supporting financing conditions in the euro area, and facilitating credit provision to the real economy. As of 3 February 2017 the holdings under CBPP3 amount to circa €210bn. The ECB left the main refinancing rate unchanged in 2016 but extended the term of the asset purchase programme by a further nine months to the end of 2017 or beyond if necessary.

Covered bond spreads tightened over the course of 2016, supported by CBPP3 buying and a reduction in net supply as issuers utilised other funding sources, such as the ECB's Targeted Long Term Refinancing Operation scheme ("TLTROII"). The AIBMB 7 year ACS issued at +54bps, closed the year at a spread of +15bps, and has tightened further in 2017 to trade at +11bps on 10 February 2017.

On the 29 July 2016, the Series 24 €500m bond reached its maturity date and was redeemed in full.

At 31 December 2016, the total amount of principal outstanding in respect of mortgage covered securities issued was €7.7bn (31 December 2015: €7.2bn), of which €5.3bn was held by external debt investors (31 December 2015: €4.8bn) and €2.4bn by Allied Irish Banks, p.l.c. (31 December 2015: €1.2bn) and €Nil was self-issued to AIBMB (31 December 2015: €1.2bn).

AIBMB benefited from a number of rating upgrades during 2016, driven by a number of factors including changes in Rating Agency methodology and improvements in the Allied Irish Banks, p.l.c. ratings during the year. Moody's upgraded AIBMB from Aa1 to Aaa in November 2016. S&P made no rating change in 2016. However they upgraded AIBMB to AAA on 30 January 2017. Fitch upgraded AIBMB from A+ to AA+ in November 2016.

The ratings as at 13 February 2017 for the Bank's Covered Bond Programme, Allied Irish Banks, p.l.c. and Ireland are shown below;

Rating Agency	AIB Mortgage Bank Covered Bond Programme	Allied Irish Banks, p.l.c. Issuer default rating	Ireland (Sovereign)
Moody's	Aaa	Baa3	A3
Standard & Poor's	AAA	BBB-	A+

A decision to reduce the number of ratings on the bond programme was taken in Q1 2017 by management. The decision to withdraw the Fitch ratings on the covered bond programmes is in line with AIB's and the Bank's cost and efficiency objectives. The AIBMB bond programme continues to be rated by Moody's at Aaa and Standard & Poor's at AAA.

Share Capital

The share capital of the Bank is €1,745m (2015: €1,745m), comprised of ordinary shares of €1 each.

Information on the structure of the Bank's share capital, including the rights and obligations attaching to each class of shares, is set out in note 22 to the financial statements.

DIRECTORS' REPORT (continued)**Capital resources and regulatory capital ratios**

The table below shows the components of AIBMB's Common equity Tier 1 and Total capital ratios as at 31 December 2016 and 31 December 2015.

	CRD IV Transitional basis	
	31 December 2016 € m	31 December 2015 € m
Core tier 1/common equity tier 1 capital	2,303	1,928
Tier 2 capital		
Total Tier 2 capital	310	301
Total capital	2,613	2,229
Risk Weighted Assets	8,035	9,942
Core tier 1/common equity tier 1 ratio	28.7%	19.4%
Total capital ratio	32.5%	22.4%

At all times during 2016, capital held exceeded the regulatory capital requirements.

The Capital Requirements Directive IV ("CRD IV"), which came into force on 1 January 2014, comprises a Capital Requirements Directive and a Capital Requirements Regulation which implements the Basel III capital proposals together with transitional arrangements for some of its requirements. Under the fully loaded CRD IV capital basis the impact of the deduction of the deferred tax asset reduces the Total Capital ratio by 0.3%.

Outlook

The capital position of the Bank is stable due to continued profitability and the ongoing commitment of support from AIB. AIBMB is sufficiently capitalised to meet its regulatory requirements.

Risk Management

The risk management framework provides a firm-wide definition of risk and lays down principles of how risk is to be identified, assessed, measured, monitored and controlled / mitigated, and the associated allocation of capital against same. Further information in relation to Risk Management, including the principal risks and uncertainties facing AIBMB, as required under the terms of the European accounts Modernisation Directive (2003/51/EEC) (implemented in Ireland by the European Communities (International Financial Reporting Standards and Miscellaneous Amendments) Regulations 2005) is set out in the Risk management section on pages 10 to 45.

Going concern

The Directors of the Bank have prepared the financial statements on a going concern basis.

AIBMB is dependent on its parent, Allied Irish Banks, p.l.c. for continued funding and is therefore dependent on the going concern status of the parent.

The financial statements of Allied Irish Banks, p.l.c. have been prepared on a going concern basis. In making its assessment, the Directors of AIB Group have considered a wide range of information relating to present and future conditions. These have included financial plans covering the period 2017 to 2019 approved by the AIB Board in December 2016, liquidity and funding forecasts, and capital resources projections, all of which have been prepared under base and stress scenarios. In formulating these plans, the current Irish economic environment and forecasts for growth and employment were considered as well as the stabilisation of property prices. The Directors of AIB Group have also considered the outlook for the Eurozone and UK economies, and the factors and uncertainties impacting their performance including the possible fallout from Brexit.

On the basis of the continued availability of funding from Allied Irish Banks, p.l.c. to AIBMB, the Directors of the Bank believe that it is appropriate to prepare the financial statements on a going concern basis.

Directors' and Secretary's interests in shares

The Directors and Company Secretary did not hold any interests in AIBMB shares or debentures the beginning of the year, during the year or at the year end.

Shares held by the Directors in parent company Allied Irish Banks, p.l.c. were below 1% and not disclosable under the Companies Act 2014.

There were no changes in the Directors' and Company Secretary's interests between 31 December 2016 and 15 March 2017.

DIRECTORS' REPORT (continued)**Share options**

Share options were not granted or exercised during the year. Independent Non-Executive Directors do not participate in share option schemes.

Long term incentive plans

There were no conditional grants of awards of ordinary shares outstanding to Executive Directors or the Company Secretary at 31 December 2016. Independent Non-Executive Directors do not participate in long term incentive plans.

Attendance at scheduled Board Meetings during 2016

Name	Board		Out of Course	
	A	B	A	B
Directors				
Dave Keenan	4	4	1	-
Jim O'Keeffe	4	4	1	1
Catherine Woods	4	4	1	1
James Murphy	4	4	1	1
Gerry Gaffney	4	4	1	1

Column A indicates the number of scheduled meetings held during 2016 which the Director was eligible to attend; Column B indicates the number of meetings attended by each Director during 2016.

Directors and Secretary

The following were Directors of AIBMB during 2016 – Gerry Gaffney, Dave Keenan, Jim O'Keeffe, James Murphy and Catherine Woods.

The Company Secretary during 2016 was Louise Cleary and Miss Catherine Kelly was appointed acting Company Secretary during 2016.

There were no changes to the Board members during the year.

Directors Remuneration

Details of total remuneration of the Directors in office during 2016 and 2015 are shown in the Remuneration Table on page 68.

Dividend

There was no interim dividend paid to the shareholder during 2016 and the Board is not recommending the payment of a final dividend for 2016.

Accounting Policies

The principal accounting policies, together with the basis of preparation of the financial statements, are set out in note 1 to the financial statements

Political Donations

The Directors have satisfied themselves that there were no political contributions during the year that require disclosure under the Electoral Act 1997.

Branches Outside the State

The Bank has not established any branches outside the State.

Disclosure Notice under Section 33AK of the Central Bank Act 1942

The Bank did not receive a Disclosure Notice under Section 33AK of the Central Bank Act 1942 during 2016.

Adequate Accounting Records

The Directors believe that they have complied with the requirements of Section 281 to 285 of the Companies Act, 2014 with regard to adequate accounting records by allocating personnel with appropriate expertise and by providing adequate resources to the financial function under the Outsourcing and Agency Agreement for the provision of various services including accounting and other financial services to AIBMB by AIB p.l.c.. The accounting records of the Company are maintained at the registered office of its parent at AIB, Bankcentre, Ballsbridge, Dublin 4.

Events since the year end

On 24 February 2017 AIBMB issued a new 7 year and a new 10 year Asset Covered Security with a nominal value of €750m each, at a floating coupon of 1 month Euribor + 75bps and + 85bps per annum respectively. The net issue price for the 7 year bond was 102.328% and for the 10 year bond was 103.289%. Both bonds were purchased by AIB p.l.c..

DIRECTORS' REPORT (continued)**Statement of Relevant Audit Information**

Each of the Persons who is a Director at the date of approval of this Report confirms that:

- (a) so far as the Director is aware, there is no relevant audit information of which the Bank's Auditor is unaware; and
- (b) the Director has taken all steps that he or she ought to have taken as a Director in order to make himself aware of any relevant audit information and to establish that the Bank's Auditor is aware of that information.

This confirmation is given and should be interpreted in accordance with the provisions of section 330 of the Companies Act 2014.

Independent auditor

Deloitte, Chartered Accountants and Statutory Audit Firm, have expressed their willingness to continue in office under Section 383(2) of the Companies Act, 2014.

On behalf of the Board,



Dave Keenan
Chairman



Jim O'Keeffe
Managing Director

Date: 15th March 2017

RISK MANAGEMENT REPORT

1. Introduction

All of the Bank's activities involve, to varying degrees, the measurement, evaluation, acceptance and management of risks which are assessed on an AIB Group wide basis. Certain risks can be mitigated by the use of safeguards and appropriate systems and actions which form part of the AIB Group's risk management framework. The principal risks and uncertainties facing AIB Group are discussed on pages 50 to 58 of the AIB Group's Annual Financial Report 2016.

2. Risk management framework

AIB Mortgage Bank relies on the AIB Group framework and its supporting policies, processes and governance. AIB Group's risk governance and management framework is described on pages 59 to 61 of the AIB Group's Annual Financial Report 2016. For more information on the operation of the Board of AIB Mortgage Bank see page 3 to 4 of this Report.

3. Individual risk types

This section provides details of the exposure to, and risk management of, the following individual risk types which have been identified through the AIB Group risk assessment process and which are relevant to AIBMB:

The 10 applicable risk types are discussed overleaf.

- 3.1 Credit risk;
- 3.2 Restructure execution risk;
- 3.3 Funding and liquidity risk;
- 3.4 Capital adequacy risk;
- 3.5 Market risk;
- 3.6 Operational risk;
- 3.7 Regulatory compliance risk and conduct risk;
- 3.8 Culture risk;
- 3.9 Business risk, and
- 3.10 Model risk.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk**

Credit risk is the risk that the Bank will incur losses as a result of a customer or counterparty being unable or unwilling to meet a commitment that it has entered into and that pledged collateral does not fully cover amounts due to the Bank. The most significant credit risks assumed by the Bank arise from mortgage lending activities to customers in the Republic of Ireland. Credit risk also arises on funds placed with other banks, derivatives relating to interest rate risk management and 'off-balance sheet' commitments.

Credit risk management objectives are to:

- Establish and maintain a control framework to ensure credit risk taking is based on sound credit management principles;
- Control and plan credit risk taking in line with external stakeholder expectations;
- Identify, assess and measure credit risk clearly and accurately across the Bank, from the level of individual facilities up to the total portfolio; and
- Monitor credit risk and adherence to agreed controls.

Maximum exposure to credit risk from on balance sheet and off balance sheet financial instruments is presented before taking account of any collateral held or other credit enhancements (unless such enhancements meet accounting offsetting requirements). For financial assets recognised on the statement of financial position, the maximum exposure to credit risk equals their carrying amount, and for loan commitments that are irrevocable over the life of the respective facilities, it is the full loan amount of the committed facilities.

The table below sets out the maximum exposure to credit risk that arises within the Bank and distinguishes between those assets that are carried in the statement of financial position at amortised cost, and those carried at fair value:

Maximum exposure to credit risk*

	Amortised Cost € m	Fair Value € m	2016 Total € m	Amortised Cost € m	Fair Value € m	2015 Total € m
Derivative financial instruments	-	192	192	-	249	249
Loans and receivables to banks	470	-	470	409	-	409
Loans and receivables to customers	18,754	-	18,754	19,371	-	19,371
Included elsewhere:						
Accrued interest	39	-	39	47	-	47
Other assets	8	-	8	6	-	6
	19,271	192	19,463	19,833	249	20,082
Off balance sheet loan commitments	579	-	579	394	-	394
Maximum exposure to credit risk	19,850	192	20,042	20,227	249	20,476

Credit risk organisation and structure

The AIB Group's credit risk management systems operate through a hierarchy of lending authorities. The Bank relies on the AIB Group credit risk framework and its supporting policies, processes and governance. All customer mortgage applications are subject to an individual credit assessment process.

The role of the AIB Group ("Group") Credit Risk function is to provide direction, oversight and challenge of credit risk-taking. The Bank's Risk Appetite Statements sets out the credit risk appetite and framework. Credit Risk appetite is set at Board level and is described, reported and monitored through a suite of metrics, supported by credit risk policies, concentration limits to manage risk and exposure within the Bank's approved risk appetite. The Bank's risk appetite for credit risk is reviewed and approved annually.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Measurement of credit risk**

One of the objectives of credit risk management is to accurately quantify the level of credit risk to which the Bank is exposed. The use of internal credit rating models is fundamental in assessing the credit quality of loan exposures, with variants of these used for the calculation of regulatory capital.

The primary model measures used are:

- Probability of default ("PD") – the likelihood that a borrower is unable to repay his obligations;
- Exposure at default ("EAD") – the exposure to a borrower who is unable to repay his obligations at the point of default;
- Loss given default ("LGD") – the loss associated with a defaulted loan or borrower, and;
- Expected loss ("EL") – the loss that can be incurred as a result of lending to a borrower that may default. It is the average expected loss in value over a specified period.

To calculate PD, AIB Mortgage Bank assesses the credit quality of borrowers and other counterparties and assigns a credit grade or score to these. This grading is fundamental to credit sanctioning and approval, and to the on-going credit risk management of loan portfolios. It is a key factor in determining whether credit exposure limits are sanctioned for new borrowers, at which authority level they can be approved, and how any existing limits are managed for current borrowers.

Models generally use a combination of statistical analysis (using both financial and non-financial inputs) and expert judgement. For the purposes of calculating credit risk, each probability of default model segments counterparties into a number of rating grades, each representing a defined range of default probabilities. Exposures migrate between rating grades if the assessment of the counterparty probability of default changes. These individual rating models continue to be refined and recalibrated based on experience. In the retail portfolio, which is characterised by a large number of customers with small individual exposures, risk assessment is largely automated through the use of statistically-based scoring models.

Mortgage applications are generally assessed centrally with particular reference to affordability, assisted by scoring models. However, for larger cases with connected exposures, some mortgage applications are assessed by the relevant credit authority. Both application scoring for new customers and behavioural scoring for existing customers are used to assess and measure risk as well as to facilitate the management of the portfolio.

Credit grading and scoring systems facilitate the early identification and management of any deterioration in loan quality. Changes in the objective information are reflected in the credit grade of the borrower with the resultant grade influencing the management of individual loans. Special attention is paid to lower quality performing loans or 'criticised' loans. In AIB, criticised loans include 'watch', 'vulnerable' and 'impaired' loans which are defined as follows:

Watch:	The credit is exhibiting weakness but with the expectation that existing debt can be fully repaid from normal cash flows;
Vulnerable:	Credit where repayment is in jeopardy from normal cash flows and may be dependent on other sources; and
Impaired:	A loan is impaired if there is objective evidence of impairment as a result of one or more event(s) that occurred after the initial recognition of the asset (a 'loss event') and that loss event/event(s) has an impact such that the present value of future cash flows is less than the current carrying value of the financial asset, or group of assets, and requires an impairment provision to be recognised in the income statement.

The Bank's criticised loans are subject to more intense assessments and reviews because of the increased risk associated with them.

Credit management and credit risk management continue to be key areas of focus. Resourcing, structures, policy and processes are subjected to on-going review in order to ensure that the Bank is best placed to manage asset quality and assist borrowers in line with agreed treatment strategies.

Risk management and mitigation

AIB Mortgage Bank has an established credit process through AIB Group with a framework of a mortgage credit policy and delegated authorities, based on skill and experience, for the management and control of credit risk. A credit risk framework sets out at a high level, how AIB Group identifies, assesses, approves, monitors, repairs and controls credit risk. It contains minimum standards that are applied across AIB Group to provide a common and consistent approach to the management of credit risk. Credit grading, scoring and monitoring systems accommodate the early identification and management of any deterioration in loan quality. The credit management system is underpinned by an independent system of credit review. This includes cyclical credit reviews, non-standard reviews and bespoke assignments including impairment adequacy reviews as required.

In addition, the Board of AIB Mortgage Bank and the Board of AIB Group review and approve the credit policy for residential property mortgage loans on an annual basis.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Collateral**

Collateral is required as a secondary source of repayment in the event of the borrower's default. Credit risk mitigation includes the requirement to obtain collateral as set out in the Bank's policies and procedures. AIB Group maintains guidelines on the acceptability of specific classes of collateral.

For residential mortgages, the Bank takes collateral principally in the form of a legal charge in favour of AIB Mortgage Bank. All properties are required to be fully insured.

Collateral valuations are required at the time of origination of each residential mortgage. The Bank adjusts open market property values to take account of the costs of realisation and any discount associated with the realisation of collateral. When assessing the value of residential properties, recent transactional analysis of comparable sales in the area combined with the Central Statistics Office ("CSO") Residential Property Price index in the Republic of Ireland are used.

Forbearance strategies*

Forbearance occurs when a borrower is granted a temporary or permanent concession or agreed change to a loan ('forbearance measure') for reasons relating to the actual or apparent financial stress or distress of that borrower. A forbearance agreement is entered into where the customer is in financial difficulty to the extent that they are unable currently to repay both the principal and interest in accordance with the original contract terms. Modifications to the original contract can be of a temporary (e.g. interest only) or permanent (e.g. term extension) nature.

AIB Group uses a range of initiatives to support customers. The Group considers requests from customers who are experiencing cash flow difficulties on a case by case basis against their current and likely future financial circumstances and their willingness to resolve these difficulties, taking into account legal and regulatory obligations. Key principles include the objective of supporting customers to remain in a family home whenever possible. The Group has implemented the standards for the Codes of Conduct in relation to customers in difficulty as set out by the Central Bank of Ireland ensuring these customers are dealt with in a professional and timely manner.

The effectiveness of the forbearance measures over the lifetime of those arrangements will be measured and reviewed. A forbearance measure is deemed to be effective if the borrower meets the modified or original terms of the contract over a sustained period of time resulting in an improved outcome for the Group and the borrower.

The Group has developed a Mortgage Arrears Resolution Strategy ("MARS") for dealing with mortgage customers in difficulty or likely to be in difficulty. This builds on and formalises the Group's Mortgage Arrears Resolution Process ("MARP"). The strategy is built on three key factors:

- i) Segmentation – identifying customers in difficulty;
- ii) Sustainability – customer assessment; and
- iii) Suitable Treatment – identifying solutions.

The core objectives are to ensure that arrears solutions are sustainable in the long term and they comply with the spirit and the letter of all regulatory requirements. MARS includes the following longer-term forbearance solutions which have been devised to assist existing Republic of Ireland primary residential mortgage customers in difficulty:

Low fixed interest rate sustainable solution – This solution is to support customers who have an income (and can afford a mortgage), but the income is not currently sufficient to cover full capital and interest on their mortgage based on their current interest rate(s) and/or personal circumstances. Their current income is, however, sufficient to cover full capital and interest at a lower rate. It involves the customer being provided with a low fixed interest rate for an agreed period after which the customer will convert to the prevailing variable rate for the remainder of the term of the mortgage on the basis that there is currently a reasonable expectation that the customer's income and/or circumstances will improve over the period of the reduced rate. The customer must pay full capital and interest throughout;

Split mortgages – A split mortgage will be considered where a customer can afford a mortgage but their income is not sufficient to fully support their current mortgage. The existing mortgage is split into two parts: Loan A being the sustainable element, which is repaid on the basis of principal and interest, and Loan B being the unsustainable element, which is deferred and becomes repayable at a later date. This may also include an element of debt write-off;

Negative equity trade down – This allows a customer to sell their house and subsequently purchase a new property and transfer the negative equity portion to a new loan secured on the new property. A negative equity trade down mortgage will be considered where a customer will reduce monthly loan repayments and overall indebtedness by trading down to a property more appropriate to his/her current financial and other circumstances;

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Forbearance strategies* (continued)**

Positive equity sustainable solution – This solution involves a reduced payment to support customers who do not qualify for other forbearance solutions such as Split loans due to positive equity.

Voluntary sale for loss – A voluntary sale for loss solution will be considered where the loan is deemed to be unsustainable and the customer is agreeable to sell the property and put an appropriate agreement in place to repay any residual debt. This may also include an element of debt write-off.

Credit policies are in place which outline the principles and processes underpinning the Group's approach to mortgage forbearance, which AIBMB has adopted.

Loan loss provisioning*

AIB's provisioning policy requires for impairments to be recognised promptly and consistently across the different loan portfolios. A financial asset is considered to be impaired, and therefore its carrying amount is adjusted to reflect the effect of impairment, when there is objective evidence that events have occurred which give rise to an adverse impact on the estimated future cash flows that can be reliably estimated.

Impairment provisions are calculated on individual loans and on groups of loans assessed collectively. All exposures, individually or collectively, are regularly reviewed for objective evidence of impairment. Impairment losses are recorded as charges to the income statement. The carrying amount of impaired loans on the balance sheet is reduced through the use of impairment provision accounts. Losses expected from future events are not recognised.

The identification of loans for assessment as impaired is facilitated by the Group's credit rating systems. Changes in the variables which drive the borrower's credit rating may result in the borrower being downgraded. This in turn influences the management of individual loans with special attention being paid to lower quality or criticised loans, i.e. in the Watch, Vulnerable or Impaired categories. The credit rating of an exposure is one of the key factors used to determine if a case should be assessed for impairment.

It is Group's policy to provide for impairment promptly and consistently across the loan book. All business areas formally review and confirm the appropriateness of their provisioning methodologies and the adequacy of their impairment provisions on a quarterly basis.

The following are triggers to prompt/guide case managers regarding the requirement to assess for impairment:

Mortgage portfolio triggers

- Deterioration in the debt service capacity;
- A material decrease in rents received on a buy-to-let property;
- Borrowers that are 90 days past due; and
- On receipt of a forbearance request.

In addition, the following factors are taken into consideration when assessing whether a loss event has occurred:

- Loss of significant tenant/material reduction in rental income;
- Significant financial difficulty;
- Decrease in cash flow; and
- Loss of employment.
- Net worth;
- Planned sale of property asset did not take place; and
- Disappearance of an active market for refinancing or sale of assets.

For those loans where objective evidence of impairment exists, impairment losses are determined considering the following factors:

- the bank's aggregate exposure to the customer;
- the amount and timing of expected receipts and recoveries;
- the realisable value of security (or other credit mitigants) and likelihood of successful repossession; and
- the deduction of estimated costs involved in recovery of amounts outstanding.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)*****Loan loss provisioning (continued)*******Specific provisions***

Specific impairment provisions arise when the recovery of a specific loan or group of loans is in doubt based on impairment triggers as outlined above and an assessment that all the expected future cash flows either from the loan itself or from the associated collateral will not be sufficient to repay the loan. The amount of the specific impairment provision is the difference between the present value of estimated future cash flows for the impaired loan(s) discounted at the original effective interest rate and the carrying value of the loan(s).

When raising specific impairment provisions, AIB divides its impaired portfolio into two categories, namely individually significant and individually insignificant.

The individually significant threshold is €1,000,000 by customer connection. The calculation of an impairment charge for loans below the 'significant' threshold is undertaken on a collective basis.

Individually Significant ('IS') Mortgages

All loans that are considered individually significant are assessed on a case-by-case basis throughout the year for any objective evidence that a loan may be impaired. Assessment is based on ability to pay and collateral value. Individually significant provisions are calculated using discounted cash flows for each exposure. The cash flows are determined with reference to the individual characteristics of the borrower including an assessment of the cash flows that may arise from foreclosure less costs to sell in respect of obtaining and selling any associated collateral. The time period likely to be required to realise the collateral and receive the cash flows is taken into account in estimating the future cash flows and discounting these back to present value.

Individually Insignificant ('II') Mortgages

Provisioning is assessed on a collective basis to estimate losses for homogeneous groups of loans that are considered individually insignificant. This applies for customer connections less than €1,000,000.

The individually insignificant mortgage provisioning methodology applies to both owner-occupier and buy-to-let exposures.

Individually insignificant mortgage specific provisions are calculated using a collective mortgage provisioning model. This methodology is based on the calculation of three possible resolution outcomes: cure; advanced forbearance with loss; and repossession (forced and voluntary), with different loss rates associated with each. The methodology is regularly reviewed and updated to reflect current data on loss history and portfolio development as well as incorporating additional loss parameters assessed on restructuring outcomes.

The model parameters were refined during the year based on an additional one year dataset.

Key model parameters at 31 December 2016 for owner-occupier mortgages are as follows: cure (14%); and disposal forbearance (86%), (2015: cure 6% and disposal forbearance 94%).

The corresponding buy-to-let model parameters at 31 December 2016 are as follows: cure (7%) and disposal forbearance (93%), (2015: cure 3.5% and disposal forbearance 96.5%).

The cure rate parameter in the individually insignificant model reflects the percentage of loans which were impaired/defaulted but have exited impairment/default after a 12 month satisfactory performance and no loss to the Bank.

The modelled loss is calculated on a case by case basis by subtracting the net present value of the modelled recovery amount from the current loan balance. The model parameters are determined from observed data where possible. Where not directly observable, related measures are used to infer the parameter where possible; otherwise it is based on expert judgement. The relevant model parameters include: percentage of forced disposals; costs and time to dispose (voluntary and forced); house price fall from peak; loss rate on advanced forbearance; and haircut on sale (voluntary and forced).

The model parameters are reviewed at Group credit committee on a quarterly basis. The main parameter changes for the year ended 31 December 2016 were increases in the probabilities of disposal and cure, changes in the CSO index and in the property market fall from peak, increases in disposal haircuts and recovery periods.

Incurred But Not Reported Provisions (IBNR)

Individually assessed loans for which no evidence of loss has been specifically identified on an individual basis are grouped together according to their credit risk characteristics for the purpose of calculating an estimated collective loss. This reflects impairment losses that the Bank has incurred as a result of events occurring before the balance sheet date, which the Bank is not able to identify on an individual loan basis, and that can be reliably estimated. These losses will only be individually identified in the future. As soon as information becomes available which identifies losses on individual loans within the group, those loans are removed from the group and assessed on an individual basis for impairment.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Loan loss provisioning (continued)*

Incurred But Not Reported Provisions (IBNR) (continued)

IBNR provisions can only be recognised for incurred losses i.e. losses that are present in the portfolio at the reporting date and are not permitted for losses that are expected to happen as a result of likely future events. IBNR provisions are determined by reference to loss experience in the portfolio and to the credit environment at the reporting date. IBNR provisions are maintained at levels that are deemed appropriate by management having considered and having taken into account:

- historical loss experience (loss emergence rates based on historic grade migration experience or probability of default) in portfolios of similar credit risk characteristics (for example, by sector, loan grade or product);
- the estimated period between impairment occurring and the loss being identified and evidenced by the establishment of an appropriate provision against the individual loan (emergence period); loss given default rates based on historical loan loss experience, adjusted for current observable data;
- management's experienced judgement as to whether current economic and credit conditions are such that the actual level of inherent losses at the balance sheet date is likely to be greater or less than that suggested by historical experience; and
- an assessment of higher risk portfolios, for example, non-impaired forbore mortgages and restructured loans.

The residential mortgage portfolio IBNR is calculated using the individually insignificant and IBNR mortgage model described above. The table below sets out the parameters used in the calculation of IBNR for the residential mortgages portfolio as at 31 December 2016 and 31 December 2015.

Grade	Owner-Occupier			Buy-to-let		
	Exposure € m	Average PD %	Average LGD %	Exposure € m	Average PD %	Average LGD %
Good upper ⁽¹⁾	6,641	0.3	13.3	940	1.4	17.8
Good lower ⁽²⁾	5,633	0.6	14.8	828	3.2	22.4
Watch	707	1.5	18.1	143	6.1	23.4
Vulnerable	1,648	15.8	15.3	959	19.8	26.1

⁽¹⁾ Good upper: Strong credit with no weakness evident. Typically includes elements of the residential mortgages portfolio combined with strong corporate and commercial lending.

⁽²⁾ Good lower: Satisfactory credit with no weakness evident. Typically includes new business written and existing satisfactorily performing exposures across all portfolios.

The parameters for Cured and Forborne – Not impaired, are set out below. As a result, these sub-portfolios within the residential mortgages carry a higher level of IBNR:

Cured	165	24.5	16.1	104	19.7	27.8
Forborne – Not impaired	1,396	14.3	15.9	751	18.5	26.9

Grade	Owner-Occupier			Buy-to-let		
	Exposure € m	Average PD %	Average LGD %	Exposure € m	Average PD %	Average LGD %
Good upper	6,127	0.2	16.5	901	0.7	16.2
Good lower	5,598	0.6	17.8	914	2.1	20.2
Watch	896	1.4	20.6	191	5.5	21.3
Vulnerable	1,848	20.9	18.2	1,103	24.8	22.6

The parameters for Cured and Forborne – Not impaired, are set out below. As a result, these sub-portfolios within the residential mortgages carry a higher level of IBNR:

Cured	533	32.0	18.8	372	34.7	24.6
Forborne – Not impaired	1,045	16.7	17.6	576	22.0	23.3

Average PD and LGD are based on the PDs and LGDs, weighted by the EAD for all owner-occupier and buy-to-let loans included in the IBNR mortgage models. The mortgage provision model calculates individually insignificant specific provisions and IBNR provisions. Any additional IBNR, where appropriate, determined by management judgement is applied at a portfolio level and is not included in the analysis above.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)*****Loan loss provisioning (continued)*******Emergence period***

The emergence period is key to determining the level of IBNR provisions. Emergence periods are determined by assessing the time it takes following a loss event for an unidentified impaired loan to be recognised as an impaired loan requiring a provision. Emergence periods for each portfolio are determined by taking into account current credit management practices, historic evidence of assets moving from 'good' to 'bad' and actual case studies.

Emergence periods are reflective of the characteristics of the particular portfolio. Emergence periods are estimated based on historic loan loss experience supported by back testing, and as appropriate individual case sampling.

Emergence periods are reviewed on at least an annual basis. At 31 December 2016, there was no change made to the emergence period for the mortgage portfolio (12 months).

Approval Process

The AIB Group operates an approval framework for impairment provisions which are approved, depending on amount, by various delegated authorities and referred to Area Credit Committee level as required. These committees are chaired by the Chief Credit Officer ("CCO") or alternative specified Chair as outlined in the terms of reference for Credit Committees, where the valuation/impairment is reviewed and challenged for appropriateness and adequacy. Impairments in excess of the segment authorities are approved by the Group Credit Committee and Board (where applicable). Segment impairments and provisions are ultimately reviewed by the Group Credit Committee as part of the quarterly process.

The valuation assumptions and approaches used in determining the impairment provisions required are documented and the resulting impairment provisions are reviewed and challenged as part of the approval process by segment and Group senior management.

Write-offs

When the prospect of recovering a loan, either partially or fully, does not improve, a point will come when it will be concluded that as there is no realistic prospect of recovery and the loan (and any related specific provision) will be written off. Where the loan is secured, the write-off will take account of receipt of the net realisable value of security held. Partial write offs may also occur when it is considered that there is no prospect for the recovery of the provisioned amount, for example when a loan enters the legal process. The provision is written off but the remaining reduced loan balance remains on the balance sheet as impaired. In addition, some write-offs may reflect restructuring activity agreed with customers who are subject to the terms of the agreement and satisfactory performance.

Reversals of Impairment

If the amount of an impairment loss decreased in a subsequent period, and the decrease can be related objectively to an event occurring after the impairment was recognised, the excess is written back by reducing the loan impairment provision amounts accordingly. The write back is recognised in the income statement.

Impact of changes to key assumptions and estimates on the impairment provisions

Management is required to exercise judgement in making assumptions and estimations when calculating loan impairment provisions on both individually and collectively assessed loans and receivables. A significant judgement area is the calculation of individually insignificant and IBNR impairment provisions which are subject to estimation uncertainty.

The methods used to calculate IBNR involve the use of historical information which is supplemented with significant management judgement to assess whether current economic and credit conditions are such that the actual level of inherent losses is likely to be greater or less than that suggested by historical experience. In normal circumstances, historical experience provides the most objective and relevant information from which to assess inherent loss within each portfolio, though sometimes it provides less relevant information about the inherent loss in a given portfolio at the balance sheet date. For example; when there have been changes in economic, regulatory or behavioural conditions which result in the most recent trends in portfolio risk factors not being fully reflected in the statistical models. In these circumstances, the risk factors are taken into account by adjusting the impairment provisions derived solely from historical loss experience.

Risk factors include loan portfolio growth, product mix, unemployment rates, bankruptcy trends, geographical concentrations, loan product features, economic conditions such as national and local trends in housing markets, the level of interest rates, portfolio seasoning, account management policies and practices, changes in laws and regulations, and other influences on customer payment patterns. The methodology and the assumptions used in calculating impairment losses are reviewed regularly in the light of differences between loss estimates and actual loss experience. For example; loss rates and the expected timing of future recoveries are benchmarked against actual outcomes where available to ensure they remain appropriate.

However, the exercise of judgement requires the use of assumptions which are highly subjective and very sensitive to the risk factors, in particular to changes in economic and credit conditions across a large number of geographical areas.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Loan loss provisioning (continued)*****Impact of changes to key assumptions and estimates on the impairment provisions (continued)**

In assessing the value of collateral for collectively provided impaired mortgage loans in the Republic of Ireland, the Group has used a house price fall from peak of 40% Dublin and 44% non-Dublin as a base. This reflects a collateral value buffer against the latest available CSO residential property price index which at 31 December 2016 showed a 33% and a 37% fall from peak for Dublin and Non-Dublin respectively.

In 2016, the CSO moved to an enhanced estimation methodology for compiling movements in property prices. AIB's buffer to the latest available CSO index remained unchanged at 10% throughout 2016.

Sensitivity to changes in estimates and assumptions are detailed below:

A 1% favourable change in the cure rate used for the collective mortgage provisions would result in a reduction in impairment provisions of 0.5% (blended rate of owner-occupier/buy-to-let) or c. €3m. December 2015 equivalent: reduction of 0.6% or c. €4m.

The value of collateral is estimated by applying changes in house price indices to the original assessed value of the property. A 1% change in the house price fall from peak assumption used for the collective mortgage provisions for December 2016 is estimated to result in movements in provisions of c. €9.3m. December 2015 equivalent: €10.6m.

A 1% move in the haircut for a Dublin sale would result in a change of €2.2m in provisions, (€1.6m Individually Insignificant and €0.6m IBNR). December 2015 equivalent: €2.5m (€1.8m II and €0.70m IBNR). A 1% move in the haircut for a sale outside Dublin would result in a change of €5.88m in provisions, (€4.5m II and €1.3m IBNR). December 2015 equivalent: €6.6m (€5.20m II and €1.4m IBNR).

An increase in the assumed repossession rate of 1% for collective mortgage provisions would result in an increase in provisions of 0.7% (blended rate of owner-occupier/buy-to-let) of c. €4m. December 2015 equivalent: increase of 0.7% or c. €4.5m.

An IBNR provision is made for impairments that have been incurred but have not been separately identifiable at the balance sheet date. This provision is sensitive to changes in the time between the loss event and the date the impairment is specifically identified. This period is known as the loss emergence period. In the Bank's mortgage portfolio, the emergence period is currently 12 months; a decrease of one month in the loss emergence period in respect of the loan portfolio assessed would result in a decrease in provisions of c. €11m.

Individually impaired loans by geographic location and sector*	2016	2015
	€ m	€ m
Republic of Ireland		
Home Mortgages	2,191	2,902
	2,191	2,902

Provision cover table

	Impaired Loan Balance	Specific Provision	Specific Provision Cover %
Home mortgages – 31 December 2016	2,191	770	35.1
Home mortgages – 31 December 2015	2,902	957	33.0

The increase in specific provision cover reflects a higher concentration of loans in the legal process, which take longer to resolve and typically require higher provision cover.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Loan loss provisioning (continued)*

The following pages provide details of:

- Analysis of the owner occupier and buy-to-let portfolios by arrears and provisions;
- Asset quality of residential mortgages;
- Fair value of residential mortgage collateral;
- Arrears profile of mortgages which were past due but not impaired;
- Arrears profile of mortgages which were impaired;
- Forbearance:
 - Owner occupier
 - Buy-to-let
 - Total;
- Possessions;
- Loan to value profile; and
- Origination profile.

The following table analyses the owner-occupier and buy-to-let residential mortgage portfolios by arrears and provisions:

Statement of financial position*	2016			2015		
	Owner-Occupier	Buy-to-Let	Total	Owner-Occupier	Buy-to-Let	Total
	€ m	€ m	€ m	€ m	€ m	€ m
Total gross residential mortgages	15,630	4,060	19,690	15,787	4,693	20,480
In arrears (>30days past due) ⁽¹⁾	1,192	1,325	2,517	1,541	1,728	3,269
In arrears (>90 days past due) ⁽¹⁾	1,130	1,288	2,418	1,467	1,676	3,143
Of which impaired	1,001	1,190	2,191	1,318	1,584	2,902
Statement of financial position specific provisions	320	450	770	393	564	957
Statement of financial position IBNR provisions	73	93	166	84	68	152

⁽¹⁾ Includes all impaired loans whether past due or not.

Total impaired loans amounted to €2,191m at 31 December 2016 (2015: €2,902m), of which €975m (2015: €1,305m) was individually assessed for impairment and €1,216m (2015: €1,597 m) was collectively assessed for impairment.

Provision cover percentage*

	2016			2015		
	Owner-Occupier	Buy-to-Let	Total	Owner-Occupier	Buy-to-Let	Total
	%	%	%	%	%	%
Specific provisions as a % of impaired loans cover	32.0	37.8	35.1	29.8	35.6	33.0

The increase in specific provision cover reflects a higher concentration of loans in the legal process, which take longer to resolve and typically require higher provision cover.

Income statement⁽²⁾

	2016			2015		
	Owner-Occupier	Buy-to-Let	Total	Owner-Occupier	Buy-to-Let	Total
	€ m	€ m	€ m	€ m	€ m	€ m
Income Statement: specific provisions	(41)	(32)	(73)	(77)	(88)	(165)
Income Statement: IBNR provisions	(11)	25	14	(138)	(20)	(158)
Total impairment provisions	(52)	(7)	(59)	(215)	(108)	(323)

⁽²⁾ In the table above, writebacks of provisions are presented as a negative and charges presented as a positive.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Asset quality of residential mortgages*

The following table shows criticised loans for the total residential mortgages portfolio analysed between owner-occupier and buy-to-let. Criticised loans include watch, vulnerable and impaired loans.

	2016			2015		
	Owner-Occupier € m	Buy-to-Let € m	Total € m	Owner-Occupier € m	Buy-to-Let € m	Total € m
Satisfactory	12,259	1,753	14,012	11,726	1,815	13,541
Watch	706	142	848	896	191	1,087
Vulnerable	1,664	975	2,639	1,847	1,103	2,950
Impaired	1,001	1,190	2,191	1,318	1,584	2,902
Criticised	3,371	2,307	5,678	4,061	2,878	6,939
Gross mortgages	15,630	4,060	19,690	15,787	4,693	20,480
	%	%	%	%	%	%
Criticised loans as % of total mortgages	22	57	29	26	61	34
Impaired loans as % of total mortgages	6	29	11	8	34	14

Loans and receivables to customers – residential mortgages*

The following tables show the fair value of collateral held for residential mortgages at 31 December 2016 and 31 December 2015:

	2016			
	Neither past due nor impaired € m	Past due but not impaired € m	Impaired € m	Total € m
Fully collateralised				
Loan-to-value ratio:				
Less than 50%	5,062	166	246	5,474
50%-70%	4,803	140	299	5,242
71%-80%	2,275	52	185	2,512
81%-90%	1,786	39	193	2,018
91%-100%	1,156	40	211	1,407
	15,082	437	1,134	16,653
Partially collateralised				
Collateral value relating to loans over 100% LTV	1,631	56	827	2,514
Total collateral value	16,713	493	1,961	19,167
Gross residential mortgages	16,988	511	2,191	19,690
Statement of Financial Position: specific provisions			(770)	(770)
Statement of Financial Position: IBNR provisions				(166)
Net residential mortgages			1,421	18,754

The increase in the collateral values for impaired loans reflects residential property price increases during the year.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Loans and receivables to customers – residential mortgages* (continued)

	Neither past due nor impaired	Past due but not impaired	Impaired	2015 Total
	€ m	€ m	€ m	€ m
Fully collateralised				
Loan-to-value ratio:				
Less than 50%	4,513	159	296	4,968
50%-70%	4,318	147	365	4,830
71%-80%	2,359	54	245	2,658
81%-90%	1,971	59	266	2,296
91%-100%	1,343	48	307	1,698
	14,504	467	1,479	16,450
Partially collateralised				
Collateral value relating to loans over 100% LTV	2,102	91	1,138	3,331
Total collateral value	16,606	558	2,617	19,781
Gross residential mortgages	16,992	586	2,902	20,480
Statement of Financial Position: specific provisions			(957)	(957)
Statement of Financial Position: IBNR provisions				(152)
Net residential mortgages			1,945	19,371

The fair value of collateral held for residential mortgages which are fully collateralised has been capped at the carrying value of the loans outstanding at each year end.

Arrears profile of mortgages which were past due but not impaired*

Residential mortgages are assessed for impairment if they are past due, typically, for more than 90 days or if the borrower exhibits an inability to meet its obligations to AIB based on objective evidence of loss events ('impairment triggers'), such as a request for a forbearance measure. Loans are deemed impaired where their carrying value is shown to be in excess of the present value of future cash flows, and an appropriate provision is raised. Where loans are not deemed to be impaired, they are collectively assessed as part of the IBNR provision calculation.

The following tables profile the residential mortgage portfolio that were past due but not impaired at 31 December 2016 and 31 December 2015:

	2016	
	Owner – Occupier	Buy-to-Let
	€ m	€ m
1 - 30 days	123	61
31 - 60 days	43	24
61 - 90 days	18	13
91 - 180 days	32	24
181 - 365 days	31	24
Over 365 days	67	51
Total past due but not impaired	314	197

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Arrears profile of mortgages which were past due but not impaired (continued)*

			2015
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
1 - 30 days	141	77	218
31 - 60 days	47	33	80
61 - 90 days	28	19	47
91 - 180 days	37	20	57
181 - 365 days	35	21	56
Over 365 days	78	50	128
Total past due but not impaired	366	220	586

The majority of the above loans greater than 90 days in arrears are individually managed and tested for impairment but the outcome for these cases is that impairment is not required, primarily due to low LTV's.

Arrears profile of mortgages which were impaired*

The following tables profile the residential mortgage portfolio that were impaired at 31 December 2016 and 31 December 2015:

			2016
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Not past due	219	215	434
1 - 30 days	47	36	83
31 - 60 days	23	24	47
61 - 90 days	15	18	33
91 - 180 days	31	38	69
181 - 365 days	57	64	121
Over 365 days	609	795	1,404
Total impaired	1,001	1,190	2,191

			2015
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Not past due	354	353	707
1 - 30 days	71	42	113
31 - 60 days	29	25	54
61 - 90 days	22	22	44
91 - 180 days	54	65	119
181 - 365 days	77	103	180
Over 365 days	711	974	1,685
Total impaired	1,318	1,584	2,902

Impaired loans decreased by €711m during 2016 due to restructuring and write-offs of provisions. Of the residential mortgage portfolio that was impaired at 31 December 2016, €434m or 20% was not past due (31 December 2015: €707m or 24%), of which €325m (31 December 2015: €434m) was subject to forbearance measures at 31 December 2016.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance

AIB has developed a Mortgage Arrears Resolution Strategy ('MARS') for dealing with mortgage customers in difficulty or likely to be in difficulty which builds on and formalises AIB Group's Mortgage Arrears Resolution process. The core objectives of MARS are to ensure that arrears solutions are sustainable in the long-term and that they comply with the spirit and the letter of all regulatory requirements. MARS includes long-term forbearance solutions which have been devised to assist existing primary residential mortgage customers in difficulty.

The following table analyses the movement in stock of loans subject to forbearance by (i) owner-occupier, (ii) buy-to-let and (iii) total residential mortgages at 31 December 2016 and 31 December 2015:

Residential owner-occupier mortgages – subject to forbearance*

	2016		2015	
	Number	Balance € m	Number	Balance € m
At 1 January	10,378	1,692	10,210	1,740
Additions	1,364	217	2,246	361
Expired arrangements	(1,451)	(249)	(1,750)	(295)
Payments	-	(86)	-	(92)
Interest	-	39	-	42
Closed accounts ⁽¹⁾	(313)	(37)	(302)	(32)
Advanced Forbearance Arrangements - Valuation Adjustments	-	(9)	-	(11)
Write-Offs ⁽²⁾	(7)	(3)	(21)	(22)
Transfer from owner-occupier to buy-to-let	(3)	1	(5)	1
Adoption of EBA Forbearance definitions	1,861	425	-	-
At 31 December	11,829	1,990	10,378	1,692

Buy-to-let mortgages – subject to forbearance*

	2016		2015	
	Number	Balance € m	Number	Balance € m
At 1 January	7,052	1,305	7,145	1,528
Additions	550	79	1,663	251
Expired arrangements	(1,187)	(212)	(995)	(196)
Payments	-	(104)	-	(103)
Interest	-	27	-	40
Closed accounts ⁽¹⁾	(651)	(80)	(605)	(76)
Advanced Forbearance Arrangements - Valuation Adjustments	-	(1)	-	(2)
Write-Offs ⁽²⁾	(18)	(14)	(161)	(136)
Transfer from owner-occupier to buy-to-let	3	(1)	5	(1)
Adoption of EBA Forbearance definitions	2,866	460	-	-
At 31 December	8,615	1,459	7,052	1,305

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance (continued)

Total mortgage portfolio – subject to forbearance*

	2016		2015	
	Number	Balance € m	Number	Balance € m
At 1 January	17,430	2,997	17,355	3,268
Additions	1,914	296	3,909	612
Expired arrangements	(2,638)	(461)	(2,745)	(491)
Payments	-	(190)	-	(195)
Interest	-	66	-	82
Closed accounts ⁽¹⁾	(964)	(117)	(907)	(108)
Advanced Forbearance Arrangements - Valuation Adjustments	-	(10)	-	(13)
Write-Offs ⁽²⁾	(25)	(17)	(182)	(158)
Adoption of EBA Forbearance definitions	4,727	885	-	-
At 31 December	20,444	3,449	17,430	2,997

⁽¹⁾ Accounts closed during the year due primarily to customer repayments and redemptions.

⁽²⁾ Includes contracted and non-contracted write-offs in 2016 and 2015.

The stock of loans subject to forbearance measures increased by €452m in 2016 (2015: decrease of €271m) driven by a €885m adjustment due to the adoption of a definition of forbearance as prescribed by the European Banking Authority and is mainly a reflection of the requirement to apply a probation period to loans subject to forbearance, which was not applied under the previous definition used.

Under the previous definition used, and which was prescribed by the Central Bank of Ireland, loans subject to temporary forbearance measures (e.g. interest only, payment moratoriums) remained in the forbearance stock only for the period of their temporary arrangement, whilst loans subject to permanent forbearance measures (e.g. term extension, arrears capitalisations) remained in the forbearance stock for a period of five years.

Under the EBA definition, loans subject to forbearance measures remain in the forbearance stock for a period of 2 years from the date the forbore loan was considered "performing". Prior to the reclassification there was a €433m reduction in forbearance stock in 2016 driven by lower numbers of customers seeking new forbearance solutions (i.e. new requests, renewals or extensions) and is reflective of improving customer ability to meet their mortgage terms.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance (continued)

The following tables further analyse by type of forbearance, (i) owner-occupier, (ii) buy-to-let and (iii) total residential mortgages that were subject to forbearance measures at 31 December 2016 and 31 December 2015:

Residential owner-occupier mortgages*

	2016					
	Total		Loans >90 days in arrears and/or impaired		Loans neither >90 days in arrears nor impaired	
	Number	Balance € m	Number	Balance € m	Number	Balance € m
Interest only	1,701	292	514	94	1,187	198
Reduced payment (greater than interest only)	733	172	382	104	351	68
Payment moratorium	965	179	110	18	855	161
Fundamental Restructures	2	-	-	-	2	-
Low fixed interest rate	238	47	42	8	196	39
Arrears capitalisation	4,650	800	1,956	368	2,694	432
Term extension	1,226	159	122	18	1,104	141
Split mortgage	909	163	190	32	719	131
Sale for loss	181	10	67	7	114	3
Positive equity solution	691	90	27	3	664	87
Restructure	299	35	196	22	103	13
Other	234	43	32	9	202	34
Total	11,829	1,990	3,638	683	8,191	1,307

	2015					
	Total		Loans >90 days in arrears and/or impaired		Loans neither >90 days in arrears nor impaired	
	Number	Balance € m	Number	Balance € m	Number	Balance € m
Interest only	673	139	245	55	428	84
Reduced payment (greater than interest only)	541	128	293	81	248	47
Payment moratorium	245	42	59	11	186	31
Fundamental Restructures	-	-	-	-	-	-
Low fixed interest rate	218	44	35	7	183	37
Arrears capitalisation	4,818	825	2,493	459	2,325	366
Term extension	2,393	297	168	25	2,225	272
Split mortgage	740	131	228	33	512	98
Sale for loss	170	8	57	4	113	4
Positive equity solution	578	77	68	9	510	68
Other	2	1	-	-	2	1
Total	10,378	1,692	3,646	684	6,732	1,008

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance (continued)

Buy-to-let mortgages*

	2016					
	Total		Loans >90 days in arrears and/or impaired		Loans neither >90 days in arrears nor impaired	
	Number	Balance € m	Number	Balance € m	Number	Balance € m
Interest only	1,727	342	888	173	839	169
Reduced payment (greater than interest only)	699	163	368	85	331	78
Payment moratorium	189	28	125	20	64	8
Fundamental Restructures	1,189	167	374	53	815	114
Low fixed interest rate	7	1	-	-	7	1
Arrears capitalisation	2,768	515	1,622	298	1,146	217
Term extension	544	77	97	13	447	64
Split mortgage	133	36	82	27	51	9
Sale for loss	218	7	46	2	172	5
Positive equity solution	25	3	1	-	24	3
Restructure	795	72	694	58	101	14
Other	321	48	248	42	73	6
Total	8,615	1,459	4,545	771	4,070	688

	2015					
	Total		Loans >90 days in arrears and/or impaired		Loans neither >90 days in arrears nor impaired	
	Number	Balance € m	Number	Balance € m	Number	Balance € m
Interest only	1,126	235	434	87	692	148
Reduced payment (greater than interest only)	591	149	306	70	285	79
Payment moratorium	191	27	145	22	46	5
Fundamental Restructures	1,183	184	99	16	1,084	168
Low fixed interest rate	8	1	1	-	7	1
Arrears capitalisation	2,918	586	1,926	389	992	197
Term extension	828	111	117	17	711	94
Split mortgage	28	5	12	2	16	3
Sale for loss	161	5	33	2	128	3
Positive equity solution	18	2	3	-	15	2
Other	-	-	-	-	-	-
Total	7,052	1,305	3,076	605	3,976	700

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance (continued)
Total mortgage portfolio*

	2016					
	Total		Loans >90 days in arrears and/or impaired		Loans neither >90 days in arrears nor impaired	
	Number	Balance € m	Number	Balance € m	Number	Balance € m
Interest only	3,428	634	1,402	267	2,026	367
Reduced payment (greater than interest only)	1,432	335	750	189	682	146
Payment moratorium	1,154	207	235	38	919	169
Fundamental Restructures	1,191	167	374	53	817	114
Low fixed interest rate	245	48	42	8	203	40
Arrears capitalisation	7,418	1,315	3,578	666	3,840	649
Term extension	1,770	236	219	31	1,551	205
Split mortgage	1,042	199	272	59	770	140
Sale for loss	399	17	113	9	286	8
Positive equity solution	716	93	28	3	688	90
Restructure	1,094	107	890	80	204	27
Other	555	91	280	51	275	40
Total	20,444	3,449	8,183	1,454	12,261	1,995

	2015					
	Total		Loans >90 days in arrears and/or impaired		Loans neither >90 days in arrears nor impaired	
	Number	Balance € m	Number	Balance € m	Number	Balance € m
Interest only	1,799	374	679	142	1,120	232
Reduced payment (greater than interest only)	1,132	277	599	151	533	126
Payment moratorium	436	69	204	33	232	36
Fundamental Restructures	1,183	184	99	16	1,084	168
Low fixed interest rate	226	45	36	7	190	38
Arrears capitalisation	7,736	1,411	4,419	848	3,317	563
Term extension	3,221	408	285	42	2,936	366
Split mortgage	768	136	240	35	528	101
Sale for loss	331	13	90	6	241	7
Positive equity solution	596	79	71	9	525	70
Other	2	1	-	-	2	1
Total	17,430	2,997	6,722	1,289	10,708	1,708

The Group's processes for assessing customers and agreeing sustainable forbearance solutions have significantly improved over the last 3 years with the development of a suite of advanced forbearance products. This is reflected in the performance of the forbearance portfolio where the proportion of the portfolio being 90 days in arrears and/or impaired has reduced to 42% at 31 December 2016, down from 43% at 31 December 2015. Note this was despite the inclusion of a €452m net increase in forborne stock due to the adoption of a definition of forbearance as prescribed by the EBA.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Forbearance (continued)**

Interest income on impaired loans amounted to €37m in 2016. At 31 December 2016, the net carrying value of impaired loans amounted to €1,421m (€2,191m Impaired Balance - €770m Closing Provision) which included forbore impaired mortgages of €842m. (€1,301m Forborne Impaired Balance - €459m Forborne Closing Provision).

Credit profile of residential mortgages in forbearance**Forbearance stock - past due but not impaired***

All loans that are assessed for a forbearance solution are tested for impairment either individually or collectively, irrespective of whether such loans are past due or not. Where the loans are deemed not to be impaired, they are collectively assessed as part of the IBNR provision calculation.

The following table profiles the residential mortgage portfolio that was subject to forbearance measures and which was past due but not impaired at 31 December 2016 and 31 December 2015:

			2016
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
1 - 30 days	55	41	96
31 - 60 days	25	17	42
61 - 90 days	11	10	21
91 - 180 days	20	18	38
181 - 365 days	22	19	41
Over 365 days	46	27	73
Total past due but not impaired	179	132	311

			2015
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
1 - 30 days	56	47	103
31 - 60 days	20	22	42
61 - 90 days	12	10	22
91 - 180 days	16	9	25
181 - 365 days	18	8	26
Over 365 days	36	17	53
Total past due but not impaired	158	113	271

9% of the residential mortgage portfolio that was subject to forbearance measures was past due but not impaired at 31 December 2016 (9%: 31 December 2015).

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance (continued)

Credit profile of residential mortgages in forbearance (continued)

Forbearance stock – impaired*

The following table profiles the residential mortgage portfolio that was subject to forbearance measures and which was impaired at 31 December 2016 and 31 December 2015:

			2016
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Not past due	176	149	325
1 - 30 days	38	27	65
31 - 60 days	19	20	39
61 - 90 days	11	14	25
91 - 180 days	26	28	54
181 - 365 days	39	50	89
Over 365 days	286	418	704
Total impaired	595	706	1,301

			2015
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Not past due	253	181	434
1 - 30 days	51	25	76
31 - 60 days	20	12	32
61 - 90 days	12	11	23
91 - 180 days	30	26	56
181 - 365 days	34	46	80
Over 365 days	214	270	484
Total impaired	614	571	1,185

The proportion of forbearance that is impaired decreased from 40% at 31 December 2015 to 38% at 31 December 2016. The proportion of forborne impaired loans that were not past due decreased from 37% at 31 December 2015 to 25% at 31 December 2016, mainly due to the change in stock as a result of the adoption of a definition of forbearance as prescribed by the European Banking Authority.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Forbearance (continued)

Credit profile of residential mortgages in forbearance (continued)

Analysis by Loan-to-value ('LTV') of residential mortgages in forbearance*

The following table profiles the residential mortgage portfolio that was subject to forbearance measures by the indexed loan-to-value ratios at 31 December 2016 and 31 December 2015:

Loan-to-value (LTV) ratio	2016		
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Less than 50%	458	204	662
50% - 70%	462	231	693
71% - 80%	243	124	367
81% - 90%	210	140	350
91% - 100%	161	133	294
101% -120%	278	254	532
121% - 150%	124	178	302
Greater than 150%	27	135	162
Unsecured (Zero Collateral)	28	59	87
Total forbearance	1,991	1,458	3,449

Loan-to-value (LTV) ratio	2015		
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Less than 50%	403	170	573
50% - 70%	388	210	598
71% - 80%	182	111	293
81% - 90%	172	116	288
91% - 100%	148	131	279
101% -120%	231	245	476
121% - 150%	137	187	324
Greater than 150%	23	130	153
Unsecured (Zero Collateral)	8	5	13
Total forbearance	1,692	1,305	2,997

The degree of negative equity in the residential mortgage portfolio that was subject to forbearance measures at 31 December 2016 has reduced to 23% of the owner-occupier and remained at 43% of the buy-to-let mortgages compared to 24% and 43% respectively at 31 December 2015, mainly due to the increase in property prices and loan repayments in 2016.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Properties in possession***

AIB seeks to avoid repossession through working with customers, but where agreement cannot be reached, AIB proceeds to repossession of the property or the appointment of a fixed asset receiver, using external agents to realise the maximum value as soon as is practicable. Where AIB believes that the sale of a property will comprise only part of the recoverable amount of the loan against which it was being held as security, the customer remains liable for the outstanding balance and the remaining loan continues to be recognised on the statement of financial position.

For the purpose of the following table, a residential property is considered to be in AIB's possession when AIB has taken possession of and is in a position to dispose of the property. This includes situations of repossession, voluntary surrender and abandonment of the property.

The number (stock) of properties as at 31 December 2016 and 31 December 2015 is set out below:

	2016		2015	
	Stock	Balance Outstanding € m	Stock	Balance Outstanding € m
Owner-occupier	139	32	127	27
Buy-to-let	76	15	64	12
Total	215	47	191	39

The increase in the stock of repossessed properties in 2016 relates to 63 properties repossessed offset by 39 disposals. There continues to be an increase in stock due to the continued focus on arrears management.

The following tables analyse the disposals of repossessed properties during the years 31 December 2016 and 31 December 2015:

	2016					
	Number of Disposals	Balance outstanding at repossession date € m	Gross sales proceeds € m	Costs to sell € m	Loss on sale ⁽¹⁾ € m	Average LTV at sale price %
Owner-occupier	28	6	3	1	3	168%
Buy-to-let	11	2	1	-	1	237%
Total residential	39	8	4	1	4	183%

	2015					
	Number of Disposals	Balance outstanding at repossession date € m	Gross sales proceeds € m	Costs to sell € m	Loss on sale ⁽¹⁾ € m	Average LTV at sale price %
Owner-occupier	36	12	6	1	6	198%
Buy-to-let	26	6	2	-	4	251%
Total residential	62	18	8	1	10	213%

⁽¹⁾ Before specific impairment provisions.

The figures in the tables above do not cross total due to rounding.

Losses on the sale of properties in possession are recognised in the Income Statement as part of the specific provision charge.

The disposal of 39 residential properties resulted in a loss on disposal of €4m at 31 December 2016 (before specific impairment provisions). (2015: 62 disposals, €10m loss on disposal).

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Loan-to-value (LTV) (index linked) information

The property values used in the completion of the following loan-to-value tables are determined with reference to the original or most recent valuation, indexed to the Central Statistics Office ("CSO") Residential Property Price Index in the Republic of Ireland for October 2016. The CSO Residential Property Price Index for October 2016 reported that national residential property prices were 31.5% lower than their highest level in early 2007 and reported an annual increase in residential property prices of 8.6% for the twelve months to October 2016.

Actual and average LTV across mortgage portfolios*

The following tables profile the residential mortgage portfolio by the indexed loan-to-value ("LTV") ratios and the weighted average indexed LTV ratios at 31 December 2016 and 31 December 2015:

Loan-to-value (LTV) ratio	2016		
	Owner – Occupier € m	Buy-to-Let € m	Total € m
Less than 50%	4,551	924	5,475
50% - 70%	4,377	865	5,242
71% - 80%	2,092	420	2,512
81% - 90%	1,637	381	2,018
91% - 100%	1,054	353	1,407
101% - 120%	1,374	501	1,875
121% - 150%	421	314	735
Greater than 150%	94	241	335
Unsecured (Zero Collateral)	30	61	91
Total	15,630	4,060	19,690
Weighted average indexed LTV ⁽¹⁾			
Stock of residential mortgages at year end	66%	81%	69%
New residential mortgages during year	68%	56%	67%
Impaired mortgages	93%	104%	99%

Loan-to-value (LTV) ratio	2015		
	Owner – Occupier € m	Buy-to-Let € m	Total € m
Less than 50%	4,084	884	4,968
50% - 70%	3,920	911	4,831
71% - 80%	2,194	464	2,658
81% - 90%	1,853	443	2,296
91% - 100%	1,248	451	1,699
101% - 120%	1,632	689	2,321
121% - 150%	704	455	1,159
Greater than 150%	126	342	468
Unsecured (Zero Collateral)	26	54	80
Total	15,787	4,693	20,480
Weighted average indexed LTV ⁽¹⁾			
Stock of residential mortgages at year end	70%	87%	74%
New residential mortgages during year	71%	59%	70%
Impaired mortgages	92%	108%	101%

⁽¹⁾ Weighted average indexed LTV's are the individual indexed LTV calculations weighted by the mortgage balance against each property.

* Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Actual and average LTV across mortgage portfolios (continued)

The weighted average indexed loan-to-value for the total residential mortgage book was 69% at 31 December 2016 compared to 74% at 31 December 2015, with the reduction driven primarily by the increase in property prices in 2016, coupled with amortisation of the loan book and restructuring activities.

Neither past due nor impaired*

The following tables profile the residential mortgage portfolio that was neither past due nor impaired by the indexed loan to value ratios at 31 December 2016 and 31 December 2015.

Loan-to-value (LTV) ratio	2016		
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Less than 50%	4,309	753	5,062
50% - 70%	4,142	661	4,803
71% - 80%	1,962	312	2,274
81% - 90%	1,518	268	1,786
91% - 100%	936	220	1,156
101% -120%	1,153	261	1,414
121% - 150%	242	110	352
Greater than 150%	44	80	124
Unsecured (Zero Collateral)	7	10	17
Total	14,313	2,675	16,988

Loan-to-value (LTV) ratio	2015		
	Owner – Occupier	Buy-to-Let	Total
	€ m	€ m	€ m
Less than 50%	3,802	711	4,513
50% - 70%	3,628	690	4,318
71% - 80%	2,031	328	2,359
81% - 90%	1,687	284	1,971
91% - 100%	1,079	264	1,343
101% -120%	1,349	335	1,684
121% - 150%	447	156	603
Greater than 150%	71	111	182
Unsecured (Zero Collateral)	9	10	19
Total	14,103	2,889	16,992

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Actual and average LTV across mortgage portfolios (continued)

Past due but not impaired*

The following tables profile the residential mortgage portfolio that was past due but not impaired at 31 December 2016 and 31 December 2015.

Loan-to-value (LTV) ratio	2016		
	Owner – Occupier € m	Buy-to-Let € m	Total € m
Less than 50%	115	51	166
50% - 70%	93	47	140
71% - 80%	34	18	52
81% - 90%	22	17	39
91% - 100%	18	22	40
101% - 120%	20	16	36
121% - 150%	9	13	22
Greater than 150%	2	11	13
Unsecured (Zero Collateral)	1	2	3
Total	314	197	511

Loan-to-value (LTV) ratio	2015		
	Owner – Occupier € m	Buy-to-Let € m	Total € m
Less than 50%	115	44	159
50% - 70%	100	47	147
71% - 80%	36	18	54
81% - 90%	37	22	59
91% - 100%	25	23	48
101% - 120%	29	29	58
121% - 150%	20	16	36
Greater than 150%	3	19	22
Unsecured (Zero Collateral)	1	2	3
Total	366	220	586

Of the residential mortgages that were past due but not impaired at 31 December 2016, 10% of owner-occupier and 21% of buy-to-let mortgages were in negative equity (31 December 2015: 14% and 30% respectively). In terms of the total portfolio that was past due but not impaired, 14% was in negative equity at 31 December 2016 (31 December 2015: 20%).

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Actual and average LTV across mortgage portfolios (continued)****Greater than 90 days past due and/or impaired***

The following tables profile the residential mortgage portfolio that was greater than 90 days past due and/or impaired by the indexed LTV ratios at 31 December 2016 and 31 December 2015.

	2016		
	Owner – Occupier	Buy-to-Let	Total
Loan-to-value (LTV) ratio	€ m	€ m	€ m
Less than 50%	186	146	332
50% - 70%	181	183	364
71% - 80%	110	97	207
81% - 90%	103	104	207
91% - 100%	103	123	226
101% -120%	203	229	432
121% - 150%	174	196	370
Greater than 150%	48	159	207
Unsecured (Zero Collateral)	22	51	73
Total	1,130	1,288	2,418

	2015		
	Owner – Occupier	Buy-to-Let	Total
Loan-to-value (LTV) ratio	€ m	€ m	€ m
Less than 50%	221	149	370
50% - 70%	237	193	430
71% - 80%	143	124	267
81% - 90%	144	143	287
91% - 100%	149	172	321
101% -120%	260	337	597
121% - 150%	244	294	538
Greater than 150%	52	222	274
Unsecured (Zero Collateral)	17	42	59
Total	1,467	1,676	3,143

Of the residential mortgages that were greater than 90 days past due and/or impaired at 31 December 2016, the proportion in negative equity (45%) decreased in comparison to 31 December 2015 (47%), reflecting the increases in residential property prices in the period.

While loans greater than 90 days past due are tested for impairment, in circumstances where the customer has sufficient repayment capacity, including cases in negative equity, the test may conclude that impairment is not required.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.1 Credit risk (continued)

Residential Mortgages by year of origination*

The following tables profile the residential mortgage portfolio and impaired residential mortgage portfolio at 31 December 2016 and 2015 by year of origination.

	Mortgage portfolio		Impaired mortgage portfolio	
	Number	Balance	Number	Balance
		€ m		€ m
1996 and before	608	12	129	2
1997	808	9	58	1
1998	1,141	25	117	5
1999	1,549	52	140	10
2000	2,215	91	218	13
2001	2,516	126	199	13
2002	4,702	296	394	33
2003	7,353	604	688	74
2004	10,181	1,040	1,190	166
2005	13,799	1,691	1,865	296
2006	18,013	2,728	2,896	539
2007	17,349	2,768	2,419	488
2008	16,526	2,634	1,771	364
2009	11,119	1,689	699	135
2010	6,926	1,018	178	39
2011	3,245	464	48	8
2012	5,855	849	12	2
2013	4,602	681	3	1
2014	4,749	697	6	1
2015	6,641	1,035	4	1
2016	7,329	1,181	-	-
Total	147,226	19,690	13,034	2,191

	Mortgage portfolio		Impaired mortgage portfolio	
	Number	Balance	Number	Balance
		€ m		€ m
1996 and before	1,308	18	189	4
1997	905	14	82	2
1998	1,271	32	152	6
1999	1,724	65	193	12
2000	2,386	108	267	18
2001	3,000	150	262	19
2002	5,087	350	494	47
2003	7,933	702	889	103
2004	10,912	1,190	1,442	209
2005	14,535	1,901	2,261	382
2006	19,232	3,068	3,503	710
2007	18,147	3,058	3,026	656
2008	17,225	2,912	2,222	495
2009	11,706	1,852	909	180
2010	7,298	1,109	224	46
2011	3,411	503	57	10
2012	6,111	918	17	2
2013	4,783	739	3	1
2014	4,896	740	1	-
2015	6,750	1,051	1	-
Total	148,620	20,480	16,194	2,902

The majority (€11.5bn or 58%) of the €19.7bn residential mortgage portfolio was originated between 2005 and 2009, of which, 16% (€1.8bn) was impaired at 31 December 2016. This cohort was impacted by reduced household income and increased unemployment rates in those years, and where property prices had decreased from a peak in 2007. 12% of the residential mortgage portfolio was originated before 2005 of which 14% was impaired at 31 December 2016, while the remaining 30% of the portfolio was originated since 2010 or after, of which 1% was impaired at 31 December 2016.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.1 Credit risk (continued)****Further information on credit risk**

Further information on credit risk can be found in the notes to the financial statements:

- Writeback for impairment of loans and receivables (*note 7*);
- Derivative financial instruments (*note 10*);
- Loans and receivables to banks (*note 11*); and
- Loans and receivables to customers (*note 12*).

3.2 Restructure execution risk

There is a restructure execution risk that AIB Group's restructuring activity programme for customers in difficulties will not be executed in line with management's expectation.

The AIB Group continues to have a relatively high level of problem or criticised loans, which are defined as loans requiring additional management attention over and above that normally required for the loan type. The AIB Group has been proactive in managing its criticised loans through a restructuring process. The objective of this process is to assist customers that find themselves in financial difficulties and to deal with them sympathetically, to work with them constructively and to explore appropriate solutions. By continuing to work together in this process, the AIB Group and the customer can find a mutually acceptable and alternative way forward. These plans, if successfully completed, will materially change the make-up of the AIB Group's operations. It will remove non-performing assets from the bank's balance sheet, improve its asset quality, lower its overall risk profile, and strengthen its solvency.

However, as AIB Group moves forward into the post-restructure phase, the realisation of collateral and the receipt of expected cashflows within the timeframes estimated, presents a level of execution risk. In addition, there is the risk of customers re-defaulting post restructure.

AIB Group has extensive credit policies and strategies, implementation guidelines and monitoring structures in place to manage and to assist with the restructuring of problem loans. AIB Group regularly reviews the performance of these restructured loans and has a dedicated team to focus on asset sales within the restructured portfolio.

3.3 Funding and liquidity risk*

Liquidity risk is the risk that the bank will not be able to fund its assets and meet its payment obligations as they come due, without incurring unacceptable costs or losses. Funding is the means by which liquidity is generated, e.g. secured or unsecured, wholesale, corporate or retail. In this respect, funding risk is the risk that a specific form of liquidity cannot be obtained at an acceptable cost.

The objective of liquidity management is to ensure that, at all times, the Group holds sufficient funds to meet its contracted and contingent commitments to customers and counterparties at an economic price.

AIB Mortgage Bank's liquidity risk is managed as part of the overall AIB Group liquidity management. In accordance with the Capital Requirements Regulation ("CRR"), the Bank has appointed AIB as its liquidity manager to fulfil daily cash flow management, oversee any changes required in liquidity management or reporting and manage the Bank's liquidity risk as part of the overall AIB liquidity risk management process. This includes the risk identification and assessment, risk management and mitigation, risk monitoring and reporting processes. Under this centralised approach the management of liquidity and related activities for AIBMB is integrated with its parent, the AIB Group.

The means by which these liquidity management activities are performed, and the procedures by which AIB ensures the Bank complies with the AIB Group Liquidity Policy are managed through a Service Level Agreement ("SLA").

The Bank is authorised to fund the assets it holds through the following forms of funding:

- a) the issuance of Mortgage Covered Securities in accordance with the ACS Acts;
- b) borrowing funds from Allied Irish Banks, p.l.c.;
- c) borrowing from the Central Bank under a Mortgage-Backed Promissory Note (short term) facility ("MBPN Facility") and other funding from the Central Bank under facilities which may be available to the Bank from time to time;
- d) wholesale and corporate market deposit taking; and
- e) capital funding to ensure at a minimum compliance with the capital adequacy requirements of the Single Supervisory Mechanism ("SSM").

The MBPN Facility is secured by a floating charge over a pool of the Bank's home loans and related security which is separate to the Pool (that secures the Mortgage Covered Securities) maintained by the Issuer in accordance with the ACS Acts.

The AIBMB Management team monitors the funding and liquidity risks and reports on key developments to the AIB Group Board on a regular basis via the Chief Risk Officers report.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.3 Funding and liquidity risk* (continued)****Risk identification and assessment**

Liquidity risk is measured and controlled using a range of metrics and methodologies on a consolidated basis including, Liquidity Stress Testing and ensuring adherence to limits based on the regulatory defined liquidity ratios, the Liquidity Coverage Ratio ("LCR") and the Net Stable Funding Ratio ("NSFR"). Liquidity stress testing consists of applying severe but plausible stresses to the Group's liquidity buffer through time in order to simulate a survival period. The simulated survival period is a key risk metric and is controlled using Board approved limits. The LCR is designed to promote short term resilience of a bank's liquidity risk profile by ensuring that it has sufficient high quality liquid resources to survive an acute stress scenario lasting for 30 days. The NSFR has a time horizon of one year and has been developed to promote a sustainable maturity structure of assets and liabilities.

Risk management and mitigation

The Group's Asset and Liability Committee ("ALCo") is a sub-committee of the Leadership Team and has a decision making and risk governance mandate in relation to the Bank's strategic balance sheet management including the management of funding and liquidity risk. The ALCo is responsible for approving the liquidity risk management control structures, for approving liquidity risk limits, for monitoring adherence to these limits and making decisions on risk positions where necessary and for approving liquidity risk measurement methodologies.

The Group operates a three lines of defence model for risk management. In terms for Funding & Liquidity Risk the first line comprises the Capital and Liquidity and Treasury functions. The Group's Capital and Liquidity unit, reporting to the CFO, is the owner of the Group's Funding and Liquidity plan which sets out the strategy for funding and liquidity management for the Group and is responsible for the management of the Group's liquidity gap and the efficient management of the liquidity buffer. This involves the identification, measurement and reporting of funding and liquidity risk, the valuation of financial assets for collateral and the application of behavioural adjustments to assets and liabilities.

The Group's Treasury department is responsible for the day to day management of liquidity to meet payment obligations, execution of wholesale funding requirements in line with the Funding and Liquidity Plan and the management of the FX funding gap.

First line management of funding and liquidity risk consists of:

- firstly, through the Group's active management of its liability maturity profile, it aims to ensure a balanced spread of repayment obligations with a key focus on periods up to 1 month. Monitoring ratios also apply to longer periods for long term funding stability;
- secondly, the Group aims to maintain a stock of high quality liquid assets to meet its obligations as they fall due. Discounts are applied to these assets based upon their cash-equivalence and price sensitivity; and
- finally, net inflows and outflows are monitored on a daily basis.

The Financial Risk function, reporting to the CRO, provides second line assurance. Financial Risk is responsible for exercising independent risk oversight and control over the Bank's funding and liquidity management. Financial Risk provides oversight on the effectiveness of the risk and control environment. It proposes and maintains the Funding and Liquidity Framework and Policy as the basis of the Group's control architecture for funding and liquidity risk activities, including the annual agreement of funding and liquidity risk limits (subject to the Board approved Risk Appetite Statement). The Financial Risk function is also responsible for the integrity of the Group's liquidity risk methodologies.

Group Internal Audit provides third line assurance on Funding and Liquidity Risk.

The Group's Internal Liquidity Adequacy Assessment Process ("ILAAP") encompasses all aspects of funding and liquidity management, including planning, analysis, stress testing, control, governance, policy and contingency planning. The ILAAP considers evolving regulatory standards and aims to ensure that the Group maintains sufficient financial resources of appropriate quality for the Group's funding profile. On an annual basis, the Board attests to the Group's liquidity adequacy via the liquidity adequacy statement.

Risk monitoring and reporting*

The AIBMB funding and liquidity position is reported as part of the overall Group position to the Group Asset and Liability Committee ("ALCo"), the Executive Risk Committee ("ERC") and Board Risk Committee ("BRC").

Liquidity risk stress testing

Stress testing is a key component of the liquidity risk management framework and ILAAP. AIBMB as part of AIB Group undertakes liquidity risk stress testing as a key liquidity control. These stress tests include both firm-specific and systemic risk events and a combination of both. Stressed assumptions are applied to the Group's liquidity buffer and liquidity risk drivers. The purpose of these tests is to ensure the continued stability of the Group's liquidity position, within the Group's pre-defined liquidity risk tolerance levels.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.3 Funding and liquidity risk* (continued)****Liquidity risk stress testing (continued)**

The Group has established the Contingency Funding Plan ("CFP") which is designed to ensure that the Group can manage its business in stressed liquidity conditions and restore its liquidity position should there be a major stress event.

Liquidity stress test results are reported to the ALCo, Leadership Team and Board, and to other committees. If Board approved survival limits are breached, the CFP will be activated. The CFP can also be activated by management decision independently of the stress tests. The CFP is a key element in the Group's Recovery Plan in relation to funding and liquidity.

Financial liabilities by contractual maturity*

This table analyses the gross contractual maturities of financial liabilities including interest payable at the next interest payment date held by the company.

						2016
	Repayable on demand	3 months or less but not repayable on demand	1 year or less but over 3 months	5 years or less but over 1 year	Over 5 years	Total
	€ m	€ m	€ m	€ m	€ m	€ m
Deposits by Banks	8,972	-	-	-	-	8,972
Customer accounts	2	-	-	-	-	2
Derivative financial instruments	-	-	-	-	1	1
Debt securities in issue	-	-	2,075	3,815	1,775	7,665
Subordinated liabilities	-	-	-	-	300	300
Other liabilities	-	21	93	56	24	194
Total	8,974	21	2,168	3,871	2,100	17,134
Off-balance sheet Commitments	579	-	-	-	-	579

						2015
	Repayable on demand	3 months or less but not repayable on demand	1 year or less but over 3 months	5 years or less but over 1 year	Over 5 years	Total
	€ m	€ m	€ m	€ m	€ m	€ m
Deposits by Banks	10,650	1,000	-	-	-	11,650
Customer accounts	1	-	-	-	-	1
Derivative financial instruments	-	-	-	-	1	1
Debt securities in issue	-	-	500	3,490	1,925	5,915
Subordinated liabilities	-	-	-	-	300	300
Other liabilities	4	14	57	156	24	255
Total	10,655	1,014	557	3,646	2,250	18,122
Off-balance sheet Commitments	394	-	-	-	-	394

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.3 Funding and liquidity risk* (continued)****Encumbrance**

The asset encumbrance disclosure for AIBMB has been produced in line with the 2014 EBA Guidelines complemented by EBA clarifications on the disclosure of encumbered and unencumbered assets. An asset is defined as encumbered if it has been pledged as collateral against an existing liability and as a result is no longer available to the bank to secure funding, satisfy collateral needs or to be sold.

AIBMB had an encumbrance ratio of 57% at 31 December 2016 (2015: 51%). The encumbrance level is based on the amount of assets that are required in order to meet regulatory and contractual commitments.

3.4 Capital adequacy risk*

Capital adequacy risk is defined as the risk that AIBMB or AIB Group breaches or may breach regulatory capital ratios and internal targets. The key material risks impacting on the capital adequacy position of AIBMB or AIB Group is credit risk, although it should be noted that all material risks can to some degree impact capital ratios.

Capital Adequacy Risk is mitigated at AIB Group level by an evaluation of the adequacy of AIB Group's capital under both forecast and stress conditions as part of the Internal Capital Adequacy Assessment Process ("ICAAP"). The ICAAP process includes the identification and evaluation of potential capital mitigants. The objectives of the AIB Group's capital management policy are to comply at all times with all applicable regulatory capital requirements (including requirements at AIBMB level) and to ensure that AIBMB has sufficient capital to cover current and potential future risks to its business.

Further details of AIB Group's capital position and the management thereof can be found in the capital management section of the Business review in the 2016 AIB Group Annual Financial Report.

3.5 Market risk*

Market risk is the risk relating to the uncertainty of returns attributable to fluctuations in market factors. Where the uncertainty is expressed as a potential loss in earnings or value, it represents a risk to the income and capital position of the Bank.

Interest rate risk in the banking book ("IRRBB") is the current or prospective risk to both the earnings and capital of the bank as a result of adverse movements in interest rates being applied to positions held in the banking book. Changes in interest rates impact the underlying value of the assets, liabilities and off-balance sheet instruments and, hence, its economic value (or capital position). Similarly, interest rate changes will impact the bank's net interest income through interest-sensitive income and expense effects.

AIBMB is exposed to interest rate risk arising from mortgage lending activities and the issuance of Mortgage Covered Securities. Interest rate swaps, as explained in the paragraphs below, are used to manage this exposure. The bank is not allowed to engage in proprietary trading under the conditions of the Asset Covered Securities Act and its license.

The interest rate exposure of the bank relating to its Irish residential lending is managed using two interest rate swaps with Allied Irish Banks, p.l.c. one of which, the Pool Hedge, relates only to the Pool and Mortgage Covered Securities issued by the bank and the other of which (the Non-Pool Hedge) relates only to Irish residential loans which are not included in the Pool. This split is required by the Asset Covered Securities Acts.

The Pool Hedge and the Non-Pool Hedge contracts entail the monthly payment of the average customer rate on these mortgages and in return, the receipt of 1 month Euribor plus the current margin being achieved on the mortgage portfolio. The contract is reset each month to reflect the outstanding mortgage balances at that time and to reflect updated customer rates, Euribor and margin levels. Settlements are made between the Bank and Allied Irish Banks, p.l.c. to reflect the net amount payable/receivable in each month. AIB and the Bank amended the Pool and the Non-Pool Hedge structure in December 2013 to include a one-sided free option for AIBMB to terminate the swaps without cost on any reset date.

There is some residual interest rate risk in AIBMB. This interest rate risk is transferred to and managed by AIB Treasury, subject to Capital and Liquidity review and oversight by ALCo. Treasury proactively manages the market risk on the Group's balance sheet. Market risk is managed against a range of limits approved at ALCo, which incorporate forward-looking measures such as VaR limits and stress test limits and financial measures such as 'stop-loss' and embedded value limits. Treasury documents an annual Risk Strategy and Appetite Statement as part of the annual financial planning cycle which ensures Treasury's market risk aligns with the Group's strategic business plan.

Interest rate swaps are used solely for risk management and not trading purposes.

The total nominal values of the swaps are set out in note 10 to the financial statements. The Bank is not exposed to foreign exchange risk or to equity risk.

Further details of AIB Group's Liquidity Risk, Operational Risk, Regulatory Compliance Risk and Non-Trading Interest Rate Risk frameworks are set out in the Annual Report of Allied Irish Banks, p.l.c..

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.5 Market risk* (continued)

Interest Rate Exposure and Sensitivity*

The net interest rate exposure of AIB Mortgage Bank at 31 December 2016 analysed by the earlier of the repricing and the contractual maturity date is illustrated in the following table:

	0≤1mth	1≤3mths	3≤12mths	1≤2yrs	2≤3yrs	3≤4yrs	4≤5yrs	5yrs+	Non-interest bearing	Total
	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m
Assets										
Loans and receivables to customers	18,109	135	479	363	176	273	144	11	(936)	18,754
Loans and receivables to banks	470	-	-	-	-	-	-	-	-	470
Derivatives and other financial instruments	-	-	-	-	-	-	-	-	192	192
Other assets	-	-	-	-	-	-	-	-	75	75
Total Assets	18,579	135	479	363	176	273	144	11	(669)	19,491
Liabilities										
Deposits by banks	8,972	-	-	-	-	-	-	-	-	8,972
Customer accounts	2	-	-	-	-	-	-	-	-	2
Derivatives and other financial instruments	-	-	-	-	-	-	-	-	1	1
Debt securities in issue	2,400	-	1,675	500	65	750	500	1,775	-	7,665
Subordinated liabilities	300	-	-	-	-	-	-	-	-	300
Other liabilities	-	-	-	-	-	-	-	-	244	244
Shareholders' equity	-	-	-	-	-	-	-	-	2,307	2,307
Total Liabilities	11,674	-	1,675	500	65	750	500	1,775	2,552	19,491
Derivatives financial instruments (interest rate swaps)										
Floating rate interest receivable	(20,321)	-	-	-	-	-	-	-	-	(20,321)
Floating rate interest payable	18,740	135	479	363	176	273	144	11	-	20,321
Fixed rate interest payable	5,265	-	-	-	-	-	-	-	-	5,265
Fixed rate interest receivable	-	-	(1,675)	(500)	(65)	(750)	(500)	(1,775)	-	(5,265)
Total derivatives	3,684	135	(1,196)	(137)	111	(477)	(356)	(1,764)	-	-
Interest sensitivity gap	3,221	-	-	-	-	-	-	-	(3,221)	-
Cumulative interest sensitivity gap	3,221	3,221	3,221	3,221	3,221	3,221	3,221	3,221	-	-

The impact on net interest income over a twelve month period of a 100 bps downward/upward movement in interest rates on 31 December 2016 would be circa -€203k/€203k respectively.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)

3.5 Market risk* (continued)

Interest Rate Exposure and Sensitivity* (continued)

The net interest rate exposure of AIB Mortgage Bank at 31 December 2015 analysed by the earlier of the repricing and the contractual maturity date is illustrated in the following table:

Assets	0≤1mth	1≤3mths	3≤12mths	1≤2yrs	2≤3yrs	3≤4yrs	4≤5yrs	5yrs+	Non-interest bearing	Total
	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m
Loans and receivables to customers	18,397	201	738	331	387	78	291	57	(1,109)	19,371
Loans and receivables to banks	409	-	-	-	-	-	-	-	-	409
Derivatives and other financial instruments	-	-	-	-	-	-	-	-	249	249
Other assets	-	-	-	-	-	-	-	-	133	133
Total Assets	18,806	201	738	331	387	78	291	57	(727)	20,162
Liabilities										
Deposits by banks	11,650	-	-	-	-	-	-	-	-	11,650
Customer accounts	1	-	-	-	-	-	-	-	-	1
Derivatives and other financial instruments	-	-	-	-	-	-	-	-	1	1
Debt securities in issue	1,150	-	500	1,675	500	65	750	1,275	-	5,915
Subordinated liabilities	300	-	-	-	-	-	-	-	-	300
Other liabilities	-	-	-	-	-	-	-	-	353	353
Shareholders' equity	-	-	-	-	-	-	-	-	1,942	1,942
Total Liabilities	13,101	-	500	1,675	500	65	750	1,275	2,296	20,162
Derivatives financial instruments (interest rate swaps)										
Floating rate interest receivable	(21,074)	-	-	-	-	-	-	-	-	(21,074)
Floating rate interest payable	18,991	201	738	331	387	78	291	57	-	21,074
Fixed rate interest payable	4,765	-	-	-	-	-	-	-	-	4,765
Fixed rate interest receivable	-	-	(500)	(1,675)	(500)	(65)	(750)	(1,275)	-	(4,765)
Total derivatives	2,682	201	238	(1,344)	(113)	13	(459)	(1,218)	-	-
Interest sensitivity gap	3,023	-	-	-	-	-	-	-	(3,023)	-
Cumulative interest sensitivity gap	3,023	3,023	3,023	3,023	3,023	3,023	3,023	3,023	-	-

The impact on net interest income over a twelve month period of a 100 bps downward/ upward movement in interest rates on 31 December 2015 would be circa -€71k/ €232k respectively.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.6 Operational risk***

Operational risk is the risk arising from inadequate or failed internal processes, people and systems or from external events. This includes legal risk – the potential for loss arising from the uncertainty of legal proceedings and potential legal proceedings, but excludes strategic and reputational risk. In essence, operational risk is a broad canvass of individual risk types which include products, projects, people and property, continuity and resilience, information and security and outsourcing and which AIBMB and AIB Group actively seek to mitigate against.

The key people, systems and processes supporting the Bank are provided by the Group and this relationship is governed by an Outsourcing and Agency Agreement. AIB Group's operational risk framework applies across all areas of the Group including AIBMB and the Group Operational Risk function is responsible for overseeing the management of operational risk across AIB Group. A key focus of operational risk management in AIBMB is the oversight of outsourced service activities, in particular activities related to the requirements of the ACS Act, as well as the end-to-end mortgage origination and servicing processes.

AIBMB undertakes an operational risk self-assessment which focuses on activities specific to the Bank, e.g. the Bank's funding activities and its compliance with the ACS Act. This process includes periodic assessments of relevant operational risks and the effectiveness of the related controls to address these risks. It complements the risk-based audit approach applied by internal audit in its role as independent assessor of management's control and risk management processes.

3.7 Regulatory compliance risk and conduct risk*

Regulatory Compliance risk is defined as the risk of regulatory sanctions, material financial loss or loss to reputation which AIBMB may suffer as a result of failure to comply with all applicable laws, regulations, rules, standards and codes of conduct applicable to its activities.

The level of regulatory risk remained high in 2016 as the regulatory landscape for the banking sector continued to evolve with a continuing focus on supporting the stability of the banking system and ensuring the provision of customer focussed financial services. AIBMB is committed to proactively identifying regulatory and compliance obligations arising in its operating markets in Ireland, and ensuring the timely implementation of regulatory change. Throughout 2016, projects were mobilised within AIB Group to prepare for the significant regulatory change horizon as outlined in AIB Group's annual report: Governance and Oversight – Supervision and Regulation.

The level of regulatory change is expected to continue in 2017.

Conduct Risk is defined as the risk that inappropriate actions, or inaction, by AIB Group cause poor and unfair outcomes for its customers or market instability. A mature Conduct Risk Framework, aligned with the Group Strategy, is embedded in the organisation and provides oversight of conduct risks at Leadership Team and Board level. This includes the embedding of a customer centric culture aligned to AIB's Brand Values and Code of Conduct, the promotion of good conduct throughout the organisation.

AIBMB's regulatory compliance risk is managed as part of the overall AIB Group Regulatory Compliance Framework. This includes risk identification and assessment, risk management and mitigation, and risk monitoring and reporting processes. Conduct Risk is managed in line with the processes, procedures and organisational structures for the management of Regulatory Compliance risk within AIB Group.

3.8 Culture risk

Culture Risk is the risk that intentional or unintentional behaviours or actions taken by employees which are not conducive with the overall strategy, culture and values of AIB Group will adversely impact business performance or prospects. The majority of business activities of AIBMB are outsourced to AIB p.l.c. under an Outsourcing and Agency Agreement.

Mitigating actions

Culture is an essential component in realising an organisations strategic ambitions. An effective culture is built around a general principle of "doing the right thing" for all stakeholders, including customers, staff and regulators.

AIB Group seeks to foster a consistent culture, in the way decision making occurs and how AIB communicate this from the top and throughout the AIB Group. In this way AIB has embedded a set of customer centric Brand Values ('values'). These values drive and influence activities of all staff, guiding AIB's dealings with customers, each other and all stakeholders. AIB's Brand Values are embedded within the AIB Group's framework, from the way AIB recruit, promote, reward and manage our staff.

A strong Culture demonstrates a consistent approach to compliance in both the letter and spirit of the law. AIB's Risk Culture Principles and Code of Conduct places great emphasis on the integrity of staff and accountability for both inaction and actions taken. These frameworks describe for staff the standards AIB apply that translate into how AIB behaves.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.8 Culture risk* (continued)****Mitigating actions (continued)**

How AIB lives up to the values determines what behaviours are acceptable in AIB and this means aligning remunerations and reward models around these values. In 2016 AIB launched the Aspire Performance Management Programme ("Aspire") to facilitate quality performance discussions that contribute to delivering the AIB Group's strategic ambitions. Aspire allows all staff to create goals that are clear on "What" they will achieve and that "How" they behave will be important to deliver these goals. This means that AIB stands out from its peers in embracing the right behaviours and outcomes with equal weighting, in achieving AIB's strategic ambition.

AIB has made significant steps in increasing engagement and awareness of AIB's Risk management activities throughout the AIB Group by embedding the Risk Appetite Statement in policies and frameworks of the AIB Group. The Risk Appetite Statement contains clear statements of intent as to AIB's attitude to taking and managing risk, including culture risk. It ensures AIB monitors and reports against certain culture metrics in measuring culture risk and tracking cultural change.

AIB closely monitors the evolving culture at an AIB Group level through the AIB staff engagement programme, iConnect. Engagement scores have consistently increased since its inception 2013. As a result, initiatives continue to be undertaken at team level to improve the way AIB do things and from which AIB continuously identifies opportunities to evolve the culture at AIB Group level as a competitive advantage.

AIB's iLearn training portal, provides all staff with dedicated and bespoke curriculum that allow teams and individuals to invest in themselves and therefore the organisation. AIB's Speak Up Policy and process also provides staff with a protected channel for raising concerns which is at the heart fostering an open and receptive cultural environment.

3.9 Business risk*

Business risk is the risk that external and internal factors impact on the AIB Group's performance and the achievement of its strategic objectives. External factors include the macro-economic (including interest rate), geo-political and competitive environment. Internal factors include plan delivery, cost management and execution/change management.

Competition Risk, which is a component of business risk, is the risk that the actions of competitors or new entrants to the market impair the AIB Group's competitive position, threaten the viability of its business model or even its ability to survive.

Risk identification and assessment

AIB identifies and assesses business risk as part of its integrated planning process, which encapsulates strategic, business and financial planning. This process drives delivery of AIB's strategic objectives aligned to the AIB Group's risk appetite and enables measurable business objectives to be set for management aligned to the short, medium and long-term strategy of the AIB Group.

The AIB Group reviews its assumptions on its external operating environment and, by extension, its strategic objectives on a periodic basis, the frequency of which is determined by a number of factors including the speed of change of the economic environment, changes in the financial services industry and the competitive landscape, regulatory change and deviations in actual business outturn from strategic targets. In normal circumstances, this is annually.

The AIB Group's business and financial planning process supports the AIB Group's strategy. Every year, the AIB Group prepares three-year business plans at a Group level based on macro-economic and market forecasts across a range of scenarios. The plan includes an evaluation of planned performance against a suite of key metrics, supported by detailed analysis and commentary on underlying trends and drivers, across the income statement, statement of financial position and business targets. This assessment includes, but is not limited to discussion on new lending volumes and pricing, deposits volumes and pricing, other income, cost management initiatives and credit performance. The Group plan is supported by detailed business unit plans, encapsulating the operations and activities of AIBMB. Each business unit plan is aligned to the AIB Group strategy and risk appetite. The business plan typically describes the market in which the segment operates, market and competitor dynamics, business strategy, financial assumptions underpinning the strategy, actions/investment required to achieve financial outcomes and any risks/opportunities to the strategy.

Risk management & mitigation

At a strategic level, AIBMB manages business risk within its risk appetite framework, by setting limits in respect of measures such as financial performance, portfolio concentration and risk-adjusted return. At a more operational level, the risk is mitigated through periodic monitoring of variances to plan at both Group and AIBMB level. Where performance against Plan is outside agreed tolerances or risk appetite metrics, proposed mitigating actions are presented and evaluated, and tracked thereafter. During the year, periodic forecast updates for the full year financial outcome may also be produced. The frequency of forecast updates during each year will be determined based on prevailing business conditions.

Risk monitoring and reporting

Performance against plan and risk profile against risk appetite is monitored at AIBMB level by the Bank's executive management and Board on a quarterly basis. At an overall Group level, performance against Plan and risk profile against risk appetite is monitored as part of the CFO Report which is discussed at Leadership Team and Board on a monthly basis.

*Forms an integral part of the audited financial statements.

RISK MANAGEMENT REPORT (continued)**3.10 Model risk**

Model Risk is the risk of potential adverse consequences from decisions based on incorrect or misused model outputs and reports. The responsibilities and accountabilities in relation to the governance of model risk is outlined in the AIB Group's Model Risk Framework.

The AIB Group mitigates model risk by having policies and standards in place in relation to model development, operation and validation. In addition, AIB Group Internal Audit provide independent assurance on the adequacy, effectiveness and sustainability of the governance, risk management and control framework supporting model risk through their periodic review of the Model Risk Management processes.

STATEMENT OF DIRECTORS' RESPONSIBILITIES

The Directors' are responsible for preparing the Directors' report and the annual financial statements in accordance with applicable Irish law and regulations.

Irish company law requires the Directors to prepare financial statements for each financial year. Under the law, the Directors have elected to prepare the financial statements in accordance with International Financial Reporting Standards ("IFRS") as adopted by the European Union. Under company law, the Directors must not approve the financial statements unless they are satisfied that they give a true and fair view of the assets, liabilities and financial position of the Bank as at the financial year end date and of the profit or loss of the Bank for the financial year and otherwise comply with the Companies Act 2014.

In preparing these financial statements, the Directors are required to:

- select suitable accounting policies for the Bank financial statements and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- state whether the financial statements have been prepared in accordance with applicable accounting standards, identify those standards, and note the effect and the reasons for any material departure from those standards; and
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the Bank will continue in business.

The Directors are responsible for ensuring that the Bank keeps or causes to be kept adequate accounting records which correctly explain and record the transactions of the Bank, enable at any time the assets, liabilities, financial position and profit or loss of the Bank to be determined with reasonable accuracy, enable them to ensure that the financial statements and Directors' Report comply with the Companies Act 2014 and the listing rules of the ISE, and enable the financial statements to be audited. They are also responsible for safeguarding the assets of the Bank and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Directors are responsible for the maintenance and integrity of the corporate and financial information included on the Bank's website. Legislation in Ireland governing the preparation and dissemination of financial statements may differ from legislation in other jurisdictions.

On behalf of the Board,



Dave Keenan
Chairman


Jim O'Keeffe
Managing Director

Date: 15th March 2017

INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF AIB MORTGAGE BANK

We have audited the financial statements of AIB Mortgage Bank (the "Company") for the financial year ended 31 December 2016 which comprise the Income Statement, Statement of Comprehensive Income, the Statement of Financial Position, the Statement of Cash Flows, the Statement of Changes in Shareholders' Equity and the related notes 1 to 31. The relevant financial reporting framework that has been applied in their preparation is the Companies Act 2014 and International Financial Reporting Standards (IFRS) as adopted by the European Union ("relevant financial reporting framework").

This report is made solely to the company's members, as a body, in accordance with Section 391 of the Companies Act 2014. Our audit work has been undertaken so that we might state to the company's members those matters we are required to state to them in an auditors' report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's members as a body, for our audit work, for this report, or for the opinions we have formed.

Respective responsibilities of directors and auditors

As explained more fully in the Statement of Directors' Responsibilities, the directors are responsible for the preparation of the financial statements and for being satisfied that they give a true and fair view and otherwise comply with the Companies Act 2014. Our responsibility is to audit and express an opinion on the financial statements in accordance with the Companies Act 2014 and International Standards on Auditing (UK and Ireland). Those standards require us to comply with the Auditing Practices Board's Ethical Standards for Auditors.

Scope of the audit of the financial statements

An audit involves obtaining evidence about the amounts and disclosures in the financial statements sufficient to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or error. This includes an assessment of: whether the accounting policies are appropriate to the company's circumstances and have been consistently applied and adequately disclosed; the reasonableness of significant accounting estimates made by the directors; and the overall presentation of the financial statements. In addition, we read all the financial and non-financial information in the annual financial statements to identify material inconsistencies with the audited financial statements and to identify any information that is apparently materially incorrect based on, or materially inconsistent with, the knowledge acquired by us in the course of performing the audit. If we become aware of any apparent material misstatements or inconsistencies we consider the implications for our report.

Opinion on financial statements

In our opinion, the financial statements:

- give a true and fair view of the assets, liabilities and financial position of the company as at 31 December 2016 and of the profit for the financial year then ended; and
- have been properly prepared in accordance with the relevant financial reporting framework and, in particular, with the requirements of the Companies Act 2014.

Matters on which we are required to report by the Companies Act 2014

- We have obtained all the information and explanations which we consider necessary for the purposes of our audit.
- In our opinion the accounting records of the company were sufficient to permit the financial statements to be readily and properly audited.
- The financial statements are in agreement with the accounting records.
- In our opinion the information given in the directors' report is consistent with the financial statements.

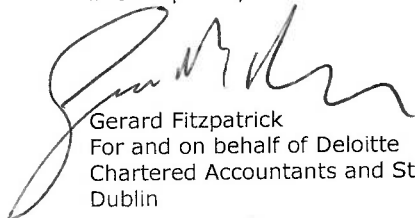
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**INDEPENDENT AUDITORS' REPORT TO THE MEMBERS OF
AIB MORTGAGE BANK**

Matters on which we are required to report by exception

We have nothing to report in respect of the provisions in the Companies Act 2014 which require us to report to you if, in our opinion, the disclosures of directors' remuneration and transactions specified by law are not made.



Gerard Fitzpatrick
For and on behalf of Deloitte
Chartered Accountants and Statutory Audit Firm
Dublin

Date: 15/3/2017

INCOME STATEMENT

For the financial year ended 31 December 2016

	Note	2016 € m	2015 € m
Interest income and similar income	3	606	663
Interest expense and similar charges	4	(179)	(212)
Net interest income		427	451
Other operating income	5	1	2
Total operating income		428	453
Administrative expenses	6	(70)	(161)
Operating profit before impairment writebacks and taxation		358	292
Writeback for impairment of loans and receivables to customers	7	59	323
Operating profit before taxation		417	615
Income tax charge	8	(52)	(77)
Profit for the financial year		365	538

The operating profit arises from continuing operations.

STATEMENT OF COMPREHENSIVE INCOME

For the financial year ended 31 December 2016

	2016 € m	2015 € m
Profit for the financial year	365	538
Other comprehensive income for the financial year	-	-
Total comprehensive income for the financial year	365	538

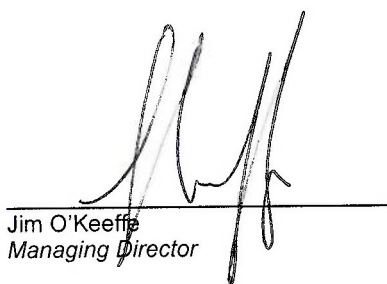
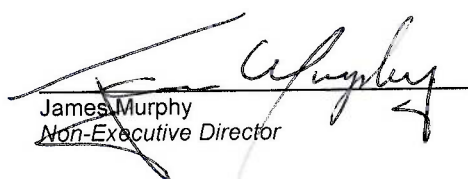
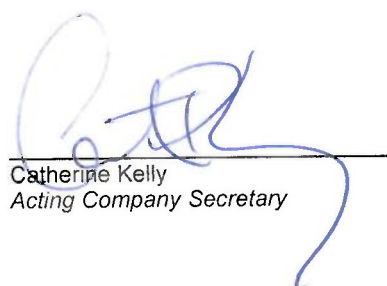
The notes on pages 53 to 85 are an integral part of these financial statements.

STATEMENT OF FINANCIAL POSITION

As at 31 December 2016

	Note	2016 € m	2015 € m
Assets			
Non-current assets held for sale	9	2	2
Derivative financial instruments	10	192	249
Loans and receivables to banks	11	470	409
Loans and receivables to customers	12	18,754	19,371
Other assets	13	47	53
Deferred taxation	14	26	78
Total assets		19,491	20,162
Liabilities			
Deposits by banks	15	8,972	11,650
Customer accounts	16	2	1
Derivative financial instruments	10	1	1
Debt securities in issue	17	7,665	5,915
Other liabilities	18	123	186
Accruals and deferred income	19	71	69
Provisions for liabilities and commitments	20	50	98
Subordinated liabilities	21	300	300
Total liabilities		17,184	18,220
Shareholders' equity			
Issued share capital presented as equity	22	1,745	1,745
Capital reserves	23	580	580
Revenue reserves		(18)	(383)
Shareholders' equity		2,307	1,942
Total liabilities and shareholders' equity		19,491	20,162

The notes on pages 53 to 84 are an integral part of these financial statements


Dave Keenan
Chairman

Jim O'Keeffe
Managing Director

James Murphy
Non-Executive Director

Catherine Kelly
Acting Company SecretaryDate: 15th March 2017

STATEMENT OF CASH FLOWS

For the financial year ended 31 December 2016

	Note	2016 € m	2015 € m
Cash flows from operating activities			
Operating profit for the year before taxation		417	615
Change in accruals and deferred income	19	2	3
Change in provisions		(48)	98
Writeback for impairment on loans and receivables	7	(59)	(323)
		312	393
Changes in operating assets and liabilities			
Change in derivative financial instruments		57	80
Change in customer accounts		1	-
Change in other assets		6	(4)
Change in assets held for sale		-	(2)
Change in other liabilities		(63)	(83)
Change in loans and receivables to customers		676	872
Net cash flows from operations before taxation		989	1,256
Taxation paid		-	-
Net cash flows from operations		989	1,256
Net cash flow from investing activities		-	-
Cash flows from financing activities			
Change in debt securities in issue		1,750	1,000
Change in deposits by banks		(2,678)	(2,316)
Net cash flows from financing activities		(928)	(1,316)
Net increase/(decrease) in cash and cash equivalents		61	(60)
Cash and cash equivalents at 1 January		409	469
Cash and cash equivalents at 31 December *	25	470	409

*Cash and cash equivalent balances include funds held as collateral for derivatives with AIB Group of €435m in 2016 (2015: €374m) and Cash Substitution Pool Assets with Barclays Bank p.l.c. of €35m in 2016 (2015: €35m). See Note 11.

The notes on pages 53 to 84 are an integral part of these financial statements.

STATEMENT OF CHANGES IN SHAREHOLDERS' EQUITY

For the financial year ended 31 December 2016

	Ordinary Share Capital € m	Capital Reserves € m	Revenue Reserves € m	Total Shareholders' Equity € m
At 1 January 2016	1,745	580	(383)	1,942
Total comprehensive income for the period	-	-	365	365
At 31 December 2016	1,745	580	(18)	2,307
At 1 January 2015	1,745	580	(921)	1,404
Total comprehensive income for the period	-	-	538	538
At 31 December 2015	1,745	580	(383)	1,942

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NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES**

The accounting policies applied in the preparation of the financial statements for the financial year ended 31 December 2016 are set out below.

1.1. Reporting entity

AIB Mortgage Bank ('the Bank') is a public unlimited company operating under the Irish Central Bank Act, 1971 (as amended) and as a designated mortgage credit institution under the Asset Covered Securities Acts 2001 and 2007. It is a wholly owned subsidiary of Allied Irish Banks, p.l.c. and is regulated by the SSM. Its principal purpose is to issue Mortgage Covered Securities for the purpose of financing loans secured on residential property in accordance with the Asset Covered Securities Acts. Such loans may be made directly by the Bank to customers through the AIB Group branch network in the Republic of Ireland or may be purchased from Allied Irish Banks, p.l.c. and other members of the AIB Group or third parties.

1.2. Statement of compliance

The financial statements have been prepared in accordance with International Accounting Standards and International Financial Reporting Standards (collectively "IFRSs") as issued by the International Accounting Standards Board ("IASB") and International Financial Reporting Standards as adopted by the European Union ("EU") and applicable for the financial year ended 31 December 2016. The accounting policies have been consistently applied by the Bank and are consistent with the previous year, unless otherwise described. The financial statements also comply with the Companies Act 2014 applicable to companies reporting under IFRS and the European Communities (Credit Institutions: Financial Statements) Regulations, 2015, the Asset Covered Securities Acts 2001 and 2007, and the listing rules of the ISE.

1.3. Basis of preparation***Functional and presentation currency***

The financial statements are presented in Euro, which is the functional currency of the Bank, rounded to the nearest million.

Basis of measurement

The financial statements have been prepared under the historical cost basis, with the exception of the following assets and liabilities which are stated at their fair value: derivative financial instruments, financial instruments at fair value through profit or loss, certain hedged financial assets and financial liabilities.

The financial statements comprise the income statement, the statement of comprehensive income, the statement of financial position, the statement of cash flows, and the statement of changes in shareholders' equity together with the related notes. These notes also include financial instrument related disclosures which are required by IFRS 7 and revised IAS 1, contained in the Risk Management section of the annual financial statements. The relevant information on those pages is identified as forming an integral part of the audited financial statements.

Use of estimates and judgements

The preparation of financial statements requires management to make judgements, estimates and assumptions that affect the application of policies and reported amounts of certain assets, liabilities, revenues, expenses and disclosures of contingent assets and liabilities. The estimates and assumptions are based on historical experience and various other factors that are believed to be reasonable under the circumstances. Since management's judgement involves making estimates concerning the likelihood of future events, the actual results could differ from those estimates. The estimates and underlying assumptions are reviewed on an on-going basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised and in any future periods affected. The estimates that have significant effect on the financial statements and estimates with a significant risk of material adjustment in the next year are in the areas of loan impairment and impairment of other financial instruments; determination of the fair value of certain financial assets and liabilities, and provisions for liabilities and commitments. In addition, the designation of financial assets and financial liabilities has a significant impact on their income statement treatment and could have a significant impact on reported income. A description of these estimates and judgements is set out in note 2 of the financial statements.

Going concern

The financial statements for the financial year ended 31 December 2016 have been prepared on a going concern basis as the Directors are satisfied, having considered the risks and uncertainties impacting the Bank, that it has the ability to continue in business for the period of assessment. The period of assessment used by the Directors is twelve months from the date of approval of these annual financial statements.

AIB Mortgage Bank is dependent on its parent, Allied Irish Banks, p.l.c. for continued funding and is therefore dependent on the going concern status of the parent.

The financial statements of Allied Irish Banks, p.l.c. for the financial year ended 31 December 2016 have been prepared on a going concern basis as the Directors of AIB Group are satisfied, having considered the risks and uncertainties impacting the AIB Group, that it has the ability to continue in business for the period of assessment. The period of assessment used by the Directors of AIB Group is twelve months from the date of approval of its annual financial statements.

In making its assessment, the Directors of AIB Group have considered a wide range of information relating to present and future conditions. These have included financial plans covering the period 2017 to 2019 approved by the Board in December 2016, liquidity and funding forecasts, and capital resources projections, all of which have been prepared under base and stress scenarios. In formulating these plans, the current Irish economic environment and forecasts for growth and employment were considered as well as the stabilisation of property prices. The Directors of AIB Group have also considered the outlook for the Eurozone and UK economies, and the factors and uncertainties impacting their performance including the possible fallout from Brexit.

NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES (continued)****1.3. Basis of preparation (continued)****Going concern (continued)**

The Directors of AIB Group have also considered the principal risks and uncertainties which could materially affect the Group's future business performance and profitability.

The Directors of AIB Group believe that the capital resources are sufficient to ensure that the Group is adequately capitalised both in a base and stress scenario.

In relation to liquidity and funding, the Directors of AIB Group are satisfied, based on AIB's position in the market place, that in all reasonable circumstances required liquidity and funding from the Central Bank of Ireland/ECB would be available to the Group during the period of assessment.

On the basis of the above, the Directors of AIB Group believe that it is appropriate to prepare the financial statements on a going concern basis having concluded that there are no material uncertainties related to events or conditions that may cast significant doubt on the Group's ability to continue as a going concern over the period of assessment.

Conclusion

On the basis of the continued availability of funding from Allied Irish Banks, p.l.c. to AIB Mortgage Bank, the Directors of the Bank believe that it is appropriate to prepare the financial statements on a going concern basis having concluded that there are no material uncertainties related to events or conditions that may cast significant doubt on its ability to continue as a going concern over the period of assessment.

Adoption of new accounting standards

During the year to 31 December 2016, the Group adopted amendments to standards and interpretations which had an insignificant impact on these financial statements.

1.4. Interest income and expense recognition

Interest income and expense is recognised in the income statement for all interest-bearing financial instruments using the effective interest method.

The effective interest method is a method of calculating the amortised cost of a financial asset or financial liability (or group of financial assets or financial liabilities) and of allocating the interest income or interest expense over the relevant period. The effective interest rate is the rate that exactly discounts the estimated future cash payments or receipts through the expected life of the financial instrument to the net carrying amount of the financial asset or financial liability. The application of the method has the effect of recognising income receivable and expense payable on the instrument evenly in proportion to the amount outstanding over the period to maturity or repayment.

In calculating the effective interest rate, the Bank estimates cash flows (using projections based on its experience of customers' behaviour) considering all contractual terms of the financial instrument but excluding future credit losses. The calculation takes into account all fees, including those for any expected early redemption, and points paid or received between parties to the contract that are an integral part of the effective interest rate, transaction costs and all other premiums and discounts.

All costs associated with mortgage incentive schemes are included in the effective interest rate calculation. Fees and commissions payable to third parties in connection with lending arrangements, where these are direct and incremental costs related to the issue of a financial instrument, are included in interest income as part of the effective interest rate.

Interest income and expense presented in the income statement includes:

- Interest on financial assets and financial liabilities at amortised cost on an effective interest method; and
- Net interest income and expense on qualifying hedge derivatives designated as cash flow hedges or fair value hedges which are recognised in interest income or interest expense.

1.5. Net trading income

Net trading income comprises gains less losses relating to trading assets and liabilities, and includes all realised and unrealised fair value changes.

1.6. Financial assets**Loans and receivables**

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market and which are not classified as available for sale. They arise when the Bank provides money or services directly to a customer with no intention of trading the loan. Loans and receivables are initially recognised at fair value adjusted for direct and incremental transaction costs and are subsequently carried on an amortised cost basis. See note 1.14 for detailed disclosure of the valuation techniques used.

NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES (continued)****1.7. Financial liabilities**

Issued financial instruments and their components are classified as liabilities where the substance of the contractual arrangement results in the Bank having a present obligation to either deliver cash or another financial asset to the holder or to exchange financial instruments on terms that are potentially unfavourable or to satisfy the obligation otherwise than by the exchange of a fixed amount of cash or another financial asset for a fixed number of equity shares.

Financial liabilities are initially recognised at fair value, being the issue proceeds (fair value of consideration received) net of transaction costs incurred. Financial liabilities are subsequently measured at amortised cost with any difference between the proceeds net of transaction costs and the redemption value is recognised in the income statement using the effective interest rate method.

The Bank derecognises a financial liability when its contractual obligation is discharged, cancelled or expired. Any gain or loss on the extinguishment or re-measurement of a financial liability is recognised in the income statement. See note 1.14 for detailed disclosure of the valuation techniques used.

1.8. Derivatives and hedge accounting

Derivatives, such as interest rate swaps are used for risk management purposes.

Derivatives

Derivatives are measured initially at fair value on the date on which the derivative contract is entered into and subsequently remeasured at fair value. Fair values are obtained from quoted market prices in active markets, including recent market transactions, and from valuation techniques using discounted cash flow models and option pricing models as appropriate. Derivatives are included in assets when their fair value is positive and in liabilities when their fair value is negative, unless there is the legal ability and intention to settle an asset and liability on a net basis.

The best evidence of the fair value of a derivative at initial recognition is the transaction price (i.e. the fair value of the consideration given or received) unless the fair value of that instrument is evidenced by comparison with other observable current market transactions in the same instrument (i.e. without modification or repackaging) or based on a valuation technique whose variables include only data from observable markets.

Profits or losses are only recognised on initial recognition of derivatives when there are observable current market transactions or valuation techniques that are based on observable market inputs.

Hedging

All derivatives are carried at fair value and the accounting treatment of the resulting fair value gain or loss depends on whether the derivative is designated as a hedging instrument, and if so, the nature of the item being hedged. Where derivatives are held for risk management purposes, and where transactions meet the criteria specified in IAS 39 'Financial Instruments: Recognition and Measurement', the Bank designates certain derivatives as hedges of the fair value of recognised assets or liabilities or firm commitments ('fair value hedge').

When a financial instrument is designated as a hedging instrument in a qualifying hedge, the Bank formally documents the relationship between the hedging instrument and hedged item as well as its risk management objectives and its strategy for undertaking the various hedging transactions. The Bank also documents its assessment, both at hedge inception and on an ongoing basis, of whether the derivatives that are used in hedging transactions are highly effective in offsetting changes in fair values or cash flows of the hedged items.

The Bank discontinues hedge accounting when:

- it is determined that a derivative is not, or has ceased to be, highly effective as a hedge;
- the derivative expires, or is sold, terminated, or exercised;
- the hedged item matures or is sold or repaid.

To the extent that the changes in the fair value of the hedging derivative differ from changes in fair value of the hedged risk in the hedged item; or the cumulative change in the fair value of the hedging derivative differs from the cumulative change in the fair value of expected future cash flows of the hedged item, ineffectiveness arises. The amount of ineffectiveness, (taking into account the timing of the expected cash flows, where relevant) provided it is not so great as to disqualify the entire hedge for hedge accounting, is recorded in the income statement.

In certain circumstances, the Bank may decide to cease hedge accounting even though the hedge relationship continues to be highly effective by no longer designating the financial instrument as a hedge.

Fair value hedge accounting

Changes in fair value of derivatives that qualify and are designated as fair value hedges are recorded in the income statement, together with changes in the fair value of the hedged asset or liability that are attributable to the hedged risk. If the hedge no longer meets the criteria for hedge accounting, the fair value hedging adjustment cumulatively made to the carrying value of the hedged item is, for items carried at amortised cost, amortised over the period to maturity of the previously designated hedge relationship using the effective interest method.

Derivatives used to manage interest rate risk arising on mortgage covered securities have been designated as fair value hedges.

NOTES TO THE FINANCIAL STATEMENTS (continued)

1. ACCOUNTING POLICIES (continued)

1.8. Derivatives and hedge accounting (continued)

Derivatives that do not qualify for hedge accounting

Certain derivative contracts entered into as economic hedges do not qualify for hedge accounting. Changes in the fair value of these derivative instruments are recognised immediately in the income statement.

Derivatives used to manage interest rate risk arising on mortgage loans to customers do not qualify for hedge accounting. Changes in their fair value are recognised immediately in the income statement.

See note 1.14 for detailed disclosure of the valuation techniques used.

1.9. Impairment of financial assets

It is the Bank's policy to make provisions for impairment of financial assets to reflect the losses inherent in those assets at the reporting date.

Impairment

The Bank assesses at each reporting date whether there is objective evidence that a financial asset or a portfolio of financial assets is impaired. A financial asset or portfolio of financial assets is impaired and impairment losses are incurred if, and only if, there is objective evidence of impairment as a result of one or more loss events that occurred after the initial recognition of the asset on or before the reporting date, ('a loss event') and that loss event or events has had an impact such that the estimated present value of future cash flows is less than the current carrying value of the financial asset, or portfolio of financial assets.

Objective evidence that a financial asset, or a portfolio of financial assets, is impaired includes observable data that comes to the attention of the Bank about the following loss events:

- a) significant financial difficulty of the issuer or obligor;
- b) a breach of contract, such as a default or delinquency in interest or principal payments;
- c) the granting to the borrower of a concession, for economic or legal reasons relating to the borrower's financial difficulty that the Bank would not otherwise consider;
- d) it becomes probable that the borrower will enter bankruptcy or other financial reorganisation;
- e) the disappearance of an active market for that financial asset because of financial difficulties; or
- f) observable data indicating that there is a measurable decrease in the estimated future cash flows from a portfolio of financial assets since the initial recognition of those assets, although the decrease cannot yet be identified with the individual financial assets in the portfolio, including:
 - i. adverse changes in the payment status of borrowers in the portfolio; and
 - ii. national or local economic conditions that correlate with defaults on the assets in the portfolio.

Incurred but not reported

The Bank first assesses whether objective evidence of impairment exists individually for financial assets that are individually significant, and individually or collectively for financial assets that are not individually significant (i.e. individually insignificant). If the Bank determines that no objective evidence of impairment exists for an individually assessed financial asset, whether significant or not, it includes the asset in a group of financial assets with similar credit risk characteristics and includes these performing assets under the collective incurred but not reported ("IBNR") assessment.

An IBNR impairment provision represents an interim step pending the identification of impairment losses on an individual asset in a group of financial assets. As soon as information is available that specifically identifies losses on individually impaired assets in a group, those assets are removed from the group. Assets that are individually assessed for impairment and for which an impairment loss is, or continues to be, recognised are not included in a collective assessment of impairment.

Collective evaluation of impairment

For the purpose of collective evaluation of impairment (individually insignificant impaired assets and IBNR), financial assets are grouped on the basis of similar risk characteristics. These characteristics are relevant to the estimation of future cash flows for groups of such assets by being indicative of the counterparty's ability to pay all amounts due according to the contractual terms of the assets being evaluated.

Future cash flows in a group of financial assets that are collectively evaluated for impairment are estimated on the basis of the contractual cash flows of the assets in the group and the historical loss experience for assets with credit risk characteristics similar to those in group. Historical loss experience is adjusted on the basis of current observable data to reflect the effects of current conditions that did not affect the period on which the historical loss experience is based and to remove the effects of conditions in the historical period that do not currently exist.

The methodology and assumption used for estimating future cash flows are reviewed regularly to reduce any differences between loss estimates and actual loss experience.

Impairment loss

For loans and receivables, the amount of impairment loss is measured as the difference between the asset's carrying amount and the present value of estimated future cash flows discounted at the asset's original effective interest rate. The amount of the loss is recognised using an allowance account and is included in the income statement.

NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES (continued)****1.9. Impairment of financial assets (continued)**

Following impairment, interest income is recognised using the original effective rate of interest which was used to discount the future cash flows for the purpose of measuring the impairment loss. If, in a subsequent period, the amount of the impairment loss decreases and the decrease can be related objectively to an event occurring after the impairment was recognised, the previously recognised impairment loss is reversed by adjusting the allowance account. The amount of the reversal is recognised in the income statement.

When a loan has been subjected to a specific provision and the prospects of recovery do not improve, a time will come when it maybe concluded that there is no real prospect of recovery. When this point is reached, the amount of the loan which is considered to be beyond the prospect of recovery is written off against the related provision for loan impairment. Subsequent recoveries of amounts previously written off decrease the amount of the provision for loan impairment in the income statement.

Collateralised financial assets – Repossessions

The calculation of the present value of the estimated future cash flows of a collateralised financial asset reflects the cash flows that may result from foreclosure, costs for obtaining and settling the collateral, and whether or not foreclosure is probable. For loans which are impaired, the Bank may repossess collateral previously pledged as security in order to achieve an orderly realisation of the loan. The Bank will then offer this repossessed collateral for sale. However, if the Bank believes the proceeds of the sale will comprise only part of the recoverable amount of the loan with the customer remaining liable for any outstanding balance, the loan continues to be recognised and the repossessed asset is not recognised. However, if the Bank believes that the sale proceeds of the asset will comprise all, or substantially all, of the recoverable amount of the loan, the loan is derecognised and the acquired asset is accounted for in accordance with the applicable accounting standard. Any further impairment of the repossessed asset is treated as an impairment of the relevant asset and not as an impairment of the original loan.

Past due loans

When a borrower fails to make a contractually due payment, a loan is deemed to be past due. 'Past due days' is the term used to describe the cumulative numbers of days that a missed payment is overdue. Past due days commence from the close of business on the day on which a payment is due but not received.

When a borrower is past due, the entire exposure is reported as past due, rather than the amount of any excess or arrears.

Loans renegotiated and forbearance

From time to time, the Bank will modify the original terms of a customer's loan either as part of the on-going relationship with the customer or arising from changes in the customer's circumstances such when that customer is unable to make the agreed original contractual repayments.

Forbearance

A forbearance agreement is entered into where the customer is in financial difficulty to the extent that they are unable to repay both the principal and interest on their loan in accordance with their original contract. Following an assessment of the customer's repayment capacity, a potential solution will be determined from the options available. There are a number of different types of forbearance options including interest and/or arrears capitalisation, interest rate adjustments, payment holidays, term extensions and split loans. These are detailed in the Credit Risk section 3.1 of the Risk Management Report. A request for a forbearance solution acts as a trigger for an impairment test.

All loans that are assessed for a forbearance solution are tested for impairment under IAS 39 and where a loan is deemed impaired, an appropriate provision is raised to cover the difference between the loan's carrying value and the present value of estimated future cash flows discounted at the loan's original effective interest rate. Where, having assessed the loan for impairment and the loan is not deemed to be impaired, it is included within the collective assessment as part of the IBNR provision calculation.

Forbearance mortgage loans, classified as impaired, may be upgraded from impaired status, subject to a satisfactory assessment by the appropriate credit authority as to the borrower's continuing ability and willingness to repay and confirmation that the relevant security held by the Bank continues to be enforceable. In this regard, the borrower is required to display a satisfactory performance following the restructuring of the loan in accordance with new agreed terms, comprising typically, a period of twelve months of consecutive payments of full principal and interest and, the upgrade would initially be to Watch/Vulnerable grades. Where upgraded out of impaired, loans are included in the Bank's collective assessment for IBNR provisions.

Where the terms on a renegotiated loan which has been subject to an impairment provision differ substantially from the original loan terms either in a quantitative or qualitative analysis, the original loan is derecognised and a new loan is recognised at fair value. Any difference between the carrying amount of the loan and the fair value of the new renegotiated loan terms is recognised in the Income Statement. Interest accrues on the new loan based on the current market rates in place at the time of renegotiation.

Non-forbearance renegotiation

Occasionally, the Bank may temporarily amend the contractual repayments terms on a loan (e.g. payment moratorium) for a short period of time due to a temporary change in the life circumstances of the borrower. Because such events are not directly linked to repayment capacity, these amendments are not considered forbearance. The changes in expected cash flows are accounted for under Application Guidance 8 of IAS 39 i.e. the carrying amount of the loan is adjusted to reflect the revised estimated cash flows which are discounted at the original effective interest rate. Any adjustment to the carrying amount of the loan is reflected in the income statement.

NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES (continued)****1.9. Impairment of financial assets (continued)*****Non-forbearance renegotiation (continued)***

However, where the terms on a renegotiated loan differ substantially from the original loan terms either in a quantitative or qualitative analysis, the original loan is derecognised and a new loan is recognised at fair value. Any difference arising between the derecognised loan and the new loan is recognised in the income statement.

Where a customer's request for a modification to the original loan agreement is deemed not to be a forbearance request (i.e. the customer is not in financial difficulty to the extent that they are unable to repay both the principal and interest), these loans are not disaggregated for monitoring/reporting or IBNR assessment purposes.

1.10. Non-credit risk provisions

Provisions are recognised for present legal or constructive obligations arising as consequences of past events where it is probable that a transfer of economic benefit will be necessary to settle the obligation, and it can be reliably estimated.

When the effect is material, provisions are determined by discounting expected future cash flows at a pre-tax rate that reflects current market assessments of the time value of money and, where appropriate, the risks specific to the liability. Payments are deducted from the present value of the provision, and interest at the relevant discount rate is charged annually to interest expense using the effective interest method. Changes in the present value of the liability as a result of movements in interest rates are included in other income. The present value of provisions is included in other liabilities.

1.11. Income tax, including deferred tax

Income tax comprises current and deferred tax. Income tax is recognised in the Income Statement except to the extent that it relates to items recognised in other comprehensive income, in which case it is recognised in other comprehensive income. Income tax relating to items in equity is recognised directly in equity.

Current tax is the expected tax payable on the taxable income for the financial year using tax rates enacted or substantively enacted at the reporting date and any adjustment to tax payable in respect of previous financial years.

Deferred income tax is provided, using the financial statement liability method, on temporary differences between the tax bases of assets and liabilities and their carrying amounts for financial reporting purposes. Deferred income tax is determined using tax rates based on legislation enacted or substantively enacted at the reporting date and expected to apply when the deferred tax asset is realised or the deferred tax liability is settled. Deferred income tax assets are recognised when it is probable that future taxable profits will be available against which the temporary differences will be utilised. The deferred tax asset is reviewed at the end of each reporting period and the carrying amount will reflect the extent that sufficient taxable profits will be available to allow the asset to be recovered.

The tax effects of income tax losses available for carry forward are recognised as an asset when it is probable that future taxable profits will be available against which these losses can be utilised.

Deferred and current tax assets and liabilities are only offset when they arise in the same tax reporting group and where there is both the legal right and the intention to settle the current tax assets and liabilities on a net basis or to realise the asset and settle the liability simultaneously.

1.12. Cash and cash equivalents

For the purposes of the cash flow statements, cash comprises cash on hand and cash equivalents comprise highly liquid investments that are convertible into cash with an insignificant risk of changes in value and with a maturity of less than three months from the date of acquisition.

1.13. Shareholders' equity

Issued financial instruments, or their components, are classified as equity where they meet the definition of equity and confer on the holder a residual interest in the assets of the Bank. Incremental costs directly attributable to the issue of an equity instrument are deducted from the initial measurement of the equity instrument.

Share capital

Share capital represents funds raised by issuing shares in return for cash or other consideration. Share capital comprises ordinary shares.

Dividends and distributions

Dividends on ordinary shares are recognised in equity in the period in which they are approved by the Bank's shareholders, or in the case of the interim dividend when it has been approved for payment by the Board of Directors.

Capital reserves

Capital reserves represent cash contribution from AIB p.l.c..

Revenue reserves

Revenue reserves represent retained earnings of the Bank.

NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES (continued)****1.14. Determination of fair value of financial instruments**

The fair value of a financial instrument is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date in the principal, or in its absence, the most advantageous market to which the Group has access at that date. The Group considers the impact of non-performance risk when valuing its financial liabilities.

Financial instruments are initially recognised at fair value and, with the exception of financial assets at fair value through profit or loss, the initial carrying amount is adjusted for direct and incremental transaction costs. In the normal course of business, the fair value on initial recognition is the transaction price (fair value of consideration given or received). If the Group determines that the fair value at initial recognition differs from the transaction price and the fair value is determined by a quoted price in an active market for the same financial instrument, or by a valuation technique which uses only observable market inputs, the difference between the fair value at initial recognition and the transaction price is recognised as a gain or loss. If the fair value is calculated by a valuation technique that features significant market inputs that are not observable, the difference between the fair value at initial recognition and the transaction price is deferred. Subsequently, the difference is recognised in the income statement on an appropriate basis over the life of the financial instrument, but no later than when the valuation is supported by wholly observable inputs; the transaction matures; or is closed out.

Subsequent to initial recognition, the methods used to determine the fair value of financial instruments include quoted prices in active markets where those prices are considered to represent actual and regularly occurring market transactions. Where quoted prices are not available or are unreliable because of market inactivity, fair values are determined using valuation techniques. These valuation techniques maximise the use of relevant observable inputs and minimise the use of unobservable inputs. The valuation techniques used incorporate the factors that market participants would take into account in pricing a transaction. Valuation techniques include the use of recent orderly transactions between market participants, reference to other similar instruments, option pricing models, discounted cash flow analysis and other valuation techniques commonly used by market participants.

Quoted prices in active markets are used where those prices are considered to represent actual and regularly occurring market transactions for financial instruments in active markets.

Valuations for negotiable instruments such as debt and equity securities are determined using bid prices for asset positions and offer prices for liability positions.

Where securities are traded on an exchange, the fair value is based on prices from the exchange. The market for debt securities largely operates on an 'over the counter' basis which means that there is not an official clearing or exchange price for these security instruments. Therefore, market makers and/or investment banks ('contributors') publish bid and offer levels which reflect an indicative price that they are prepared to buy and sell a particular security. The Group's valuation policy requires that the prices used in determining the fair value of securities quoted in active markets must be sourced from established market makers and/or investment banks.

Valuation techniques

In the absence of quoted market prices, and in the case of over-the-counter derivatives, fair value is calculated using valuation techniques. Fair value may be estimated using quoted market prices for similar instruments, adjusted for differences between the quoted instrument and the instrument being valued. Where the fair value is calculated using discounted cash flow analysis, the methodology is to use, to the extent possible, market data that is either directly observable or is implied from instrument prices, such as interest rate yield curves, equity and commodity prices, credit spreads, option volatilities and currency rates. In addition, the Group considers the impact of own credit risk and counterparty risk when valuing its derivative liabilities.

The valuation methodology is to calculate the expected cash flows under the terms of each specific contract and then discount these values back to a present value. The assumptions involved in these valuation techniques include:

- The likelihood and expected timing of future cash flows of the instrument. These cash flows are generally governed by the terms of the instrument, although management judgement may be required when the ability of the counterparty to service the instrument in accordance with the contractual terms is in doubt. In addition, future cash flows may also be sensitive to the occurrence of future events, including changes in market rates; and
- Selecting an appropriate discount rate for the instrument, based on the interest rate yield curves including the determination of an appropriate spread for the instrument over the risk-free rate. The spread is adjusted to take into account the specific credit risk profile of the exposure.

All adjustments in the calculation of the present value of future cash flows are based on factors market participants would take into account in pricing the financial instrument.

Certain financial instruments (both assets and liabilities) may be valued on the basis of valuation techniques that feature one or more significant market inputs that are not observable. When applying a valuation technique with unobservable data, estimates are made to reflect uncertainties in fair values resulting from a lack of market data, for example, as a result of illiquidity in the market. For these instruments, the fair value measurement is less reliable. Inputs into valuations based on non-observable data are inherently uncertain because there is little or no current market data available from which to determine the price at which an orderly transaction between market participants would occur under current market conditions. However, in most cases there is some market data available on which to base a determination of fair value, for example historical data, and the fair values of most financial instruments will be based on some market observable inputs even where the non-observable inputs are significant. All unobservable inputs used in valuation techniques reflect the assumptions market participants would use when fair valuing the financial instrument.

NOTES TO THE FINANCIAL STATEMENTS (continued)

1. ACCOUNTING POLICIES (continued)

1.14. Determination of fair value of financial instruments (continued)

The Group tests the outputs of the valuation model to ensure that it reflects current market conditions. The calculation of fair value for any financial instrument may require adjustment of the quoted price or the valuation technique output to reflect the cost of credit risk and the liquidity of the market, if market participants would include one, where these are not embedded in underlying valuation techniques or prices used.

The choice of contributors, the quality of market data used for pricing, and the valuation techniques used are all subject to internal review and approval procedures.

Transfers between levels of the fair value hierarchy

The Group recognises transfers between levels of the fair value hierarchy at the end of the reporting period during which the change occurred.

1.15. Non-current assets held for sale

A non-current asset is classified as held for sale if it is expected that its carrying amount will be recovered principally through sale rather than through continuing use, it is available for immediate sale and sale is highly probable within one year. For the sale to be highly probable, the appropriate level of management must be committed to a plan to sell the asset.

On initial classification as held for sale, generally, non-current assets are measured at the lower of previous carrying amount and fair value less costs to sell with any adjustments taken to the income statement. The same applies to gains and losses on subsequent re-measurement. Financial assets within the scope of IAS 39 continue to be measured in accordance with that standard.

Impairment losses subsequent to classification of assets as held for sale are recognised in the income statement. Subsequent increases in fair value less costs to sell of assets that have been classified as held for sale are recognised in the income statement to the extent that the increase is not in excess of any cumulative impairment loss previously recognised in respect of the asset. Assets classified as held for sale are not depreciated.

Gains and losses on re-measurement and impairment losses subsequent to classification as non-current assets held for sale are shown within continuing operations in the income statement

Non-current assets held for sale are presented separately on the statement of financial position. Prior periods are not reclassified.

1.16. Foreign currency translation

Items included in the financial statements of each of the Group's entities are measured using their functional currency, being the currency of the primary economic environment in which the entity operates.

Transactions and balances

Foreign currency transactions are translated into the respective entity's functional currency using the exchange rates prevailing at the dates of the transactions. Monetary assets and liabilities denominated in foreign currencies are re-translated at the rate prevailing at the period end. Foreign exchange gains and losses resulting from the settlement of such transactions and from the re-translation at period end exchange rates of the amortised cost of monetary assets and liabilities denominated in foreign currencies are recognised in the income statement.

1.17. Prospective accounting changes

The following new standards and amendments to existing standards which have been approved by the IASB, but not early adopted by the Bank, will impact the Bank's financial reporting in future periods. The Bank is currently considering the impacts of these new standards and amendments. The new accounting standards and amendments which are more relevant to the Bank are detailed below:

(a) IFRS 15 Revenue from Contracts with Customers

IFRS 15, which was issued in May 2014, replaces IAS 11 *Construction Contracts* and IAS 18 *Revenue* in addition to IFRIC 13, IFRIC 15, IFRIC 18 and SIC-31.

IFRS 15 specifies how and when an entity recognises revenue from a contract with a customer through the application of a single, principles based five-step model. The standard specifies new qualitative and quantitative disclosure requirements to enable users of financial statements understand the nature, amount, timing and uncertainty of revenue and cash flows arising from contracts with customers.

A Group-wide project has been rolled out where the various types of revenue streams have been identified and analysed. However, due to the nature of these revenue streams, no significant change to the Bank's financial statements has been highlighted as a result of the analysis. Accordingly, it is expected that any impact will be minimal, although not yet quantified.

On transition, while the Bank will apply this standard retrospectively, it will exercise certain practical expedients as allowed by the standard. Prior periods will not be restated and the opening balance of retained earnings will be adjusted for any prior period impacts. Additionally, for contracts completed before the earliest period presented, AIBMB will not be restating the opening balance of retained earnings.

Effective date: Annual periods beginning on or after 1 January 2018.

NOTES TO THE FINANCIAL STATEMENTS (continued)

1. ACCOUNTING POLICIES (continued)

1.17. Prospective accounting changes

(b) IFRS 9 Financial Instruments

IFRS 9 *Financial Instruments* was issued in July 2014 and will replace IAS 39 *Financial Instruments: Recognition and Measurement*. IFRS 9 includes a revised classification and measurement model, a forward looking 'expected credit loss' impairment methodology and modifies the approach to hedge accounting. Unless early adopted, the standard is effective for accounting periods beginning 1 January 2018. The key changes under the standard are:

Classification and measurement

- Financial assets are classified on the basis of the business model within which they are held and their contractual cash flow characteristics. The classification and measurement categories are amortised cost, fair value through other comprehensive income and fair value through profit and loss;
- A financial asset is measured at amortised cost if two criteria are met: a) the objective of the business model is to hold the financial asset for the collection of the contractual cash flows, and b) the contractual terms give rise on specified dates to cash flows that are solely payments of principal and interest ("SPPI");
- If a financial asset is eligible for amortised cost measurement, an entity can elect to measure it at fair value if it eliminates or significantly reduces an accounting mismatch;
- Interest is calculated on the gross carrying amount of a financial asset, except where the asset is credit impaired in which case interest is calculated on the carrying amount after deducting the impairment provision;
- There is no separation of an embedded derivative where the instrument is a financial asset;
- Equity instruments must be measured at fair value, however, an entity can elect on initial recognition to present fair value changes, including any related foreign exchange component on non-trading equity investments directly in other comprehensive income. There is no subsequent recycling of fair value gains and losses to profit or loss; however dividends from such investments will continue to be recognised in profit or loss.

Impairment

- Requires more timely recognition of expected credit losses using a three stage approach. For financial assets where there has been no significant increase in credit risk since origination, a provision for 12 months expected credit losses is required. For financial assets where there has been a significant increase in credit risk or where the asset is credit impaired, a provision for full lifetime expected losses is required;
- The assessment of whether credit risk has increased significantly since origination is performed for each reporting period by considering the change in risk of default occurring over the remaining life of the financial instrument, rather than by considering an increase in expected credit loss;
- The assessment of credit risk, and the estimation of expected credit loss, are required to be unbiased and probability-weighted, and should incorporate all available information which is relevant to the assessment, including information about past events, current conditions and reasonable and supportable forecasts of future events and economic conditions at the reporting date. In addition, the estimation of expected credit loss should take into account the time value of money. As a result, the recognition and measurement of impairment is more forward-looking than under IAS 39 and the resulting impairment charge will tend to be more volatile. It will also tend to result in an increase in the total level of impairment allowances, since all financial assets will be assessed for at least 12-month expected credit loss and the population of financial assets to which lifetime expected credit loss applies is likely to be larger than the population for which there is objective evidence of impairment in accordance with IAS 39.

Financial liabilities

- The classification of financial liabilities is essentially unchanged, except that, for certain liabilities measured at fair value, gains or losses relating to changes in the entity's own credit risk are to be included in other comprehensive income.

Hedge accounting

- The general hedge accounting requirements aim to simplify hedge accounting, creating a stronger link with risk management strategy and permitting hedge accounting to be applied to a greater variety of hedging instruments and risks. The standard does not explicitly address macro hedge accounting strategies, which are being considered in a separate project. To remove the risk of any conflict between existing macro hedge accounting practice and the new general hedge requirements, IFRS 9 includes an accounting policy choice to remain with IAS 39 hedge accounting.

Assessment of IFRS 9 Impacts

A Group-wide Programme, led jointly by Risk and Finance, commenced work during 2015 to oversee delivery of the requirements for implementation of IFRS 9.

The governance structure includes a Steering Committee mandated to oversee implementation in accordance with the standard, a Technical Approval Group to approve key accounting policy change decisions and a Process and Data Group to approve operating model specifications.

Detailed planning was completed during 2015 and the design phase commenced thereafter. The Programme is structured with various work streams responsible for designing and implementing the end state process and reporting model, technical accounting interpretations, building and validating IFRS 9 provision models and assessing data and systems requirements.

NOTES TO THE FINANCIAL STATEMENTS (continued)

1. ACCOUNTING POLICIES (continued)

1.17. Prospective accounting changes (continued)

(b) IFRS 9 Financial Instruments (continued)

Classification and measurement

Classification and measurement of financial assets is not expected to result in any significant changes for AIBMB.

In general:

- loans and receivables to banks and customers that are currently classified as 'loans and receivables' under IAS 39 will be measured at amortised cost under IFRS 9;
- debt securities classified as available for sale under IAS 39 will be measured at FVOCI;
- debt securities classified as held to maturity under IAS 39 will be measured at amortised cost;
- all equity securities will continue to be measured at fair value, however, for individual securities, it has yet to be decided if the fair value movements will be presented in profit or loss or in other comprehensive income.

The business model assessment which has been carried out on the portfolio at 31 December 2015 is not expected to change the current measurement basis for AIBMB.

In relation to SPPI testing which is being carried out on the financial instruments portfolio, it is expected that a small number of instruments, mainly loans and receivables to customers, will fail the SPPI test. Accordingly, such instruments will be measured at fair value through profit or loss in accordance with IFRS 9. Fair value movements on these instruments will be shown in profit or loss. The impact on transition to this new measurement basis is not expected to be significant.

The classification of financial liabilities is largely unchanged under IFRS 9. Given that the Group does not fair value its own debt, there is no impact as a result of changes required under IFRS 9.

Impairment

To date the IFRS 9 Programme has focused on designing and documenting accounting policy changes, identifying and remediating data gaps, developing risk modelling options and methodologies for the calculation of the impairment allowance. The Programme's focus is now on building impairment models, validating outputs, testing policy proposals and processes which are being developed, and setting up processes for 'business as usual' under the new standard.

The impairment models will impact on IT, risk management and financial reporting systems. Significant progress has been made in ensuring business readiness for all such systems.

Due to the complexity of decisions required around several aspects of the impairment requirements of IFRS 9, and the interdependencies of variables within the models and the dynamic nature of some of those variables, it is considered premature at this stage to quantify the impacts of impairment under IFRS 9 with any degree of accuracy. However, it is expected that this information will be available in the 2017 Annual Financial Report

Hedge accounting

IFRS 9 includes an accounting policy choice which allows entities remain with IAS 39 hedge accounting requirements until macro hedge accounting is addressed by the IASB as part of a separate project. AIB Group will exercise this policy choice and continue to account under IAS 39. However, it will implement the revised hedge accounting disclosures required by the amendments to IFRS 7.

Initial application/disclosures/other

The Group will apply the various provisions of IFRS 9 with effect from 1 January 2018, however, prior periods will not be restated. Any difference between the previous carrying amount under IAS 39 and the carrying amount at the date of initial application of IFRS 9 on 1 January 2018, will be recognised in opening retained earnings (or other component of equity as appropriate) at 1 January 2018.

A significant suite of reporting requirements are being developed for statutory, regulatory and management reporting in line with the requirements of IFRS 9 and the various regulatory bodies. In so far as possible, definitions of data items within reports are being aligned so as to assist comparability.

Furthermore, briefings to the business and various stakeholders throughout the Group have taken place and will continue throughout 2017 on the impacts of IFRS 9 and its consequences for the Group.

Effective date: Annual periods beginning on or after 1 January 2018.

(c) Amendments to IAS 12 Income Taxes: Recognition of Deferred Tax Assets for Unrealised Losses

The amendments in *Recognition of Deferred Tax Assets for Unrealised Losses*, which were issued in January 2016, clarify the following aspects:

- Unrealised losses on debt instruments measured at fair value and measured at cost for tax purposes give rise to a deductible temporary difference regardless of whether the debt instrument's holder expects to recover the carrying amount of the debt instrument by sale or by use;
- The carrying amount of an asset does not limit the estimation of probable future taxable profits;
- Estimates for future taxable profits exclude tax deductions resulting from the reversal of deductible temporary differences; and
- An entity assesses a deferred tax asset in combination with other deferred tax assets. Where tax law restricts the utilisation of tax losses, an entity would assess a deferred tax asset in combination with other deferred tax assets of the same type.

NOTES TO THE FINANCIAL STATEMENTS (continued)**1. ACCOUNTING POLICIES (continued)****1.17. Prospective accounting changes (continued)****(c) Amendments to IAS 12 Income Taxes: Recognition of Deferred Tax Assets for Unrealised Losses (continued)**

These amendments are not expected to have a significant impact on the Bank.

The amendments are subject to EU endorsement.

Effective date: Annual periods beginning on or after 1 January 2017.

(d) Annual improvements to IFRSs 2014 - 2016 Cycle/Other

The IASB has published a number of minor amendments to IFRSs through both standalone amendments and through the Annual Improvements to IFRS Standards 2014-2016 cycle. Whilst these have not yet been endorsed by the EU, they are expected to be effective from 1 January 2018 apart from the amendment to IFRS 12 'Disclosure of Interests in Other Entities' which is effective from 1 January 2017. These amendments are expected to have an insignificant effect on the financial statements.

(e) Amendments to IAS 7 – Statement of Cash Flows

The amendments to IAS 7 *Statement of Cash Flows*, which were issued in January 2016, require that the following changes in liabilities arising from financing activities be disclosed to the extent necessary:

- Changes from financing cash flows;
- Changes arising from obtaining or losing control of subsidiaries or other businesses;
- The effect of changes in foreign exchange rates; and
- Other changes.

It also stresses that the new disclosure requirements also relate to changes in financial assets if they meet the definition.

These amendments are not expected to have a significant impact on the Bank.

The amendments are subject to EU endorsement.

Effective date: Annual periods beginning on or after 1 January 2017.

2. CRITICAL ACCOUNTING JUDGEMENTS AND ESTIMATES

The preparation of financial statements requires management to make judgements, estimates and assumptions that affect the application of policies and reported amounts of certain assets, liabilities, revenues and expenses, and disclosures of contingent assets and liabilities. The estimates and assumptions are based on historical experience and various other factors that are believed to be reasonable under the circumstances. Since management judgement involves making estimates concerning the likelihood of future events, the actual results could differ from those estimates.

The accounting policies that are deemed critical to the Bank's results and financial position, in terms of the materiality of the items to which the policy is applied and the estimates that have a significant impact on the financial statements are set out in this section. In addition, estimates with a significant risk of material adjustment in the next year are also discussed.

(a) Going concern

The financial statements for the financial year ended 31 December 2016 have been prepared on a going concern basis as the Directors are satisfied, having considered the risks and uncertainties impacting the Bank, that it has the ability to continue in business for the period of assessment. The period of assessment used by the Directors is twelve months from the date of approval of these annual financial statements.

AIB Mortgage Bank is dependent on its parent, Allied Irish Banks, p.l.c. for continued funding and is therefore dependent on the going concern status of the parent.

As such, the financial statements of Allied Irish Banks, p.l.c. for the financial year ended 31 December 2016 have been prepared on a going concern basis as the Directors of AIB Group are satisfied, having considered the risks and uncertainties impacting the AIB Group, that it has the ability to continue in business for the period of assessment.

In making its assessment for AIB, p.l.c., the Directors of AIB Group have considered a wide range of information relating to present and future conditions. These have included financial plans covering the period 2017 to 2019 approved by AIB Group Board in December 2016, liquidity and funding forecasts, and capital resources projections, all of which have been prepared under base and stress scenarios. In formulating these plans, the current Irish economic environment and forecasts for growth and employment were considered as well as the stabilisation of property prices. The Directors of AIB Group have also considered the outlook for the Eurozone and UK economies, and the factors and uncertainties impacting their performance including the possible fallout from Brexit.

On the basis of the continued availability of funding from Allied Irish Banks, p.l.c. to AIB Mortgage Bank, the Directors of AIBMB believe that it is appropriate to prepare the financial statements on a going concern basis having concluded that there are no material uncertainties related to events or conditions that may cast significant doubt on its ability to continue as a going concern over the period of assessment.

NOTES TO THE FINANCIAL STATEMENTS (continued)

2. CRITICAL ACCOUNTING JUDGEMENTS AND ESTIMATES (continued)

(b) Loan impairment

The Bank's accounting policy for impairment of financial assets is set out in accounting policy number 1.9. The provisions for impairment on loans and receivables at 31 December 2016 represent management's best estimate of the losses incurred in the loan portfolios at the reporting date. The estimation of loan losses is inherently uncertain and depends upon many factors, including loan loss trends, portfolio grade profiles, local economic climate, conditions in various industries to which borrowers are exposed, and other external factors such as legal and regulatory requirements.

Credit risk is identified, assessed and measured through the use of credit rating and scoring tools. The ratings influence the management of individual loans. Special attention is paid to lower quality rated loans and when appropriate, loans are transferred to specialist units to help avoid default, or where in default, to help minimise loss. The credit rating triggers the impairment assessment and if relevant the raising of specific provisions on individual loans where there is doubt about their recoverability.

The management process for the identification of loans requiring provision is underpinned by a series of independent stages, including regular monitoring of credit quality and loan loss provisions by AIB Group credit and risk management. The Bank assesses and approves its provisions on a quarterly basis. A quarterly assessment of provision adequacy is also considered by AIB Group Credit Committee, prior to AIB Group Audit Committee and Board approval being sought.

After a period of time when it is concluded that there is no real prospect of recovery of loans/part of loans which have been subjected to a specific provision, the Bank writes off that amount of the loan deemed irrecoverable against the specific provision held against the loan.

Specific provisions

A specific provision is made against an impaired loan when, in the judgement of management, the estimated realisable value, including available security, is expected to fall short of the principal and interest amount outstanding on the loan. A specific provision is set aside based on the estimate of the difference between the present value of future cash flows, and the assets' carrying value.

As the amount of specific provision required is primarily model driven, and based on estimates of the timing and amount of future cash flows, the amount of the Bank's provision is somewhat uncertain, and may not fully reflect the impact of the prevailing market conditions. Underlying assumptions are reviewed and updated on a regular basis. For further details please refer to: 'Impact of changes to key assumptions and estimates on the impairment provisions' on pages 17 and 18 of the Risk management section of this report.

Incurred but not reported provisions

Incurred but not reported ("IBNR") provisions are maintained to cover impaired loans which are known to be present within the portfolio, but have not been specifically identified as impaired at the reporting date. IBNR provisions are maintained at levels that are deemed appropriate following management assessment of a wide range of credit, portfolio, sectorial, and other economic factors.

The total amount of impairment loss in the Bank's non-impaired portfolio, and therefore the adequacy of the IBNR provision is inherently uncertain. There may be factors in the portfolio that have not been a feature of the past and changes in credit grading profiles and grading movements may lag the change in the credit profile of the customer. In addition, current estimates of loss within the non-impaired portfolio and the period of time it takes following a loss event for an individual loan to be recognised as impaired ('emergence period') are subject to a greater element of estimation due to the speed of change in the economies in which the Group operates. For further details of the potential impact of an increase in the emergence period, please refer to: 'Impact of changes to key assumptions and estimates on the impairment provisions' on pages 17 and 18 of the Risk management section of this report.

Forbearance

The Bank has developed a number of forbearance strategies to assist customers experiencing financial difficulties, which involve modifications to contractual repayment terms, in order to improve the recoverability of outstanding debt. Advanced forbearance strategies currently being implemented are subject to high levels of judgement and estimation, which may impact on loan impairment provisions.

(c) Fair value of financial instruments

AIBMB's accounting policy for provisions for fair value of financial instruments is set out in accounting policy number 1.14 'Determination of fair value of financial instruments' in Note 1.

The best evidence of fair value is quoted prices in an active market. The absence of quoted prices increases reliance on valuation techniques and requires the use of judgement in the estimation of fair value. This judgement includes but is not limited to: evaluating available market information; determining the cash flows for the instruments; identifying a risk free discount rate and applying an appropriate credit spread.

Valuation techniques that rely to a greater extent on non-observable data require a higher level of management judgement to calculate a fair value than those based wholly on observable data.

The choice of contributors, the quality of market data used for pricing, and the valuation techniques used are all subject to internal review and approval procedures. Given the uncertainty and subjective nature of valuing financial instruments at fair value, any change in these variables could give rise to the financial instruments being carried at a different valuation, with a consequent impact on shareholders' equity and, in the case of derivatives and contingent capital instruments, the income statement.

NOTES TO THE FINANCIAL STATEMENTS (continued)

2. CRITICAL ACCOUNTING JUDGEMENTS AND ESTIMATES (continued)

(d) Provisions for liabilities and commitments

AIBMB's accounting policy for provisions for liabilities and commitments is set out in accounting policy number 1.10 'Non-credit risk provisions' in Note 1.

AIBMB recognises liabilities where it has present legal or constructive obligations as a result of past events and it is more likely than not that these obligations will result in an outflow of resources to settle the obligations and the amount can be reliably estimated. Details of the Bank's liabilities and commitments are shown in Note 20 to the financial statements.

The recognition and measurement of liabilities, in certain instances, may involve a high degree of uncertainty, and thereby, considerable time is expended on research in establishing the facts, scenario testing, assessing the probability of the outflow of resources and estimating the amount of any loss. This process will, of its nature, require significant management judgement and will require revisions to earlier judgements and estimates as matters progress towards resolution. However, at the earlier stages of provisioning, the amount provided for can be very sensitive to the assumptions used and there may be a wide range of possible outcomes in particular cases. Accordingly, in such cases, it is often not practicable to quantify a range of possible outcomes. In addition, it is also not practicable to measure ranges of outcomes in aggregate in a meaningful way because of the diverse nature of these provisions and the differing fact patterns.

At 31 December 2015, AIBMB provided €97m for redress to customers. This provision related to the expected outflow for compensation/refunds of interest to customers in respect of tracker mortgages where rates given to customers were either not in accordance with original contract terms or where the transparency of terms did not conform to that which a customer could reasonably expect. The provision covered various compensations and costs arising from this issue.

Considerable progress was made throughout 2016 in identifying impacted customers and in calculating and making redress. However, this process is on-going and work is expected to extend into the second six months of 2017. To date €46m of the provision has been utilised covering both redress and costs and €1m has been written back to the income statement leaving a residual provision of €50m at 31 December 2016.

Validation of the examination process is being undertaken by the bank, however, the resultant final redress is subject to independent third party assurance and also subject to assessment and challenge by the CBI.

Given the uncertainty attaching to certain of the assumptions and judgements underpinning the above provisions, it is possible that the eventual outcome may differ from the current estimates with a resultant charge/credit to the income statement in future periods.

3. INTEREST INCOME AND SIMILAR INCOME

	2016 € m	2015 € m
Interest on loans and receivables to customers	491	563
Interest receivable from Allied Irish Banks, p.l.c.	115	100
	606	663

Interest receivable from Allied Irish Banks, p.l.c. is €115m (2015: €100m) and relates to mortgage covered securities hedges (bond swaps).

4. INTEREST EXPENSE AND SIMILAR CHARGES

	2016 € m	2015 € m
Interest payable to Allied Irish Banks, p.l.c.	41	65
Interest on debt securities in issue	138	147
	179	212

Included in the interest payable to Allied Irish Banks, p.l.c. is interest payable on one month Euribor funding and other additional funding costs of €28m (2015: €49m), and also interest payable on loan portfolio swaps of €13m (2015: €16m).

NOTES TO THE FINANCIAL STATEMENTS (continued)

5. OTHER OPERATING INCOME

	2016 € m	2015 € m
Recovery on restructured loans	1	2
	1	2

6. ADMINISTRATIVE EXPENSES

	2016 € m	2015 € m
Other administrative expenses	7	101
Amounts payable to Allied Irish Banks, p.l.c. under the Outsourcing and Agency Agreement	63	60
	70	161

Other administration expenses consists of professional fees €1m (2015: €1m), statutory payments (regulatory payments/levies) €7m (2015: €2m), and a provision for liabilities & commitments writeback of €1m (2015: €98m related to provisions for customer redress and related matters). See note 2 critical accounting judgements and estimates: (d) provisions for liabilities and commitments.

For the financial year ended 31 December 2016 the average number of employees was 2 (2015: 2). As at 31 December 2016, the Bank had 2 employees (2015: 2).

In addition a small number of AIB Group employees maintain a parallel employment relationship with AIBMB, in order to facilitate delivery of outsourced service activities under the Outsourcing and Agency Agreement with AIB p.l.c.. These parallel employments are unremunerated. These employees of AIB Group in the Republic of Ireland have a primary employment relationship with AIB p.l.c., which maintains day-to-day control over them and remains responsible for the payment of their remuneration as well as accounting for tax and other payroll deductions.

Personnel expenses

	2016 € m	2015 € m
Wages and salaries	0.2	0.2
Voluntary Severance	-	0.1
Social insurance costs	-	-
Retirement benefits	-	-
	0.2	0.3

Personnel expenses capitalised during the period were Nil (2015: Nil). Personnel expenses borne by AIB are allocated to AIBMB under an Outsourcing and Agency Agreement.

Auditor's remuneration (excluding VAT)

	2016 € 000	2015 € 000
Statutory Audit of entity financial statements	70	70
Other assurance services	-	38
Tax advisory services	-	-
Other non-audit services	20	-
	90	108

The disclosure of Auditors' remuneration is in accordance with Section 322 of the Companies Act 2014 which mandates fees in particular categories and that fees paid to the AIB Mortgage Bank's Auditor (Deloitte) for services to the Bank only be disclosed in this format. Other assurance services include fees for additional assurance issued by the firm outside of the audit of the statutory financial statements. These fees include assignments where the auditor provides assurance to third parties.

NOTES TO THE FINANCIAL STATEMENTS (continued)

6. ADMINISTRATIVE EXPENSES (continued)

Director's remuneration

	2016 € 000	2015 € 000
Fees	10	35
	10	35

No additional remuneration has been made to any individuals employed directly by Allied Irish Banks, plc. for roles discharged as directors of AIB Mortgage Bank. The non-Executive Directors fees are non-pensionable.

The Directors do not participate in share option plans, therefore there were no gains on exercise of share options during the financial year in accordance with Section 305(1) of the Companies Act 2014.

There were no amounts paid (2015: nil) to persons connected with a director in accordance with Section 306(1) of the Companies Act 2014.

7. PROVISIONS FOR IMPAIRMENT OF LOANS AND RECEIVABLES

	2016			2015		
	Specific € m	IBNR € m	Total € m	Specific € m	IBNR € m	Total € m
Balance at start of year	957	152	1,109	1,641	310	1,951
(Credit)/Charge to income statement	(73)	14	(59)	(165)	(158)	(323)
Amounts written off	(114)	-	(114)	(519)	-	(519)
Balance at end of year	770	166	936	957	152	1,109

By geographical location and industry sector	2016 € m	2015 € m
Republic of Ireland		
Home Mortgages	936	1,109

8. TAXATION

	2016 € m	2015 € m
Tax losses utilised during the year (note 14)	(52)	(77)
Total tax charge for the period	(52)	(77)

The tax charge €52m (2015: €77m) for the year is at an effective rate of 12.5%, which is the same as the standard Irish corporation tax rate.

	2016		2015	
	€ m	%	€ m	%
Operating profit before taxation	417		615	
Corporation tax charge (12.5%)	(52)	12.5	(77)	12.5
Effects of:				
Income taxed at higher rates	-	-	-	-
Tax charge	(52)	12.5	(77)	12.5

NOTES TO THE FINANCIAL STATEMENTS (continued)

9. NON-CURRENT ASSETS HELD FOR SALE

	2016 € m	2015 € m
Reposessed assets	2	2
	2	2

10. DERIVATIVE FINANCIAL INSTRUMENTS

Set out below are details on fair values and derivative information for AIB Mortgage Bank. The Bank uses two different types of interest rate swaps to hedge interest rate risk. The first type is used to hedge interest rate risk on mortgage loan accounts both within the Cover Assets Pool and outside the Cover Assets Pool, effectively converting interest receivable from a fixed rate basis to a floating rate basis. Although these swaps are considered to be an effective hedge in economic terms, due to their nature, it has not been possible to establish a "fair value" hedging relationship under IAS 39 with the mortgage loan accounts and consequently, they are classified as "Held for Trading". AIB and the Bank amended the Pool and the Non-Pool Hedge structure in December 2013 to include a one-sided free option for the Bank to terminate the swaps without cost on any reset date.

The Bank also uses interest rate swaps to hedge the mortgage covered securities, converting interest payable from a fixed rate basis to a floating rate basis. Effective fair value hedging relationships have been established between these swaps and the underlying covered bonds and consequently the change in fair value of the swaps is largely offset by fair value movements in the covered bonds themselves.

All derivatives are carried as assets when fair value is positive and as liabilities when fair value is negative. Allied Irish Banks, p.l.c. is the counterparty to all derivative contracts noted below.

	2016		2015	
	Contract/ Notional Amount € m	Fair Value Asset/ Liability € m	Contract/ Notional Amount € m	Fair Value Asset/ Liability € m
Derivatives classified as trading				
Interest rate swaps	20,321	(1)	21,074	(1)
Derivatives classified as hedging (Debt Securities)				
Interest rate swaps	5,265	192	4,765	249
Total derivatives	25,586	191	25,839	248

In relation to Debt Securities there was a net trading gain of €0.1m (2015: €0.3m).

The following table represents the underlying principal and gross replacement costs of the Bank's derivatives as at 31 December 2016 and 31 December 2015.

	Residual Maturity 2016				Residual Maturity 2015			
	Within 1 yr	1 to 5 yrs	Over 5 yrs	Total	Within 1 yr	1 to 5 yrs	Over 5 yrs	Total
	€ m	€ m	€ m	€ m	€ m	€ m	€ m	€ m
Underlying principal amount								
Interest rate contracts	20,321	3,490	1,775	25,586	21,574	2,990	1,275	25,839
Positive fair value								
Interest rate contracts	84	71	37	192	7	204	38	249

NOTES TO THE FINANCIAL STATEMENTS (continued)

11. LOANS AND RECEIVABLES TO BANKS

	2016 € m	2015 € m
Funds placed with Allied Irish Banks, p.l.c.		
Analysed by remaining maturity:		
3 months or less	435	374
Funds placed with Barclays Bank, p.l.c.		
Analysed by remaining maturity:		
3 months or less	35	35
	470	409

The balances with Allied Irish Banks, p.l.c. include a balance of €435m (2015: €374m) placed with AIB as collateral for the derivatives. The remaining balances are held by Barclays Bank, p.l.c. and represent the Cash Substitution Pool Assets. Cash substitution pool assets are an Asset Covered Securities Act concept whereby certain assets can be held as part of the Cover Assets Pool. The Barclays bank credit rating at 31 December 2016 with Standard & Poor's was A-.

12. LOANS AND RECEIVABLES TO CUSTOMERS

	2016 € m	2015 € m
Analysed by remaining maturity:		
Repayable on demand	2,279	2,978
3 months or less	14	11
1 year or less but over 3 months	65	83
5 years or less but over 1 year	471	525
Greater than 5 years	16,861	16,883
	19,690	20,480
Writeback for impairment of loans and receivables (Note 7)	(936)	(1,109)
	18,754	19,371

Amounts repayable on demand includes instances where customers have failed to meet specified repayment terms, and are therefore classified as repayable on demand, in accordance with lending conditions.

Loans and receivables to customers comprise AIB branch and intermediary originated residential mortgages in the Republic of Ireland. This portfolio is well diversified by borrower and by geographical location within the Republic of Ireland.

Interest recognised on impaired loans amounted to €37m (2015: €47m) and is included in the carrying value of loans and receivables to customers. This has been credited to interest income.

By geographic location and sector

	2016 € m	2015 € m
Republic of Ireland		
Home Mortgages (net of provision)	18,754	19,371

NOTES TO THE FINANCIAL STATEMENTS (continued)

13. OTHER ASSETS

	2016	2015
	€ m	€ m
Accrued interest	39	47
Other assets	8	6
	47	53

14. DEFERRED TAXATION

	2016	2015
	€ m	€ m
Deferred tax assets:		
Unutilised tax losses	26	78
Total gross deferred tax assets	26	78
Deferred tax liabilities:		
Total gross deferred tax liabilities	-	-
Net deferred tax assets	26	78

<i>Analysis of movements in deferred taxation</i>	2016	2015
	€ m	€ m
At 1 January	78	155
Income statement (Note 8)	(52)	(77)
At 31 December	26	78

At 31 December 2016 deferred tax assets on tax losses totalled €26m (2015: €78m). The tax losses arise in the Irish tax jurisdiction and their utilisation is dependent on the generation of future taxable profits. The movement in deferred taxation during 2016 represents the utilisation of tax losses.

15. DEPOSITS BY BANKS

	2016	2015
	€ m	€ m
Allied Irish Banks, p.l.c.	8,972	11,650
	8,972	11,650

The Bank has a borrowing facility with its parent company, Allied Irish Banks, p.l.c., under which the parent company provides the balance of funding after the Bank has availed of other sources of funds. Included in the funding balance is nil (2015: €1,000m) of funding under repurchase agreements with Allied Irish Banks, p.l.c.

16. CUSTOMER ACCOUNTS

	2016	2015
	€ m	€ m
Current accounts	2	1
	2	1

The customer account balance reflects €2.1m (2015: €1.4m) credits on customer mortgage accounts due to short-term receipts such as payments received in the course of property disposals or mortgage redemptions.

NOTES TO THE FINANCIAL STATEMENTS (continued)

17. DEBT SECURITIES IN ISSUE

	2016 € m	2015 € m
<i>Mortgage covered securities in issue to external investors of €5.27bn (2015: €4.77bn) and in issue to Allied Irish Banks, p.l.c. of €2.40bn (2015: €1.15bn) by remaining maturity:</i>		
1 year or less	2,075	500
5 years or less but over 1 year	3,815	3,490
Greater than 5 years	1,775	1,925
Carrying Value of Debt Securities ⁽¹⁾	7,665	5,915
<i>Mortgage covered securities in issue to external investors and internal issuances at nominal value:</i>		
External investors	5,265	4,765
Allied Irish Banks, p.l.c.	2,400	1,150
AIB Mortgage Bank *	-	1,250
	7,665	7,165

⁽¹⁾ The fair value of hedged liability positions is disclosed in Other Liabilities for 2016 and 2015. (See Note 18)

*Of the total mortgage covered securities in issue to AIB Mortgage Bank of nil (2015: €1.250bn) the following values have been used in Sale and Repurchase agreement.

	2016 € m	2015 € m
Bond Nominal used for Sale and Repurchase with AIB, p.l.c.	-	1,170
Liquidity provided under the Sale and Repurchase with AIB, p.l.c.	-	1,000

Mortgage covered securities issued to AIB Mortgage Bank are first repoed for value with Allied Irish Banks, p.l.c. and then are subject to a sale and repurchase agreement with the ECB, providing liquidity for the Bank.

Mortgage covered securities issued as self-issuances to AIB Mortgage Bank are not recognised in the Statement of Financial Position. As the bearer securities and the mortgage covered securities do not meet the criteria of an asset and a liability under the International Accounting Standards Board ("IASB") Framework, no asset or liability has been recognised. The self-issuance of securities is however disclosed above. Self-issuances of mortgage covered securities that are the subject of a sale and repurchase agreement with Allied Irish Banks, p.l.c. by AIB Mortgage Bank give rise to the recognition of an asset and a liability (See Note 15 – Deposits by Banks).

AIB Mortgage Bank is an issuer of mortgage covered securities under the Asset Covered Securities Act, 2001 as amended by the Asset Covered Securities Amendment Act, 2007 (the "Act"). The Act requires that mortgage covered securities are secured by assets that are included in a Cover Assets Pool maintained by the issuer and that a register of mortgage covered securities business is kept.

At 31 December 2016, the Cover Assets Pool amounted to €13.9bn (2015: €13.9bn), comprising of €13.9bn (2015: €13.9bn) of mortgage credit assets (mortgage loan accounts) and €0.04bn (2015: €0.04bn) of substitution assets (cash on deposit with suitably rated credit institutions). Section 40 (2) of the Act requires that the following information be disclosed in respect of mortgage credit assets that are recorded in the register of mortgage covered securities business.

NOTES TO THE FINANCIAL STATEMENTS (continued)

17. DEBT SECURITIES IN ISSUE (continued)

(a) Mortgaged properties and principal loan balances outstanding in the cover assets pool

Total Loan Balances

		Total Loan Balances	Number of Mortgaged Properties	Total Loan Balances	Number of Mortgaged Properties
		2016	2016	2015	2015
		(1 & 2)		(1 & 2)	
		€ m		€ m	
From	To				
€0	€100,000	2,045	39,686	1,975	38,753
€100,000	€200,000	5,232	35,905	5,083	34,853
€200,000	€500,000	5,754	21,166	5,906	21,618
Over €500,000		832	1,110	898	1,186
		13,863	97,867	13,862	96,410

(1) The total loan balances are categorised by the total loan balance outstanding per mortgaged property, including principal and interest charged to the loan accounts, but excluding interest accrued but not charged to the loan accounts.

(2) There could be one or more loan accounts per mortgaged property. The Cover Assets Pool contains 109,283 loan accounts (2015: 108,052) secured on 97,867 properties (2015: 96,410).

(b) Geographical location of mortgaged properties in the cover assets pool

Geographical Area	Number of Mortgaged Properties		Number of Mortgaged Properties	
	2016		2015	
Co. Dublin	26,596	27%	25,957	27%
Outside Dublin	71,271	73%	70,453	73%
	97,867	100%	96,410	100%

(c) Mortgage loan accounts in default in the cover assets pool

As at 31 December 2016, there were no mortgage loan accounts (2015: Nil) in default in the Cover Assets Pool (in default being defined as impaired mortgage loan accounts).

(d) Mortgage loan accounts in default in the cover assets pool with arrears greater than €1,000

During the financial year ended 31 December 2016, 1 mortgage loan account (2015: 4) in the Cover Assets Pool had been in default with arrears greater than €1,000. As at 31 December 2016, there were no accounts in default in the Cover Assets Pool (2015: Nil).

(e) Replacement of non-performing mortgage loan accounts from the cover assets pool

During the financial year ended 31 December 2016, 48 non-performing mortgage loan accounts (2015: 92) were removed in total from the Cover Assets Pool (For this purpose, non-performing is defined as credit grade 7 and 8, i.e. has the same meaning as in default). These loan accounts were not replaced with other assets as the Cover Assets Pool continued to meet all regulatory requirements.

(f) Amount of interest in arrears on mortgage loan accounts in the cover assets pool not written off

The total amount in arrears (including principal and interest) in respect of 157 accounts (2015: 178) as at 31 December 2016 was €111,470 (2015: €146,543). €45,072 of this represented non-payment of interest. None of the accounts in question were written off as at 31 December 2016 as they were in arrears for less than three months.

(g) Total principal and interest payments on mortgage loan accounts

The total amount of repayments (principal and interest) made by customers on mortgage loan accounts in the Cover Assets Pool during the year ended 31 December 2016 was €1,659m (2015: €1,740m), of which €1,316m (2015: €1,360m) represented repayment of principal and €343m (2015: €380m) represented payment of interest. The repayments of principal include the repayment of mortgage loan accounts by customers closing their existing accounts when opening a new account.

(h) Number and amount of mortgage loans in the cover assets pool secured on commercial property

As at 31 December 2016 there were no loan accounts (2015: Nil) in the Cover Assets Pool that were secured on commercial properties.

NOTES TO THE FINANCIAL STATEMENTS (continued)

18. OTHER LIABILITIES

	2016 € m	2015 € m
Fair value of hedged liability positions	123	182
Items in transit	-	4
	123	186

19. ACCRUALS AND DEFERRED INCOME

	2016 € m	2015 € m
Interest payable on mortgage covered securities	71	69
	71	69

20. PROVISIONS FOR LIABILITIES AND COMMITMENTS

	Customer Redress € m	Other € m	2016 € m
At 1 January 2016	97	1	98
Amounts charged to income statement	-	-	-
Amounts written back to income statement	(1)	-	(1)
Provisions utilised	(46)	(1)	(47)
At 31 December 2016 ⁽¹⁾	50	-	50

	Customer Redress € m	Other € m	2015 € m
At 1 January 2015	-	-	-
Amounts charged to income statement	97	1	98
Amounts written back to income statement	-	-	-
Provisions utilised	-	-	-
At 31 December 2015 ⁽¹⁾	97	1	98

Provisions for customer redress

In December 2015, the Central Bank of Ireland ("CBI"), requested the Irish banking industry, including AIBMB, to conduct a broad examination of tracker mortgage related issues, comprising of a review of mortgage loan books (including both PDH and Buy-to-let properties and loans that have been redeemed and/or sold), to assess compliance with both contractual and regulatory requirements. In situations where customer detriment is identified from this examination, AIB is required to provide appropriate redress and compensation in line with the CBI 'Principles for Redress'.

At 31 December 2015, AIBMB had provided €97m for customer redress. This provision related to the expected outflow for compensation/refunds of interest to customers in respect of tracker mortgages where rates given to customers were either not in accordance with original contract terms or where the transparency of terms did not conform to that which a customer could reasonably expect. The provision covered various compensations and costs arising from this issue.

Considerable progress was made throughout 2016 in identifying impacted customers and in calculating and making redress. To date €46m of the provision has been utilised covering both redress and related costs, and €1m has been written back to the income statement leaving a residual provision of €50m at 31 December 2016.

Given that the grounds on which the provisions have been estimated could prejudice the position of the Bank, further information as required by IAS 37 Provisions, Contingent Liabilities and Contingent Assets is not disclosed.

⁽¹⁾ The total provisions for liabilities and commitments expected to be settled within one year amount to €50m (2015: €98m).

NOTES TO THE FINANCIAL STATEMENTS (continued)

21. SUBORDINATED LIABILITIES

	2016 € m	2015 € m
Dated Capital Note (a)	100	100
Perpetual Capital Note (b)	200	200
	300	300

(a) €100,000,000 Dated Subordinated Capital Note – the loan to which this note relates was received from the parent company, Allied Irish Banks, p.l.c. (“AIB”) on 13 February 2006. Interest on the amount of principle is calculated on a year of 360 days at a rate of 53 basis points over Euribor payable monthly in arrears. The Note has a fixed maturity date of 12 February 2031. Early repayment may occur at the option of AIB Mortgage Bank with the prior consent of the Central Bank of Ireland (the “Central Bank”) on any interest payment date falling any time after five years and one day from the date of issuing the Note.

(b) €200,000,000 Subordinated Perpetual Capital Note – the loan to which this note relates was received from AIB on 13 February 2006. Interest on the amount of principle is calculated on a year of 360 days at a rate of 100 basis points over Euribor payable monthly in arrears. The Note is undated and has no final maturity date but may be redeemed at the option of AIB Mortgage Bank with the prior consent of the Central Bank at any time after the fifth anniversary of its issue.

The loan capital is unsecured and all rights and claims of AIB shall be subordinated to the claims of all creditors who are depositors or other unsubordinated creditors of AIB Mortgage Bank and creditors of AIB Mortgage Bank whose claims are subordinated to the claims of depositors and other unsubordinated creditors of AIB Mortgage Bank but excluding *paripassu* Subordinated Creditors and those creditors of AIB Mortgage Bank whose claims rank or are expressed to rank junior to the claims of AIB.

22. ISSUED SHARE CAPITAL PRESENTED AS EQUITY

	2016 € m	2015 € m
Authorised:		
3,000,000,000 ordinary shares of €1.00 each		
(2015: 3,000,000,000 ordinary shares of €1.00 each)	3,000	3,000
Issued and fully paid up:		
1,745,000,000 ordinary shares of €1.00 each		
(2015: 1,745,000,000 ordinary shares of €1.00 each)	1,745	1,745

The holders of ordinary shares are entitled to receive dividends as declared from time to time and are entitled to one vote per share at meetings of the Bank. All shares rank equally with regard to the Bank's residual assets.

23. CAPITAL RESERVES

	2016 € m	2015 € m
Opening balance	580	580
Closing balance	580	580

Capital reserves represent cash contribution from Allied Irish Banks, p.l.c.

NOTES TO THE FINANCIAL STATEMENTS (continued)

24. CAPITAL MANAGEMENT**Capital regulation**

CRD IV consists of the Capital Requirements Regulation ("CRR") and the Capital Requirements Directive ("CRD"), and is designed to strengthen the regulation of the banking sector and to implement the Basel III agreement in the EU legal framework. CRD IV measures include:

- a single set of harmonised prudential rules which enhanced requirements for quality and quantity of capital; and
- CRD IV also harmonises the deductions from own funds in order to determine the amount of regulatory capital that is prudent to recognise for regulatory purposes. Some of the provisions of CRD IV were introduced on a phased basis from 2014, these typically followed 20% in 2014, 40% in 2015 etc. until 2018. The main exception to this relates to the deduction for the deferred tax asset which is deducted at 10% per annum and commenced in 2015.

AIB commenced reporting to its regulator under the transitional CRD IV rules during 2014. The transitional capital ratios presented on page 7 take account of these phasing arrangements. The fully loaded capital ratios represent the full implementation of CRD IV.

The Single Supervisory Mechanism ("SSM"), comprising the European Central Bank ("ECB") and the national competent authorities of EU countries was established in 2014. The SSM places the ECB as the central prudential supervisor of financial institutions in the Eurozone, including AIB. The aims of the SSM are to ensure the safety and soundness of the EU banking system and to increase financial integration and stability in the EU.

The CET1 transitional ratio is significantly in excess of the SSM's minimum CET1 regulatory requirement (see page 7).

At all times during 2016, capital held exceeded the regulatory capital requirements.

25. STATEMENT OF CASH FLOWS**Analysis of Cash and Cash Equivalents**

	2016	2015
	€ m	€ m
Loans and receivables to Banks (Note 11)	470	409
	470	409

Loans and Receivables to Banks include funds placed on short-term deposit which are treated as cash/cash equivalents within the cash flow statement.

26. SEGMENTAL INFORMATION

The Bank's income and assets are entirely attributable to mortgage lending activity in the Republic of Ireland.

27. COMMITMENTS

At 31 December 2016 the Bank had €579m (2015: €394m) of approved mortgage loan applications that had not been drawn down as at the year end.

28. FAIR VALUE OF FINANCIAL INSTRUMENTS

The term 'financial instruments' includes both financial assets and financial liabilities. The fair value of a financial instrument is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date in the principal, or in its absence, the most advantageous market to which the Bank has access at that date. The Banks' accounting policy for the determination of fair value of financial instruments is set out in accounting policy number 1.6, 1.7 and 1.14.

Readers of these financial statements are advised to use caution when using the data in the following table to evaluate the Bank's financial position or to make comparisons with other institutions. Fair value information is not provided for items that do not meet the definition of a financial instrument such as shareholders' equity. These items are material and accordingly, the fair value information presented does not purport to represent, nor should it be construed to represent, the underlying value of the Bank as a going concern at 31 December 2016.

The valuation of financial instruments, including loans and receivables, involves the application of judgement and estimation. Market and credit risks are key assumptions in the estimation of the fair value of loans and receivables. During the year, the Bank has observed an improvement in the credit quality of borrowers and reduction in impaired loans and defaults. The Bank has estimated the fair value of its loans to customers taking into account market risk and the changes in credit quality of its borrowers.

Fair values are based on observable market prices, where available, and on valuation models or techniques where the lack of market liquidity means that observable prices are unavailable. The fair values of financial instruments are measured according to the following fair value hierarchy:

NOTES TO THE FINANCIAL STATEMENTS (continued)

28. FAIR VALUE OF FINANCIAL INSTRUMENTS (continued)

Level 1 – financial assets and liabilities measured using quoted market prices from an active market (unadjusted).

Level 2 – financial assets and liabilities measured using valuation techniques which use quoted market prices from an active market or measured using quoted market prices unadjusted from an inactive market.

Level 3 – financial assets and liabilities measured using valuation techniques which use unobservable market data.

All financial instruments are initially recognised at fair value. Financial instruments held for trading and financial instruments in fair value hedge relationships are subsequently measured at fair value through profit or loss.

All valuations are carried out within the Finance function of AIB Group and valuation methodologies are validated by the Risk function within AIB Group.

Financial instruments measured at fair value in the financial statements

The methods used for calculation of fair value are as follows:

Derivative financial instruments

Where derivatives are traded on an exchange, the fair value is based on prices from the exchange. The fair value of over the counter derivative financial instruments is estimated based on standard market discounting and valuation methodologies which use reliable observable inputs including yield curves and market rates. These methodologies are implemented by the Finance function and validated by the Risk function. Where there is uncertainty around the inputs to a derivatives' valuation model, the fair value is estimated using inputs which provide the Bank's view of the most likely outcome in a disposal transaction between willing counterparties in a functioning market. Where an unobservable input is material to the outcome of the valuation, a range of potential outcomes from favourable to unfavourable is estimated.

Counterparty credit and own credit is an input into the valuation of uncollateralised customer derivatives.

Loans and receivables to banks

The fair value of loans and receivables to banks is estimated using discounted cash flows applying either market rates, where practicably available, or rates currently offered by other financial institutions for placements with similar characteristics.

Loans and receivables to customers

The Bank provides lending facilities of varying rates and maturities to personal customers. Valuation techniques are used in estimating the fair value of loans, primarily using discounted cash flows and applying market rates where practicable.

In addition to the assumptions set out above under valuation techniques regarding cash flows and discount rates, a key assumption for loans and receivables is that the carrying amount of variable rate loans (excluding mortgage products) approximates to market value where there is no significant credit risk of the borrower. The fair value of variable rate mortgage products including tracker mortgages is calculated by discounting expected cash flows using discount rates that reflect the interest rate risk in the portfolio. For fixed rate loans, the fair value is calculated by discounting expected cash flows using discount rates that reflect the interest rate risk in that portfolio. For the overall loan portfolio, an adjustment is made for credit risk which at 31 December 2016 took account of the Banks' expectations on credit losses over the life of the loans.

Deposits by banks

The fair value of current accounts and deposit liabilities which are repayable on demand, or which re-price frequently, approximates to their book value. The fair value of all other deposits and other borrowings is estimated using discounted cash flows applying either market rates, where applicable, or interest rates currently offered by the Bank.

Debt securities in issue

The estimated fair value of subordinated liabilities and other capital instruments, and debt securities in issue, is based on quoted prices were available, or where these are unavailable, are estimated using valuation techniques using observable market data for similar instruments. Where there is no market data for a directly comparable instrument, management judgement, on an appropriate credit spread to similar or related instruments with market data available, is used within the valuation technique. This is supported by cross referencing other similar or related instruments.

Other financial assets and other financial liabilities

This caption includes accrued interest receivable and payable and the carrying amount is considered representative of fair value. The following table sets out the carrying value of financial instruments across the three levels of the fair value hierarchy at 31 December 2016:

NOTES TO THE FINANCIAL STATEMENTS (continued)

28. FAIR VALUE OF FINANCIAL INSTRUMENTS (continued)

8. FAIR VALUE OF FINANCIAL INSTRUMENTS (continued)										2016
Carrying amount in statement of financial position						Fair Value hierarchy				
At fair value through profit and loss			At fair value through OCI	At amortised cost		Total				
Held for trading	Fair value hedge derivatives	Cash flow hedge derivatives	Loans and receivables	Other	Total		Level 1	Level 2	Level 3	Total
€m	€m	€m	€m	€m	€m	€m	€m	€m	€m	€m
-	192	-	-	-	192	-	-	-	-	192
Financial assets measured at fair value										
Interest Rate Derivatives										
Financial assets not measured at fair value										
-	-	-	470	-	470	-	-	-	470	470
-	-	-	18,754	-	18,754	-	-	-	17,198	17,198
-	-	-	-	47	47	-	-	-	47	47
-	192	-	19,224	47	19,463	-	192	17,715	17,907	
Financial liabilities measured at fair value										
1	-	-	-	-	1	-	-	-	-	1
Interest Rate Derivatives										
Financial liabilities not measured at fair value										
-	-	-	-	8,972	8,972	-	-	-	8,972	8,972
-	-	-	-	7,665	7,665	7,875	-	-	-	7,875
-	-	-	-	300	300	-	78	-	-	78
-	-	-	-	71	71	-	-	-	71	71
1	-	-	-	17,008	17,009	7,875	79	9,043	16,997	
Other financial liabilities										

NOTES TO THE FINANCIAL STATEMENTS (continued)

28. FAIR VALUE OF FINANCIAL INSTRUMENTS (continued)

2015											
Carrying amount in statement of financial position							Fair Value hierarchy				
At fair value through profit and loss			At fair value through OCI		At amortised cost		Total				
Held for trading	Fair value hedge derivatives	€m	Cash flow hedge derivatives	€m	Loans and receivables	Other	€m	Level 1	Level 2	Level 3	Total
€m	€m	€m	€m	€m	€m	€m	€m	€m	€m	€m	€m
Financial assets measured at fair value											
Interest Rate Derivatives											
-	249	-	-	-	-	-	-	-	249	-	249
Financial assets not measured at fair value											
Loans and receivables to banks											
-	-	-	-	-	409	-	-	-	-	409	409
Loans and receivables to customers											
-	-	-	-	-	19,371	-	-	-	-	17,505	17,505
Other financial assets											
-	-	-	-	-	-	53	-	-	-	53	53
-	249	-	-	-	19,780	53	-	-	249	17,967	18,216
Financial liabilities measured at fair value											
Interest Rate Derivatives											
1	-	-	-	-	-	-	-	-	1	-	1
Financial liabilities not measured at fair value											
Deposits by banks											
-	-	-	-	-	-	11,650	-	-	-	11,650	11,650
Debt securities in issue											
-	-	-	-	-	-	5,915	6,142	-	-	-	6,142
Subordinated liabilities											
-	-	-	-	-	-	300	-	-	78	-	78
Other financial liabilities											
-	-	-	-	-	-	69	-	-	-	69	69
1	-	-	-	-	-	17,934	6,142	79	11,719	17,940	17,940

NOTES TO THE FINANCIAL STATEMENTS (continued)

29. RELATED PARTY TRANSACTIONS

(a) Transactions with Allied Irish Banks, p.l.c.

AIBMB is a subsidiary of AIB. Banking transactions are entered into between AIBMB and AIB in the normal course of business. These include loans, deposits and derivatives on an arm's length basis. Interest paid to AIB and interest received from AIB is disclosed in Note 3 and Note 4 to the accounts. Most of the Bank's activities are outsourced to AIB under an Outsourcing and Agency Agreement. AIB as Service Agent for the Bank, originates residential mortgage loans through its retail branch network and intermediary channels in the Republic of Ireland, services the mortgage loans and provides treasury services in connection with financing as well as a range of support services. The Bank's activities are financed through the issuance of mortgage covered securities with the balance of funding being provided by AIB Group. The Bank is also party to the Mortgage-Backed Promissory Note Framework Agreements with the CBI, however this type of funding has not been utilised since 2011.

(b) Compensation of Key Management Personnel

Compensation of Key Management Personnel, namely Executive and Non-Executive Directors and Senior Executive Officers, in office during the year is paid by AIB and allocated to AIBMB under the Outsourcing and Agency Agreement (see Note 6 – Administration Expenses).

(c) Transactions with Key Management Personnel

Loans to Key Management Personnel, namely Executive and Non-Executive Directors and Senior Executive Officers, in office during the year are made in the ordinary course of business on substantially the same terms, including interest rates and collateral, as those prevailing at the time for comparable transactions with other persons of similar standing not connected with AIBMB, and do not involve more than the normal risk of collectability or present other unfavourable features. Loans to Executive Directors and Senior Executive Officers are also made in the ordinary course of business, on terms available to other employees in AIBMB generally, in accordance with established policy, within limits set on a case by case basis.

Details of transactions with Key Management Personnel, and connected parties where indicated, for the years ended 31 December 2016 and 2015 are as follows:

(i) Current Directors

	Balance at 31 December 2015	Amounts advanced during 2016	Amounts repaid during 2016	Balance at 31 December 2016
	€ 000	€ 000	€ 000	€ 000
Catherine Woods				
Loans	69	-	10	59
Interest charged during 2016	-	-	-	1
Maximum debit balance during 2016	-	-	-	69

No impairment charges or provisions have been recognised in respect of any of the above loans or facilities and all interest that has fallen due on all of these loans or facilities has been paid.

Gerry Gaffney, Dave Keenan, James Murphy and Jim O'Keeffe had no facilities with AIBMB during 2016.

(ii) Former Directors who were in office during the year

No Directors resigned during 2016.

(iii) Senior Executive Officers in office during the year

Senior Executive Officers in office during the year had no facilities with AIBMB during 2016.

(iv) Aggregate amounts outstanding at year-end

	Balance at 31 December 2015	Balance at 31 December 2016
	€ 000	€ 000
Directors (2016: 1 persons; 2015: 2 persons)	314	59

NOTES TO THE FINANCIAL STATEMENTS (continued)

29. RELATED PARTY TRANSACTIONS (continued)

(c) Transactions with Key Management Personnel (continued)

(v) Connected Persons

The aggregate of loans to connected persons of Directors in office as at 31 December 2016, as defined in Section 220 of the Companies Act 2014, are as follows (aggregate of 4 persons; 2015: 4 persons):

	Balance at 31 December 2015	Balance at 31 December 2016
	€ 000	€ 000
Loan	217 ⁽¹⁾	186
Overdraft/Credit Card	-	-
Total	-	186
Interest Charged during 2016	-	5
Maximum debit balance during 2016**	-	217

⁽¹⁾ Previously reported as Nil

** The maximum debit balance figure is calculated by aggregating the maximum debit balance drawn on each facility during the year.

No impairment charges or provisions have been recognised in respect of any of the above loans or facilities and all interest that has fallen due on all of these loans or facilities has been paid.

As at 31 December 2016, no Directors or Senior Executive Officers held guarantees with AIBMB.

(d) Funding Support

As at 31 December 2016 the mortgage covered securities issued to AIBMB were Nil (2015: €1.3bn). Of these, Nil (2015: €1.2bn) were first repoed for a value of Nil (2015: €1.0bn) with Allied Irish Banks, p.l.c. and then were subject to a sale and repurchase agreement with the ECB, to provide liquidity for AIB Group.

As at 31 December 2016 the mortgage covered securities issued to Allied Irish Banks, p.l.c. were €2.4bn (2015: €1.2bn).

The AIB Mortgage Bank Mortgage-Backed Promissory Note facility with the Central Bank, for normal ECB open market operations, is unavailable since December 2010 due to ratings downgrade by Moody's of Allied Irish Banks, p.l.c.. The AIBMB Mortgage-Backed Promissory Note facility with the Central Bank, outside of normal ECB open market operations, has not been used since April 2011.

(e) Interest rate risk hedging

The Bank manages the interest rate risk through two different types of interest rate swaps with Allied Irish Banks, p.l.c.. The first type is used to hedge interest rate risk on loan accounts both within the Cover Assets Pool and outside the Cover Assets Pool, effectively converting interest receivable from a fixed rate basis to a floating rate basis. The notional amount of the swaps used to hedge the interest rate risk on loan accounts at 31 December 2016 was €20.3bn (2015: €21.1bn).

The second type of interest rate swaps are vanilla interest rate swaps used to hedge the mortgage covered securities, converting interest payable from a fixed rate basis to a floating rate basis. The notional amount of the swaps used to hedge the interest rate risk on mortgage covered securities at 31 December 2016 was €5.3bn (2015: €4.8bn).

(f) Summary of the AIB Group relationship with the Irish Government

The Irish Government, as a result of both its investment in AIB's 2009 Preference shares and AIB's participation in Government guarantee schemes, became a related party of AIB in 2009. Following the various ordinary/CNV share issues to the National Pensions Reserve Fund Commission ("NPRFC")⁽²⁾ during 2010 and 2011, AIB is under the control of the Irish Government.

AIB enters into normal banking transactions with the Irish Government and many of its controlled bodies on an arm's length basis. In addition, other transactions include the payment of taxes, pay related social insurance, local authority rates, and the payment of regulatory fees, as appropriate. Following the crisis in the Irish banking sector and the stabilisation measures adopted since 2008, the involvement of the Irish Government in AIB and in other Irish banks has been and continues to be considerable. This involvement is outlined below.

⁽²⁾ Transferred to the Ireland Strategic Investment Fund ("ISIF") on 22 December 2014. Ownership of ISIF vests with the Minister for Finance and is administered and managed by the NTMA.

NOTES TO THE FINANCIAL STATEMENTS (continued)

29. RELATED PARTY TRANSACTIONS (continued)

(f) Summary of the AIB Group relationship with the Irish Government (continued)

Rights and powers of the Irish Government and the Central Bank of Ireland.

The Irish Minister for Finance ('the Minister') and the Central Bank of Ireland ("the Central Bank") have significant rights and powers over the operations of AIB (and other financial institutions) arising from the various stabilisation measures. These rights and powers relate to, inter alia:

- The acquisition of shares in other institutions;
- Maintenance of solvency ratios and compliance with any liquidity and capital ratios that the Central Bank, following consultation with the Minister, may direct;
- The appointment of non-Executive Directors and board changes;
- The appointment of persons to attend meetings of various committees;
- Restructuring of Executive management responsibilities, strengthening of management capacity and improvement of governance;
- Declaration and payment of dividends;
- Restrictions on various types of remuneration;
- Buy-backs or redemptions by AIB Group of its shares;
- The manner in which AIB Group extends credit to certain customer groups; and
- Conditions regulating the commercial conduct of Allied Irish Banks, p.l.c., having regard to capital ratios, market share and the Group's balance sheet growth.

In addition, various other initiatives such as strategies/codes of conduct for dealing with mortgage and other consumer/business loan arrears are set out in the Risk section of this report.

The relationship of the Irish Government with AIB is outlined under the following headings:

- Guarantee schemes;
- Funding support;
- PCAR/PLAR;
- Credit Institutions (Stabilisation) Act 2010:
 - (i) Direction Order;
 - (ii) Transfer Order;
 - (iii) Subordinated Liabilities Order;
- Central Bank and Credit Institutions (Resolution) Act 2011; and
- Relationship framework which was signed in March 2012.

In addition, the European Commission, in approving AIB's restructuring plan on 7 May 2014, found that restructuring aid granted by Ireland to AIB is in line with EU state aid rules.

Guarantee schemes

The European Communities (Deposit Guarantee Schemes) Regulations 1995 have been in operation since 1995. These regulations guarantee certain retail deposits up to a maximum of €100,000. In addition, since September 2008, the Irish Government has guaranteed relevant deposits and debt securities of AIB.

- ELG Scheme

In January 2010, Allied Irish Banks, p.l.c., and certain of its subsidiaries, became participating institutions for the purposes of the ELG Scheme (Eligible Liabilities Guarantee). This scheme expired on 28 March 2013 for all new liabilities. The total liabilities guaranteed under the ELG scheme at 31 December 2016 amounted to €1.1 billion (2015: €1.8 billion). Participating institutions must pay a fee to the Minister in respect of each liability guaranteed under the ELG Scheme. Participating institutions are also required to indemnify the Minister for any costs and expenses of the Minister and for any payments made by the Minister under the ELG Scheme which relate to the participating institutions guarantee under the ELG Scheme.

- Funding support

Throughout the financial crisis, the Irish Government provided guarantees to AIB Group and in this regard the ELG Scheme is outlined above. In addition, AIB Group has availed of Targeted Long Term Refinancing Operation II ("TLTRO II") funding from the ECB through the Central Bank. At 31 December 2016 the amounts outstanding totalled to € 1.9 billion (2015: € 2.9 billion for TLTRO). The interest rate on the TLTRO II is the main ECB rate which is currently 0%. The term of the TLTRO II is four years with AIB Group having the option to repay after two years.

- PCAR/PLAR

On 31 March 2011, the Central Bank of Ireland published the 'Financial Measures Programme Report' which detailed the outcome of its review of the capital (PCAR) and funding requirements (PLAR) of the domestic Irish banks. The PCAR/PLAR assessments followed the announcement of the EU-IMF Programme for Ireland in November 2010, in which the provision of an overall amount of €85 billion in financial support for the sovereign was agreed in principle. Up to €35 billion of this support was earmarked for the banking system, €10 billion of which was for immediate recapitalisation of the banks with the remaining €25 billion to be provided on a contingency basis. Arising from the 2011 PCAR and PLAR assessments, AIB, including EBS, was required to raise €14.8 billion in total capital (including €1.6 billion in contingent capital), all of which was subsequently raised.

NOTES TO THE FINANCIAL STATEMENTS (continued)**29. RELATED PARTY TRANSACTIONS (continued)**

(f) Summary of the AIB Group relationship with the Irish Government (continued)
Rights and powers of the Irish Government and the Central Bank of Ireland (continued)

- *Credit Institutions (Stabilisation) Act 2010*

The Credit Institutions (Stabilisation) Act 2010, which was enacted in December 2010, ceased to have effect on 31 December 2014. During the period when the Act was effective, the Minister invoked certain of his powers under the Act in relation to AIB as follows:

- A Direction Order in December 2010;
- A Transfer Order in February 2011;
- A Subordinated Liabilities Order in April 2011; and
- Acquisition of EBS d.a.c. ("EBS").

On 31 March 2011, the Minister proposed the combination of AIB and EBS (formerly EBS Building Society) to form one of the two Pillar banks. On 26 May 2011, AIB entered into an agreement with EBS, the Minister and the NTMA to acquire EBS for a consideration of € 1 (one euro). The acquisition was effective from 1 July 2011.

- *Central Bank and Credit Institutions (Resolution) Act 2011*

The Central Bank and Credit Institutions (Resolution) Act 2011 was signed into law on 20 October 2011 and became effective on 28 October 2011. This legislation provides the Central Bank with additional powers to achieve an effective and efficient resolution regime for credit institutions that are failing or likely to fail and that is effective in protecting the Exchequer and the stability of the financial system and the economy.

- *Relationship framework*

In order to comply with the contractual commitments imposed on AIB in connection with its recapitalisation by the Irish State and with the requirements of EU state aid applicable in respect of that recapitalisation, a relationship framework was entered into between the Minister and AIB in March 2012. This provides the framework under which the relationship between the Minister and AIB is governed. Under the relationship framework, the authority and responsibility for strategy and commercial policies (including business plans and budgets) and conducting AIB's day-to-day operations rest with the Board of AIB and its management team. However, the Board is required to obtain the prior written consent of the Minister, or to consult with the Minister, in respect of certain material matters, such as material disposals.

- *Approval of AIB Restructuring Plan*

On 7 May 2014, the European Commission approved, under state aid rules, AIB's Restructuring Plan. In arriving at its final decision, the European Commission acknowledged the significant number of restructuring measures already implemented by AIB, comprising business divestments, asset deleveraging, liability management exercises and significant cost reduction actions. The Commission concluded that the Restructuring Plan sets out the path to restoring long term viability. The plan covers the period from 2014 to 2017.

- *Restructuring Plan commitments*

AIB has committed to a range of measures relating to customers in difficulty: cost caps and reductions; acquisitions and exposures; coupon payments; promoting competition; and the repayment of aid to the State. All of the commitments are aligned to AIB's operational plans and are supportive of AIB's return to viability.

30. NON-ADJUSTING EVENTS AFTER REPORTING PERIOD

On 24 February 2017 AIBMB issued a new 7 year and a new 10 year Asset Covered Security with a nominal value of €750m each, at a floating coupon of 1 month Euribor + 75bps and + 85bps per annum respectively. The net issue price for the 7 year bond was 102.328% and for the 10 year bond was 103.289%. Both bonds were purchased by AIB p.l.c..

31. APPROVAL OF FINANCIAL STATEMENTS

The financial statements were approved by the Board of Directors on 15/03 2017.