

MODERN FLOORCOVERING SERVICE PTY LTD SUPERANNUATION FUND
PROFIT/LOSS ON DISPOSAL OF INVESTMENT AT 18 JULY 2012

Asset Details

Account Code 776/020
 Asset Real Estate Capital Partners Usa Property Trust
 Date Sold 18 July 2012

Transactions Details

Transaction Date	Transaction Type	Units	Cost	Cost Base Adjust [^]	Adjusted Cost Base	CPI Purchase	CPI Sale	CGT Cost Base	Consideration	Method	Taxable Profit/(Loss)*	Non Taxable Profit/(Loss)*
23/03/2006	Purchase	1,000.0000	19,400.00		19,400.00			19,400.00	460.00	Other *	(18,940.00)	
16/10/2006	Purchase	25.0000	469.48		469.48			469.48	11.50	Other *	(457.98)	
15/01/2007	Purchase	26.0000	481.57		481.57			481.57	11.96	Other *	(469.61)	
17/04/2007	Purchase	25.0000	483.18		483.18			483.18	11.50	Other *	(471.68)	
13/07/2007	Purchase	28.0000	499.62		499.62			499.62	12.88	Other *	(486.74)	
17/10/2007	Purchase	31.0000	516.50		516.50			516.50	14.26	Other *	(502.24)	
		<u>1,135.0000</u>	<u>21,850.35</u>		<u>21,850.35</u>			<u>21,850.35</u>	<u>522.10</u>		<u>(21,328.25)</u>	

[^] Tax adjustments include deferred tax and tax free components.

* Best/selected method

MODERN FLOORCOVERING SERVICE PTY LTD SUPERANNUATION FUND
PROFIT/LOSS ON DISPOSAL OF INVESTMENT AT 18 JULY 2012

Asset Details

Account Code 776/020
 Asset Real Estate Capital Partners Usa Property Trust
 Date Sold 18 July 2012

Disposal Details

		Profit/(Loss) Summary	<u>Taxable</u>	<u>Non Taxable</u>	<u>Total</u>
Units Sold	1,135.0000				
Original Cost	21,850.35	- Indexation Method			
Consideration	522.10	- Discounted Method			
Total Tax Deferred [^]		- Other Method*	(21,328.25)		(21,328.25)
- Tax Deferred and Tax Exempt	0.00				
- Tax Free	0.00				
Building Depreciation		(Building depreciation is not included in the calculations or journal entries but as an adjustment to Taxable Capital Profits/(Losses))			
Total Profit/(Loss)	(21,328.25)				

For assets acquired before 21 September 1999 and held for 12 months or more, a fund can calculate capital gains using either the Indexation Method or the Discounted Method. For assets acquired after 21 September 1999 and held for 12 months or more, a fund can only calculate capital gains using the Discounted Method. For assets held less than 12 months, neither the Indexation Method or Discounted Method can be used. These disposals generate "Other" Capital Gains/Losses.

Journal Entry

This Journal Entry assumes the consideration received has been posted to the Disposal of Investments Proceeds Account (A/c: 491)

Account Description	Account	Units	Debit	Credit	Tax Deferred	Indexed Capital Gain
Disposal of Investments Proceeds Account	491		522.10			
Real Estate Capital Partners Usa Property Trust	776/020	1,135.0000		21,850.35		
Taxable Profit/(Loss)	235/020		21,328.25			
Non Taxable Profit/(Loss)	236/020					
Distributions Received	239/020					

* Best/selected method

[^] Tax adjustments include deferred tax and tax free components