

Policy Schedule

Landlord Preferred Policy

To sign up to receive your policy documents electronically please visit terrischeer.com.au/paperless



052

Gracy Holdings PL as trustee for Gracy Super Fund
PO Box 169
MOUNT HELENA WA 6082

18 June 2020

POLICY NUMBER: TS0346046LPP

AMOUNT DUE: \$ 436.00

Insured: Gracy Holdings PL as trustee for Gracy Super Fund

Insured Address: 12 / 10 PRESCOTT Place, ORELIA WA 6167

Premium Type

Renewal

Expiry Date

4.00pm 07/08/2020. We invite you to renew your policy until 4.00pm 07/08/2021

Managing Agent

LJ Hooker - Kwinana

Property Details

The land size is less than 2 acres.

Sum Insured

Contents/Building	\$70,000
Liability to Other	\$20,000,000
Weekly rent	Up to \$1,000

Excess per claim

Loss of rent	\$0
Add. benefits in Sect 1,	\$0
Liability and Tax audit	
Tenant damage	\$500
Scorching or pet damage	\$250
Earthquake or Tsunami	\$200
Other claims	\$100

Annual Premium \$436.00

Includes: Multiple Property Discount

Last year's annual premium	\$420.00
	Change on last year 3.8 %

Please turn over for important policy information

If the information shown is incorrect, please call to advise us.

Insurer: AAI Limited ABN 48 005 297 807 AFSL 230859

Special Conditions

This document will be a tax invoice for GST when you make payment

Payment Slip for: Gracy Holdings PL as trustee for Gracy Super Fund - 12 / 10 PRESCOTT Place, ORELIA WA 6167

Amount Payable

\$436.00

Due Date

07/08/2020

Policy Number

TS0346046LPP

Payment Reference No

703460469

Payment Options

By Phone: call us on 1800 804 016, with your Visa or Mastercard, using the Payment Reference No.



Billers Code: 63461

Ref: 703460469



Telephone & Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. To use the QR code, use the reader within your mobile banking app. More info: www.bpay.com.au

Insured details

What you have told us:

This document sets out the information that we have relied on to decide whether to renew your policy and on what terms.

If any of this information has changed, or is incorrect, please contact us on the contact details set out in this document. See your duty of disclosure for further details of your obligations.

You have told us that you and anyone to be insured under the policy:

- have not had an insurer decline insurance, decline renewal on a policy or had special terms or conditions imposed on insurance
- have not, during the past 5 years, had 3 or more claims under a landlord or home and contents insurance policy or made a claim of more than \$5,000
- have not been convicted of theft or fraud in the last 5 years
- are not aware of any existing circumstances which may lead to a claim under this policy.

Your Duty of Disclosure

Before you renew this contract of insurance, you have a duty of disclosure under the Insurance Contracts Act 1984.

If we ask you questions that are relevant to our decision to insure you and on what terms, you must tell us anything that you know and that a reasonable person in the circumstances would include in answering the questions.

Also, we may give you a copy of anything you have previously told us and ask you to tell us if it has changed or is incorrect. If we do this, please advise us about any change or tell us that there is no change.

If you do not tell us about a change to something you have previously told us, you will be taken to have told us that there is no change.

You have this duty until we agree to renew the contract.

If you do not tell us something

If you do not tell us anything you are required to tell us, we may cancel your contract or reduce the amount we will pay you if you make a claim, or both.

If your failure to tell us is fraudulent, we may refuse to pay a claim and treat the contract as if it never existed.

Privacy

We appreciate privacy is important to you. We are committed to protecting your personal information. For further information, please refer to our Privacy Statement and Suncorp Group Privacy Policy by visiting terrisscheer.com.au/privacy or call us on 1800 804 016.

Premium Details

Why your premium may change

Each time you renew your insurance, your premium is likely to change, even if your personal circumstances have not. There are many factors that may change your premium in any given year, examples include the amount your assets are insured for, your claims history, more accurate data, our claims experience and changes to repair/replacement costs. Your premium may also be impacted by changes to discounts.


The premium comparison has been included to assist you in understanding the changes to your premium, including the impact of any taxes and charges. The premium shown includes any discounts.

Cover	Last year	This year
Contents/Building	\$70,000	\$70,000
Weekly rent	Up to \$1,000	Up to \$1,000
Premium	\$347.11	\$360.33
GST	\$34.71	\$36.03
Stamp Duty	\$38.18	\$39.64
Annual Premium (*)	\$420.00	\$436.00

* Please note that minor rounding may be present in your premium calculation.

When referring to an amount from 'last year' on this notice

If you have made a change to your policy in the last 12 months, when we refer to an amount from last year, it may not be the amount you paid. To provide a more useful comparison, we are showing you an amount for your cover as of your most recent change. The amount from last year has been provided for comparison purposes only and should not be used for tax purposes.



QR code linking to the policy information.

Policy Code: 6148
Ref: 7045049

Telephone: 1800 804 016

Visit our website: terrisscheer.com.au



THE PERTH MINT
AUSTRALIA

TAX INVOICE

FULFILMENT OF SUSPENSE SALE

Client Name: GRACY HOLDINGS PTY LTD atf GRACY SUPERANNUATION

The Perth Mint
310 Hay Street,
East Perth WA 6004
Ph: 08 9421 7376
www.perthmint.com
ABN: 98 838 298 431
Invoice No: **949,829**
Invoice Date: 23/07/2020
Time: 11:16

Address: FUND C-/COCKERTON Geoffrey Terence Bria & TracyJoy
345 Princess Road
Mount Helena *funds clear 27/7*

State: WA 6082
Telephone: 0409 414 091
Email: tracyjoy@westnet.com.au

Description	Transaction	Price Excl	GST	Price Incl	Code
Silver Bar Kilo	5 Unit(s) @ \$1057.54/Uni	5,287.70	0.00	5,287.70	BS391KG
Totals		5,287.70	0.00	5,287.70	

Direct Credit AUD	5,287.69
Direct Credit AUD	0.01
Total Tendered	5,287.70

Sales Person: **TasminaD**

Australian Kookaburra
2020 Silver Bullion Coin Series





THE PERTH MINT AUSTRALIA

TAX INVOICE

Client Name: GRACY HOLDINGS PTY LTD atf GRACY SUPERANNUATION

The Perth Mint
310 Hay Street,
East Perth WA 6004
Ph: 08 9421 7376
www.perthmint.com
ABN: 98 838 298 431

Address: FUND C-/COCKERTON Geoffrey Terence Bria & TracyJoy
345 Princess Road
Mount Helena

State: WA 6082

Telephone: 0409 414 091

Email: tracyjoy@westnet.com.au

*paid 23/7/2020
Super Fund A/c*

Invoice No: **949,829**
Invoice Date: 23/07/2020
Time: 11:16

Description	Transaction	Price Excl	GST	Price Incl	Code
Silver Bar Kilo	5 Unit(s) @ \$1057.54/Uni	5,287.70	0.00	5,287.70	BS391KG
Totals		5,287.70	0.00	5,287.70	

Total to be Paid: 5,287.70

Stock has not been collected on this invoice. Collection date to be advised.

Sales Person: **TasminaD**

B AY	Bill Code: 203943
	Ref: 9498296
Please check your BPAY Ref No. as it changes with each bill	

- Deposits: Orders over \$100,000 value require the payment of 10% deposit in cleared funds prior to the fixing of prices and acceptance of the order. A deposit may also be required in other circumstances regardless of the order value.
- Buy-back: Buy-back of unallocated bullion may be undertaken when the bullion has been held in full and cleared funds (no pending orders).
- Payment Methods:
 - Electronic Transfer (ET): Full time direct debit via RTGS to your bank account details. Clearance period 2 working days.
 - Credit Deposit: Cash bank account details below. Clearance period 2 working days.
Westpac: 109 St Georges Ter, Perth
Branch no. 038090
Account no. 272377
 - Cheque/Money Order payable to Goldcorp Australia. Clearance period 7 working days.
The receipt upon your invoice order number as it appears when we receive funds is that we can identify your payment and ensure that you are not short-changed. Please send cheques up to 14, Hay Street, East Perth WA 6004.
- Returns: No returning orders will be accepted.
- Advice: The Perth Mint does not provide investment or taxation advice. You should consult your accountant or other professional adviser for guidance on these issues.
- Storage: The Perth Mint Shop does not offer a storage service. All purchases of bullion must be cleared and ready for collection, otherwise penalties to be levied. Storage and insurance costs will be levied on bullion held in the shop if the collection period has expired and collection has not been made. The priority for bullion held in the shop is to be sold or returned to the customer. The value of bullion held in the shop will never be less than the value of the bullion held in the shop.
- Physical collection from The Perth Mint Shop:
Neither The Perth Mint nor the Perth Mint Shop is responsible for the security of bullion held in the shop. Bullion held in the shop may be subject to seizure by the Australian Customs and Border Protection Service. The Perth Mint Shop will not be able to give full details and further instructions as to how to collect bullion from The Perth Mint Shop by calling 08 9421 7376.
- Privacy and Security:
Please visit our website <http://www.perthmint.com/privacy> for information on privacy and security.

Signed: *[Signature]* Date: *23/7/2020*



THE PERTH MINT AUSTRALIA

TAX INVOICE

Phone: 08 9421 7376

Client Name: GRACY HOLDINGS PTY LTD atf
GRACY SUPERANNUATION

Fax: +61 8 9221 9804

Invoice No: 949,829

Invoice Date: 23/07/2020

TERMS AND CONDITIONS

1. **This Order & Contract Confirmation** is a record of the order you placed on The Perth Mint to purchase bullion being an acceptance by you of The Perth Mint's offer to sell, and consequently constitutes a binding contract of sale between the parties, under applicable laws in the jurisdiction of the Courts of Western Australia. The metal ordered has been purchased on your behalf at the prices shown above, and you have assumed all exposure to price fluctuations.
2. **Return of Signed Sales Contract.** Sign and return this document within 60 minutes to finalise all arrangements. Non-Completion Guarantee provisions apply for non-return of this document. Our Contract is legally binding notwithstanding the non return of this document.
3. **Payment.** Full payment is due within 2 working days of the date of this contract. See below for payment options.
4. **Identification.** If this contract value exceeds \$5,000, we require that you provide certified copies of your ID documents to be returned prior to shipment of goods in accordance with our obligations with respect to legislation. For individuals certified copies of a current driver's licence and passport is sufficient to fulfil this requirement. If an individual is a Sole Trader, business address, full business name and ABN are also required. For Australian companies, a certified copy of the ASIC Certificate of Incorporation and the names of all Directors of private companies are required. Funds in payment must originate from the verified customer's account.
5. **Pricing.** The per unit prices on this contract are made up of the metal content of the coin or bar at the prevailing Perth Mint spot price (date & time stamped above) plus a manufacturing premium per unit.
6. **GST.** If the goods are being exported and delivery does not occur within 60 days of purchase, GST may apply and will be charged to the client if applicable.
7. **Completion of Sale.** In the event payment is not received within 5 days of the order date, the transaction will be cancelled and the Contract Completion Guarantee activated.
8. **Contract Completion Guarantee.** Bullion orders valued above \$5,000 and below \$100,000 must be guaranteed with the provision of your credit card details when placing the order. In the event of non-completion of the terms of this Sales Contract by you and upon cancellation, an administration fee of \$150 plus any losses incurred by The Perth Mint in the liquidation of metal purchased on your behalf will be charged to your credit card. Any gains resulting from liquidation of metal will not be remitted to you. The credit card provided for this Guarantee is not authorised for any other charge or payment.
9. **Deposits.** Orders over \$100,000 value require the payment of 10% deposit in cleared funds prior to the fixing of prices and acceptance of the order. A deposit may also be requested in other circumstances regardless of the order value.
10. **Buy-back.** Buy-back of undelivered Bullion may be undertaken only if the original sale has been paid in full with cleared funds (7 day delay applied).
11. **Payment Methods**
 - a. Telegraphic Transfer (TT), Real Time Gross Settlement (RTGS)(see bank account details below) or BPay. Clearance period 2 working days.
 - b. Direct Deposit (see bank account details below). Clearance period 2 working days.
Westpac 109 St Georges Tce., Perth.
Branch no: 036000
Account no: 272377
 - c. Cheque/Money Order (payable to GoldCorp Australia). Clearance period 7 working days.
You must quote your Invoice Order number as a reference when depositing funds so that we can identify your payment and ensure that your funds are allocated correctly.
Please send cheques to 310 Hay Street, East Perth WA 6004.
12. **Returns.** No returns of Bullion will be accepted.
13. **Advice.** The Perth Mint does not provide investment or taxation advice. You should consult your own advisors for guidance and recommendation on these issues.
14. **Storage.** The Perth Mint Shop does not offer a storage service. All collections of bullion purchases must be made 30 days after payment is received, otherwise penalties to cover administration, storage and insurance costs will be levied. If after the 30 day period has expired and collections of bullion purchases have not been made, the penalty per month will be \$500 or 5% of the trade value, whichever is the greater.
15. **Physical collections from The Perth Mint Shop.**
Neither The Perth Mint Shop staff nor the security guards can assist clients with collections back to their motor vehicles. Some collections may be heavy so clients may need to make alternative arrangements. The Perth Mint Shop staff will be able to give full details and further instructions as to how to collect from The Perth Mint Shop by calling 1300 366 520.
16. **Privacy and Security**
Please visit our website <http://www.perthmint.com/privacy.aspx> for information on privacy and security.

Signed

Tracy Joy Cockerton

Name

TRACY JOY COCKERTON

Date

23/7/2020

From: Nakako Flux Nakako.Flux@perthmint.com 
Subject: your silver order
Date: 28 July 2020 at 11:04 am
To: tracyjoy@westnet.com.au

NF

Dear Mr & Mrs Cockerton,

I just let you know that your order(Gracy Holdings Pty Ltd atf Gracy Superannuation) is ready for collection. Please bring your photo ID to pick up the order. We open weekdays from 9 am to 5 pm. (please note – weekend is still close)

Thank you very much.

Regards,



Nakako Flux | Retail and Bullion Salesperson

Tel. (+61 8) 9421 7410

perthmint.com.au





77 Buxton Street , Mount
Hawthorn WA
6016

PH: 0894442244

FAX:

EMAIL:

info@bengerplumbing.com.au

PL 7657 GL 12691

TAX INVOICE / STATEMENT

ABN: 54 688 449 939

Invoice # 9039

Job Contact

Gracy Holdings Pty Ltd
ARENA Real Estate
3/53 Bronte St
Perth WA 6004

Phone:

WORK CARRIED OUT AT: 3/53 Bronte St, Perth WA 6004

DATE: 1st September 2020	CUST ORDER NO: 1390	JOB NO: 9039
DESCRIPTION		PRICE
1	Attend, replace taps and re seat brass sets.	\$207.27
1	Standard swivel wall spout	\$34.55
1	Parking fees	\$5.45

Subtotal	\$247.27
GST	\$24.73
TOTAL CHARGE	\$272.00

WORK COMPLETED:

Attend, replace faulty laundry wall taps & spout.
Re seat brass sets.

REMITTANCE

INVOICE #9039

Payment Options: Credit Card, Cheque or Direct Deposit.

7 days from date of Invoice.

Bank Details

Name: Benger Plumbing & Gas Pty Ltd
BSB: 036-044 **Account #:** 351595

Customer Name: ARENA Real Estate

Please use Invoice number and Surname as payment reference.

OWNERSHIP STATEMENT #8 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	30/06/2020 - 30/07/2020
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$956.90

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	06/07/20 - 02/08/20	02/08/20	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
02/07/2020		Refund Double Charge of Administration Fee	\$0.00		\$11.00
27/07/2020	3/53 Bronte St	Water Corporation (BPAY Ref: 9001905785) Water Service Charges 01/07/2020 - 31/08/2020	\$0.00	\$184.66	
SUBTOTAL				\$184.66	\$11.00
Total for property expenses & ownership contributions				TOTAL	-\$173.66

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
End of Financial Year Summary Fee	\$5.00	\$55.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$189.44	\$0.00
Total fees paid in period		TOTAL	-\$189.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
30/07/2020	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$956.90	
SUBTOTAL		\$956.90	\$0.00

Total ownership payments	TOTAL	-\$956.90
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CLOSING (CARRIED FORWARD) BALANCE

	TOTAL	\$0.00
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OWNERSHIP STATEMENT - Gracy Holdings PL ATF Gracy Superfund

Tax Invoice - Statement 16

Gracy Holdings PL ATF
 Gracy Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	30/06/2020 - 31/07/2020
OPENING BALANCE	\$0.00
TOTAL PAYMENTS	\$333.42

RESIDENTIAL

12/10 Prescott Place, ORELIA, WA 6167

INCOME

Anthony Peter Sacre Status:

Rent \$205.00 Weekly Paid To 15/08/2020
 Part Payment \$142.86

Rent - Paid from 19/07/2020 to 25/07/2020 (Effective 31/07/2020)

Rent - Paid from 26/07/2020 to 08/08/2020 (Effective 14/08/2020)

Rent - Paid from 09/08/2020 to 15/08/2020 (Effective 19/08/2020)

MONEY OUT

MONEY IN

\$260.00

\$410.00

\$150.00

\$820.00

EXPENSE

City of Kwinana (BPAY Ref: 0100701)

Council rates 1/4 - Council Rates (GST Paid: \$0.00)

\$378.34

Management Fee (GST Paid: \$1.80)

\$19.80

Management Fee (GST Paid: \$3.12)

\$34.32

Management Fee (GST Paid: \$4.92)

\$54.12

\$486.58

(Incl GST: \$9.84)

BALANCE: \$333.42

Ownership Contributions & Expenses

EXPENSE

\$0.00

CONTRIBUTION

\$0.00

BALANCE: \$0.00

Ownership Account Balance

\$333.42

Ownership Payments

MONEY OUT

MONEY IN

31/07/2020 EFT to account Gracy Holdings PL ATF Gracy Su
 Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)

\$333.42

TOTAL OWNERSHIP PAYMENTS

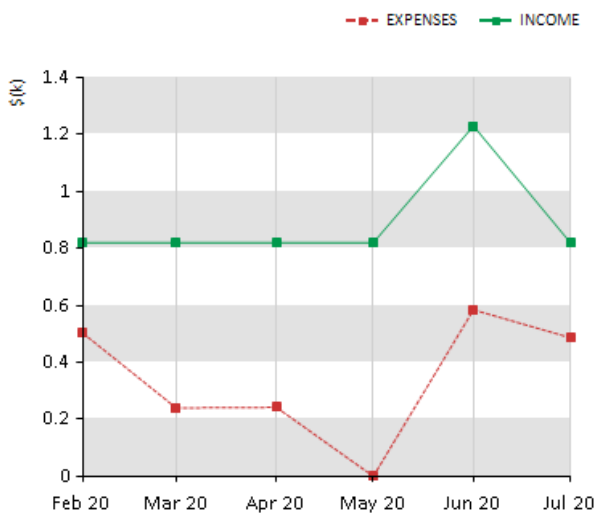
\$333.42

Balance Carried Forward

\$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Feb 20	\$503.54	\$820.00	\$316.46
Mar 20	\$239.92	\$820.00	\$580.08
Apr 20	\$242.12	\$820.00	\$577.88
May 20	\$0.00	\$820.00	\$0.00
Jun 20	\$584.48	\$1,230.00	\$1,465.52
Jul 20	\$486.58	\$820.00	\$333.42
AVERAGE	\$342.77	\$888.33	\$545.56

RATE NOTICE

TAX INVOICE

ABN 13 890 277 321



Gracy Holdings Pty Ltd
C/- LJ Hooker Kwinana
PO Box 42
KWINANA WA 6966



051
I011770
R2_4499

ASSESSMENT NUMBER 10070
VALUATION NUMBER 136836
DUE DATE 21/08/2020
Financial Year 2020/2021
Issue Date 17/07/2020
RV/UV Valuation 9,672
Rate (Cents in \$) 9.66500000
ESL Rate (Cents in \$) 1.48390000
Minimum Payment \$1,062

RECEIVED
30 JUL 2020

PAY:

PROPERTY ADDRESS:
S/U 12 S/P 35239
12/10 Prescott Place ORELIA WA 6167

For emailed notices:
kwinana.enotices.com.au
Reference No: A56258B23D

Local Government Charges

Description
Improved Residential
Refuse and Recycle

No. of Services

AMOUNT

1

\$1,062.00

\$297.00

Total Local Government Charges:

\$1,359.00

State Government Charges

ESL Category 1 Residential

Total State Government Charges:

\$143.52

\$143.52

TOTAL

\$1,502.52

APPROVED	<i>[Signature]</i>
TENANT INV	Y / <i>[Signature]</i>
ENTERED	
PAID	

PAYMENT OPTIONS

1 Payment in full 21/08/2020 \$1,502.52

2 Two Instalments

21/08/2020 \$754.95
31/12/2020 \$754.94
Cost of option \$7.37

Total amount **\$1,509.89**

3 Four Instalments

21/08/2020 \$378.34
23/10/2020 \$378.34
31/12/2020 \$378.34
02/03/2021 \$378.34

Cost of option \$10.84

Total amount **\$1,513.36**

4 Direct Debit, fortnightly*

Commencing
21/08/2020 \$75.50
Cost of option \$7.43

Total amount **\$1,509.95**

5 Direct Debit, weekly*

Commencing
21/08/2020 \$37.94
Cost of option \$15.25

Total amount **\$1,517.77**

***IMPORTANT** Please complete Direct Debit form on reverse of notice and refer to enclosed brochure for dates and Terms and Conditions.

PAYMENT METHODS

Assessment No.: 10070

Name: Gracy Holdings Pty Ltd

Property Address: 12/10 Prescott Place ORELIA WA 6167

Due Date: 21/08/2020

Amount Payable: \$1,502.52

Pay online



Internet

Go to:

www.kwinana.wa.gov.au/paymyrates

Pay by Credit Card
(Visa & MasterCard)

Assessment No: 10070
Valuation No: 136836

BPAY®



Billor Code: 2907
Ref No: 0100701

BPAY® this payment via internet or phone banking.

BPAY View® – view and pay this bill using internet banking.

BPAY View Registration No. 0100701

Pay at Council Office



1. In Person:

Present this notice to the cashier.
Cashier hours 8:30am to 4:30pm.

Gracy Holdings Pty Ltd
 The Gracy Superannuation Fund
 PO Box 169
 Mt Helena WA 6082

paid 4/8/2020 Blay SF

Alteration to Cover
TAX INVOICE
I0211869
Our Reference : CWB NOR G5469 0114994/002

Date : 20.07.2020

Class : General Property Insurance

Insurer : Quantum Underwriting Agencies Pty Ltd

Policy No. : PC010J2639-19

Period : 06.07.2020 to 30.08.2020

Premium	11.72
Underwriter Charges	15.00
Premium GST	2.67
Stamp Duty	1.29
Broker Fee	10.00
Fee GST	1.00
Total Amount	41.68

*Where ES relates to State Emergency Services (NSW Only)

TRANSACTION DESCRIPTION

Insured: The Gracy Superannuation Fund
 It is hereby declared and agreed with effect from 06.07.20, the existing policy is endorsed to note additional gold & silver bars.

In all other aspects, the policy remains unaltered.

Your Account Manager is Shane Murray

TERMS - NET 14 DAYS - Please forward your remittance to ensure cover. Please refer to your DUTY OF DISCLOSURE obligations and other important notices overleaf. Claims must be notified immediately as late notification may cause denial of liability in some instances. Unless we tell you otherwise in writing we receive commission in addition to any Broker Fee mentioned above. Please ask us for any further information.

METHODS OF PAYMENT:

 Post cheque payments together with this payment slip to:
 PO Box 299, Cloverdale WA 6985
 made payable to Country Wide Insurance Brokers

Reference : CWB NOR G5469
Invoice No : I0211869
Client Name : Gracy Holdings Pty Ltd
Account Mgr : Shane Murray
Date : 20.07.2020

 Biller Code : 196923
 Reference : 310015111711

Telephone & Internet Banking - BPAY®
 Contact your bank or financial institution to make this payment your cheque, savings, debit or transaction account. More info: www.bpay.com.au


 Visit our website www.cwib.com.au
 to pay using your Visa or Mastercard
 Client Ref.: CWB NOR G5469 Reference: I0211869

TOTAL AMOUNT \$	41.68
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Please note: An Administration Fee inclusive of GST will be charged at 1.00% for Visa and Mastercard.

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

IMPORTANT NOTICE

We provide our financial services under the terms and conditions noted in our Financial Services Guide and Privacy Collection Notice issued to you. If you do not have one of these documents, please call us on 08 6279 2... or visit our website. You must read these documents before proceeding and by proceeding you represent and warrant you have received and read it. We are committed to protecting your privacy in accordance with the Privacy Act and the Australian Privacy Principles. Full details about our privacy practices can be found in our Privacy Policy available at our website or by contacting us for a copy. The following is a summary of cover only. For full terms and conditions including the definitions, conditions, other limits and exclusions, please refer to your Policy Document or Product Disclosure Statement. We would like to remind you, that if this policy is cancellable and you cancel before the expiry date, we will refund the unused premium less our fee and commission. The Insurer or Agency may also impose a fee on Cancellation. **Any errors identified in the summary below must be reported to your Account Manager for amendment.**

PRIVATE COLLECTIONS INSURANCE

INSURED: The Gracy Superannuation Fund

SITUATION:
345 Princess Road, Mount Helena WA, 6082

INTEREST INSURED:

Section 1 - Fine Arts

Fine Arts and Objets d'Art, Silverware, Tableware, Glassware, Sculpture, Furniture, Books, Stamps, Antiques and Collectibles of whatsoever nature and/or as per the Schedule of Property Insured held in the offices Quantum Underwriting Agencies, excluding items listed under Section 2

Section 2 - Valuables

Jewellery, Watches, Coins, Banknotes, Currency, Bullion & Precious Metals, Diamonds and Precious Stones and other Valuables and/or as per the Schedule of Property Insured held in the offices Quantum Underwriting Agencies

PERILS INSURED:

- A: All Risks of Physical Loss or Damage excluding Fire & Extended Perils
- B: Fire and Extended Perils

Subject to the Terms, Conditions, Limits, Definitions & Exclusions of this Policy as set out in this Schedule and QUA PC 10 v1.1 Policy Wording as attached.

90% of Insurers base premium applicable to Perils Insured A and 10% of Insurers base premium applicable to Perils Insured B

LIMITS OF LIABILITY:

(AUD)

Section 1 Fine Arts whilst at the Situation shown above

Scheduled Fine Arts Limit in all:	\$ Not Insured
Unscheduled Fine Arts Limit in all:	\$ Not Insured
Unscheduled Fine Arts Limit any one item:	\$ Not Insured

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Section 2 Valuables whilst at the Situation shown above

Scheduled Valuables Limit in all:	\$ 68,475.81
Unscheduled Valuables Limit in all:	\$ Not Insured
Unscheduled Valuables Limit any one item:	\$ Not Insured
Total Valuables Sum Insured:	\$ 68,475.81

Sub-Limits of Liability:

Section 1 Fine Arts away from the Situation shown above

In Transit Professional Fine Art Carriers:	\$ Not Insured
In Transit Personal Conveyance:	\$ Not Insured
In Transit Couriers:	\$ Not Insured
At Unnamed Locations:	\$ Not Insured
At Exhibitions:	\$ Not Insured

Section 2 Valuables away from the Situation shown above

Jewellery or Watches: Wearing & Personal Custody Cover	\$ Not Insured
All Other Valuables: Personal Custody Cover	\$ Not Insured
Whilst in a Bank or Safety Deposit Vault:	\$ Not Insured
Whilst at the Premises of Jewellers for Safekeeping	\$ Not Insured
Whilst in Transit by Courier Service:	\$ Not Insured

GEOGRAPHICAL LIMITS:

Section 1

Whilst at the Situation as above and extending to Unnamed Locations anywhere within Australia or New Zealand, whilst on Exhibition anywhere within Australia or New Zealand and/or whilst in Transit anywhere within Australia or New Zealand if an applicable Sub-Limit of Liability is shown above.

Section 2

World Wide

EXCESS:

Section 1 - Each and Every Loss: AUD Nil
Section 2 - Each and Every Loss: AUD N/A

CONDITIONS:

As per QUA PC 10 v1.1 Policy Wording as attached, plus the following Clauses and Endorsements as attached:
High Value Jewellery & Valuables Theft Limitation - Limit AUD 50,000
Hotel / Motel Clause and Hotel / Motel Room Safe Limitation Baggage Clause
New Acquisitions Clause - % Subject to Notification and Extra Premium
Institute Radioactive Contamination, Chemical, Biological, Biochemical and Electromagnetic Weapons Exclusion (CL370)
Cyber Attack Exclusion ((JSC 2015-005)
Sanction Limitation and Exclusion Clause (LMA 3100)

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Several Liability Notice (LSW 1001)
Jurisdiction / Disputes Clause NMA 1854

ADDITIONS & DELETIONS:

Premium Rates for Additions and Deletions to the
Schedule of Property Insured

In Respect of Section 1:

In Respect of Section 2: Not Applicable

In Respect of Items in Bank Vault: Not Applicable

In Respect of Items in Storage: Not Applicable

BASIS OF VALUATION:

As Per Policy Wording

NOTIFICATION OF CLAIMS:

All Claims should be notified to Quantum Underwriting
Agencies via your Broker as soon as possible.

NOTICES:

Complaints Procedures Notice as attached

SUBJECTIVES:

None, other than as may be contained in the wording

CHOICE OF LAW & JURISDICTION:

This insurance shall be governed by and construed in
accordance with the law of Australia. Each party agrees to
submit to the exclusive jurisdiction of the courts of the
Commonwealth of Australia.

SCHEDULE OF VALUABLE ARTICLES:

1.	2 x 100oz Silver Bars	\$	5,420
2.	6 x 1kg Silver Bars	\$	5,227
3.	1 x 2.5oz Gold Bar	\$	5,707
4.	1 x 2.5oz Gold Bar	\$	5,707
5.	1 x 2.5oz Gold Bar	\$	5,707
6.	1 x 5oz Gold Bar	\$	11,415
7.	1 x 100g Kangaroo Bar	\$	7,120
8.	1 x 2.5oz Gold Bars	\$	5,744
9.	6 x 1kg Silver Bars	\$	5,312
10.	1 x 999 1oz Gold Bar	\$	7,699
11.	1 x 1kg Silver Bar	\$	3,414
	Total Value:	\$	68,475.81

ENDORSEMENTS:

High Value Jewellery and Valuables Theft or Disappearance
Limitation

We will not pay more than AUD 50,000 in respect of loss of
or damage to Valuables caused by theft or disappearance
unless at the time of such loss or damage the Valuables are:

1. Being worn or carried by You;

Service Charge Account

Issue date 24 July 2020

Bill ID 0099

ARENA REAL ESTATE
113 NEWCASTLE ST
PERTH WA 6000

Account number 90 01905 78 5

Please pay \$184.66

Payment due by 10 Aug 2020

Account for HOME UNIT AT UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Strata lot 3

Owner : GRACY HOLDINGS PTY LTD

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 10 August 2020	\$184.66
Turn over for important information	Total \$184.66

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

Enquiries?

Need your account in an alternative format?


Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

Need more time to pay?

Visit watercorporation.com.au/financialassistance or call 1300 659 752.

 **Interpreter Services** 13 14 50

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75

UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Account number 90 01905 78 5

Please pay \$184.66

Payment due by 10 August 2020



How your service charges have been calculated

Water residential	1 Jul 2020 to 31 Aug 2020	
	Service charge for 1 residence	\$44.90
Sewerage residential	1 Jul 2020 to 31 Aug 2020	
	Based on the rateable value of \$13520	\$118.73
Drainage residential	1 Jul 2020 to 31 Aug 2020	
	Minimum charge for 1 residence	\$21.03
Service charges		\$184.66

Your new rateable value of \$13520 applies from 1 July 2020.

The rateable value of your property is the gross rental value (GRV) determined by the Valuer-General. You can object to the GRV within 60 days, visit landgate.wa.gov.au for details. Your charges must still be paid by the due date.

To arrange to have your meter tested following a review, or to request a meter reading outside of your normal cycle, please contact us. Please note that a fee will apply. If your reading has been estimated you can contact us to have it reviewed. For more information, visit watercorporation.com.au.

Information**OUR COMMITMENT TO YOU**

We are committed to resolving issues as quickly as possible. If you wish to make a complaint or request a review of your bill, visit watercorporation.com.au/contact, or call 13 13 85. If you are not satisfied with the resolution, you may contact the Energy and Water Ombudsman on 1800 754 004. For information on our commitments to you, and your responsibilities, visit watercorporation.com.a

Ways to pay your account**Direct Debit**

Set up automatic payments from your bank account or credit card by visiting watercorporation.com.au or calling 13 13 85.

**Credit/Debit Card**

Pay as you go by visiting watercorporation.com.au or calling 1300 366 067. Transaction fees may apply. GST is included if applicable.

**Mail**

Send your cheque made payable to 'Water Corporation' with this payment slip to:
WATER CORPORATION
PO BOX 1600, OSBORNE PARK DC, WA 6916

**BPAY®**

Contact your bank or financial institution to arrange payment.

Billers Code: 8805

Ref: 90 01905 78 5

**Centrepay**

Use Centrepay to make regular deductions from your Centrelink payment. Centrepay is a voluntary and easy payment option available to Centrelink customers.

Call us on 13 13 85 or go to humanservices.gov.au/centrepay for more information and to set up your Centrepay deductions.

BPAY View®

Receive, view and pay this bill using internet banking. BPAY View Registration No - **90019057852255253**

POST Billpay

Pay in person at any Post Office.

Manage your account online

Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).

ERN: 90019 05785 2255253



W []
S []
M []

Western Strata Management
PO Box 486
Wembley 6913

Notice of Levies Due in September 2020

Tel: (08) 6113 0696 Mob: 0451 515121
Email: joanna@westernstrata.com.au
ABN 66 469 382 766

Tax Invoice

Issued 16/08/2020 on behalf of:
The Owners of Cheriton Court

*paid 24/8/20
Super Fund*

Gracy Holdings Pty Ltd
PO Box 169
MOUNT HELENA WA 6082

Cheriton Court
53 Bronte Street
EAST PERTH WA 6004
for Lot 3 Unit 3
Gracy Holdings Pty Ltd

Due date	Details	Amounts due (including GST) (\$)		Total
		Admin Fund	Reserve Fund	
01/09/2020	2nd Quarterly Admin/Reserve Levy	491.90	27.20	519.10
	Total levies due in month	491.90	27.20	519.10

Total of this levy notice	519.10	(including \$47.19 GST)
Levies in arrears	0.00	
Interest on levies in arrears	0.00	
Outstanding owner invoices	0.00	
Subtotal of amount due	519.10	
Prepaid	0.00	
Total amount due	\$519.10	

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
Cheques should be made payable to 'Western Strata Management'

Payment due 01/09/2020

If paying your levy by EFT could you please make sure that you include your reference number and surname in the narration.
Thank you.

PAYMENT SLIP

PAYMENT INSTRUCTIONS

BY DIRECT DEPOSIT to:

BankWest
Branch: Subiaco
BSB: 306-044 Acct no: 0400448 Ref no: 1655
Acct name: Western Strata Management

Gracy Holdings Pty Ltd
Strata Scheme 30473
Lot 3 Unit 3

BY POST Pay by mailing this payment slip with your cheque to:

Western Strata Management
PO Box 486
WEMBLEY WA 6913

TOTAL PAYMENT

\$



Please make cheque payable to: Western Strata Management

RATE NOTICE

TAX INVOICE

ABN 13 890 277 321



Gracy Holdings Pty Ltd
C/- LJ Hooker Kwinana
PO Box 42
KWINANA WA 6966



051
I011770
R2_4499

ASSESSMENT NUMBER 10070
VALUATION NUMBER 136836
DUE DATE 21/08/2020
Financial Year 2020/2021
Issue Date 17/07/2020
RV/UV Valuation 9,672
Rate (Cents in \$) 9.66500000
ESL Rate (Cents in \$) 1.48390000
Minimum Payment \$1,062

RECEIVED
30 JUL 2020

RY:

PROPERTY ADDRESS:
S/U 12 S/P 35239
12/10 Prescott Place ORELIA WA 6167

For emailed notices:
kwinana.enotices.com.au
Reference No: A56258B23D

Local Government Charges

Description
Improved Residential
Refuse and Recycle

No. of Services

AMOUNT

1

\$1,062.00

\$297.00

Total Local Government Charges:

\$1,359.00

State Government Charges

ESL Category 1 Residential

Total State Government Charges:

\$143.52

\$143.52

TOTAL

\$1,502.52

APPROVED	
TENANT INV	Y/N
ENTERED	
PAID	

PAYMENT OPTIONS

1 Payment in full 21/08/2020 \$1,502.52

2 Two Instalments

21/08/2020 \$754.95
31/12/2020 \$754.94
Cost of option \$7.37

Total amount \$1,509.89

3 Four Instalments

21/08/2020 \$378.34
23/10/2020 \$378.34
31/12/2020 \$378.34
02/03/2021 \$378.34

Cost of option \$10.84

Total amount \$1,513.36

4 Direct Debit, fortnightly*

Commencing
21/08/2020 \$75.50
Cost of option \$7.43

Total amount \$1,509.95

5 Direct Debit, weekly*

Commencing
21/08/2020 \$37.94
Cost of option \$15.25

Total amount \$1,517.77

***IMPORTANT** Please complete Direct Debit form on reverse of notice and refer to enclosed brochure for dates and Terms and Conditions.

PAYMENT METHODS

Assessment No.: 10070

Name: Gracy Holdings Pty Ltd

Property Address: 12/10 Prescott Place ORELIA WA 6167

Due Date: 21/08/2020

Amount Payable: \$1,502.52

Pay online



Internet

Go to:

www.kwinana.wa.gov.au/paymyrates

Pay by Credit Card
(Visa & MasterCard)

Assessment No: 10070
Valuation No: 136836

BPAY®



Billor Code: 2907
Ref No: 0100701

BPAY® this payment via internet or phone banking.

BPAY View® - view and pay this bill using internet banking.

BPAY View Registration No. 0100701

Pay at Council Office



1. In Person:

Present this notice to the cashier.
Cashier hours 8:30am to 4:30pm.

OWNERSHIP STATEMENT #9 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	30/07/2020 - 27/08/2020
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$822.56
OWNERSHIP PAYMENT:	\$0.00

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	03/08/20 - 30/08/20	30/08/20	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
06/08/2020	3/53 Bronte St	Water2Water (Inv: 209195) Water Filter Maintenance	\$26.00	\$286.00	
SUBTOTAL				\$286.00	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$286.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Inspection Fee	\$7.00	\$77.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$211.44	\$0.00
Total fees paid in period		TOTAL	-\$211.44

WITHHELD (UNPAID) AMOUNTS

Description	Withheld
Withheld	\$822.56
Total withheld (unpaid) amounts	TOTAL \$822.56

CLOSING (CARRIED FORWARD) BALANCE

TOTAL **\$822.56**

OUTSTANDING AMOUNTS

Due Date	Property	Payee	Description	Amount
23/08/2020	3/53 Bronte St	City Of Perth	Council Rates 2020/2021 Full Instalment	\$1,390.65
Total outstanding amounts			TOTAL	\$1,390.65

Gracy Holdings Pty Ltd
The Gracy Superannuation Fund
PO Box 169
Mt Helena WA 6082**Renewal of Cover**
TAX INVOICE**I0213456****Our Reference :** CWB NOR G5469 0114994/004

Date : 17.08.2020

Class : General Property Insurance

Insurer : Quantum Underwriting Agencies Pty Ltd

Policy No. : PC010J2639-19

Period : 30.08.2020 to 30.08.2021

Premium	516.35
Underwriter Charges	75.00
Premium GST	59.14
Stamp Duty	56.80
Broker Fee	102.46
Fee GST	10.25
Total Amount	820.00

*Where ES relates to State Emergency Services (NSW Only)

TRANSACTION DESCRIPTION

Insured: The Gracy Superannuation Fund
Renewal for: General Property Insurance

Your Account Manager is Shane Murray

TERMS - NET 14 DAYS - Please forward your remittance to ensure cover. Please refer to your DUTY OF DISCLOSURE obligations and other important notices overleaf. Claims must be notified immediately as late notification may cause denial of liability in some instances. Unless we tell you otherwise in writing we receive commission in addition to any Broker Fee mentioned above. Please ask us for any further information.

METHODS OF PAYMENT:Post cheque payments together with this payment slip to:
PO Box 299, Cloverdale WA 6985
made payable to Country Wide Insurance BrokersBiller Code : 196923
Reference : 310015111711**Telephone & Internet Banking - BPAY[®]**Contact your bank or financial institution to make this payment your cheque, savings, debit or transaction account. More info: www.bpay.com.auVisit our website www.cwib.com.au
to pay using your Visa or Mastercard
Client Ref.: CWB NOR G5469 Reference: I0213456

Reference : CWB NOR G5469
Invoice No : I0213456
Client Name : Gracy Holdings Pty Ltd
Account Mgr : Shane Murray
Date : 17.08.2020

TOTAL AMOUNT \$**820.00**

Please note: An Administration Fee inclusive of GST will be charged at 1.00% for Visa and Mastercard.

SOME IMPORTANT THINGS YOU NEED TO KNOW

It is essential that you carefully read and understand the following important notices. If you have any questions, please ask us.

Make sure you comply with your Duty of Disclosure
The Insurance Contracts Act 1984 requires that you, and everyone who is an insured under your policy, comply with the duty of disclosure. Make sure you explain the duty to any other insureds you may apply on behalf of. We do not do this unless specifically agreed in writing.

The duty requires you to tell the insurer certain matters which will help them decide whether to insure you and, if so, on what terms.

You have this duty until the insurer agrees to insure you and before the insurer agrees to renew your policy. You also have the same duty before you extend, vary or reinstate an insurance policy.

The type of duty that applies can vary according to the type of policy.

If you are responding for other insureds

If you are providing information for other insureds, you confirm you have their authority to do so and that the information provided is what they have told you in response to the duty of disclosure obligations.

Avoid making misrepresentations or not telling, the insurer something

If you (or anyone who is an insured, or a proposed insured, under the policy) make a misrepresentation, or if you do not tell the insurer something that you are required to tell them, they may cancel your policy or reduce the amount they will pay you in the event of a claim, or both. If the misrepresentation or failure is fraudulent, the insurer may refuse to pay a claim and treat the policy as if it never existed.

If we act on behalf of the insurer, you need to refer to the policy which will set out the duty that applies. We will advise you when/if we act on behalf of the insurer.

If we act on your behalf, to assist us in protecting your interests, it is important that you tell us every matter that:

- you know; or
- a reasonable person in the circumstances could be expected to know, may be relevant to the insurer's decision whether to insure you and, if so, on what terms.

If in doubt it is better to tell us.

We will then assist you in determining what needs to be disclosed to the insurer in order to meet your duty.

When you first apply for your policy, the insurer may ask you specific questions relevant to their decision whether to insure you.

Before an insurer agrees to renew your policy, you may again be asked specific questions by the insurer relevant to their decision whether to renew your policy.

When you answer any questions asked by the insurer, you must give honest and complete answers and tell the insurer, in answer to each question, about every matter that is known to you and which a reasonable person in the circumstances would include in answering the questions.

Examples of matters that should be disclosed are:

- any claims you have made in recent years for the particular type of insurance;
- cancellation, avoidance of, or a refusal to renew your insurance by an insurer;

- any unusual feature of the insured risk that may increase the likelihood of a claim.
- circumstances which may give rise to a claim.

An insurer who is deciding whether they are prepared to renew your policy, may give you a copy of anything you have previously told them and ask you to tell them if anything has changed. If an insurer does this, you must tell them about any change or advise that there is no change. If you do not respond then this will be taken to mean there has been no changes.

Delay between final entry into the policy and original disclosure of information

You need to tell us if you have disclosure of information in the application process and something has happened that makes the information disclosed inaccurate, or new matters arise that would require disclosure under the duty. You must do this before the policy has been entered into (or renewed, varied, reinstated or extended as applicable).

Misstatement of Premium

We try to tell you the correct amounts of premium and statutory and other charges that apply to your insurance. In the event that we misstate that amount (either because we have made an unintentional error or because a third party has misstated the amount), we reserve the right to correct the amount. Where permitted by law, you shall not hold us responsible for any loss that you may suffer as a result of any such misstatement.

Change of Risk or Circumstances

You should carefully monitor and review that your insurance contract is adequate to cover your assets or business activities and seek a variation if it is not. Many policies require us to notify the insurer in writing of certain changes to the insured risk during the period of insurance. The insurer can then decide whether to cover the new risk.

Examples are:

- For insurance covering property location changes, new business activities or any significant departure from your normal business operations.
- For insurance covering your liability to third parties changes to the nature of your business, and specifically in products liability, changes to your product range or your involvement in products not previously notified to insurers.

Interest of Other Parties

Many policies exclude cover for an interest in the insured property held by someone other than the insured, unless that interest is specifically noted in the policy. For example, if property is jointly owned, or subject to finance, the interest of a third party such as the joint owner or financier may be excluded if it is not specifically noted on the policy. If you want the interest of any third party to be covered, please let us know, so that we can ask the insurer to note that party's interest on the policy.

Cancellation of your Policy

If a policy is cancelled before the expiry of the period of insurance, we reserve the right to refund the net return premium we received from the Insurer or have a cancellation fee charged to offset the Insurers deduction of commission. Please ask us for any additional information you require about our remuneration or cancellation policy.

The Australian Financial Complaints Authority

If you have any complaints about the service provided to you, you should contact us and tell us about your complaint. If the complaint cannot be resolved to your satisfaction within 45 days, you have the right to refer the matter to the Australian Financial Complaints Authority (AFCA):
Online: www.afca.org.au
Email: info@afca.org.au
Phone: 1800 931 678
Mail: Australian Financial Complaints Authority
GPO Box 3 Melbourne VIC 3001

Insurance Brokers Code of Practice

We subscribe to the National Insurance Brokers (NIBA) Code of Practice ("the code"). The code sets out standards for Brokers to follow when dealing with clients. A copy of the code is available on our website www.cwib.com.au

Important Notice about your Austbrokers Broker and Hunter Premium Funding Agreement and Royalwest Finance

Austbrokers role and remuneration

Your Austbrokers Broker and AUB Group Limited ('AUB') (ABN 60 000 000 7.5) have a preferred supplier arrangement with Hunter Premium Funding Pty Ltd ('Hunter') for the arrangement of premium funding. They do not act for Hunter and do not advise on whether Hunter's products or services are right for you or are most appropriate. You need to make your own decision based on the information provided.

If you use Hunter, your Austbrokers Broker receives:

- a payment based on the interest earned on the premium funding by Hunter each month;
- a commission which is a percentage of the amount of funding provided to you;
- a payment based on a percentage of all outstanding loans less any cancelled or terminated loans; and
- a payment based on a percentage on certain general insurance business placed by the Austbrokers Network with certain divisions of Allianz Insurance Ltd.

AUB receives certain upfront payments from Hunter for entering into (or renewing) a preferred supplier arrangement with Hunter. Your Austbrokers Broker is owned [partly /wholly] by AUB and benefits from any profit made by this entity due to this arrangement.

If your loan is cancelled, your Austbrokers Broker and AUB keep any payments received pursuant to the above arrangement with Hunter.

If you need more information or explanation of the above, please ask us.

Northlake Holdings Pty Ltd Trading As Country Wide Insurance Brokers ("CWIB") (ABN 56 009 296 824) also have a preferred supplier arrangement with Royalwest Asset Pty Ltd Trading As Royalwest Finance ("Royalwest"). Royalwest Asset Pty Ltd is a wholly owned subsidiary of Northlake Holdings Pty Ltd. If you use Royalwest, CWIB receive a commission of up to 2% of the amount funded. CWIB also receives a monthly administration fee which reimburses them for the administration services they provide Royalwest. CWIB may also benefit from the success of Royalwest by receiving a share of any profit made.

Cancellation of your Policy(ies) on request of Premium Funder

Your Loan Agreement with a Premium Funder allows your Austbrokers Broker, on receipt of a notice from the funder requesting cancellation of any policy specified in the Loan Agreement with the funder, to cancel the policy and provide the relevant refund to the funder. Your Austbrokers Broker will notify you of any such cancellation.

Credit card

Please contact our office by telephone or visit our website www.cwib.com.au should you wish to pay by credit card. A credit card surcharge inclusive of GST will be charged at 1% for Mastercard and Visa.

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

IMPORTANT NOTICE

We provide our financial services under the terms and conditions noted in our Financial Services Guide and Privacy Collection Notice issued to you. If you do not have one of these documents, please call us on 08 6279 2300 or visit our website. You must read these documents before proceeding and by proceeding you represent and warrant you have received and read it. We are committed to protecting your privacy in accordance with the Privacy Act and the Australian Privacy Principles. Full details about our privacy practices can be found in our Privacy Policy available at our website or by contacting us for a copy. The following is a summary of cover only. For full terms and conditions including the definitions, conditions, other limits and exclusions, please refer to your Policy Document or Product Disclosure Statement. We would like to remind you, that if this policy is cancellable and you cancel before the expiry date, we will refund the unused premium less our fee and commission. The Insurer or Agency may also impose a fee on Cancellation. **Any errors identified in the summary below must be reported to your Account Manager for amendment.**

PRIVATE COLLECTIONS INSURANCE

INSURED: The Gracy Superannuation Fund

SITUATION:
345 Princess Road, Mount Helena WA, 6082

INTEREST INSURED:
Section 1 - Fine Arts
Fine Arts and Objets d'Art, Silverware, Tableware, Glassware, Sculpture, Furniture, Books, Stamps, Antiques and Collectibles of whatsoever nature and/or as per the Schedule of Property Insured held in the offices Quantum Underwriting Agencies, excluding items listed under Section 2

Section 2 - Valuables
Jewellery, Watches, Coins, Banknotes, Currency, Bullion & Precious Metals, Diamonds and Precious Stones and other Valuables and/or as per the Schedule of Property Insured held in the offices Quantum Underwriting Agencies

PERILS INSURED:
A: All Risks of Physical Loss or Damage excluding Fire & Extended Perils
B: Fire and Extended Perils

Subject to the Terms, Conditions, Limits, Definitions & Exclusions of this Policy as set out in this Schedule and QUA PC 10 v1.1 Policy Wording as attached.

90% of Insurers base premium applicable to Perils Insured A and 10% of Insurers base premium applicable to Perils Insured B

LIMITS OF LIABILITY: (AUD)
Section 1 Fine Arts whilst at the Situation shown above
Scheduled Fine Arts Limit in all: \$ Not Insured
Unscheduled Fine Arts Limit in all: \$ Not Insured
Unscheduled Fine Arts Limit any one item: \$ Not Insured

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Section 2 Valuables whilst at the Situation shown above

Scheduled Valuables Limit in all:	\$ 73,764.00
Unscheduled Valuables Limit in all:	\$ Not Insured
Unscheduled Valuables Limit any one item:	\$ Not Insured
Total Valuables Sum Insured:	\$ 73,764.00

Sub-Limits of Liability:

Section 1 Fine Arts away from the Situation shown above

In Transit Professional Fine Art Carriers:	\$ Not Insured
In Transit Personal Conveyance:	\$ Not Insured
In Transit Couriers:	\$ Not Insured
At Unnamed Locations:	\$ Not Insured
At Exhibitions:	\$ Not Insured

Section 2 Valuables away from the Situation shown above

Jewellery or Watches: Wearing & Personal Custody Cover	\$ Not Insured
All Other Valuables: Personal Custody Cover	\$ Not Insured
Whilst in a Bank or Safety Deposit Vault:	\$ Not Insured
Whilst at the Premises of Jewellers for Safekeeping	\$ Not Insured
Whilst in Transit by Courier Service:	\$ Not Insured

GEOGRAPHICAL LIMITS:

Section 1

Whilst at the Situation as above and extending to Unnamed Locations anywhere within Australia or New Zealand, whilst on Exhibition anywhere within Australia or New Zealand and/or whilst in Transit anywhere within Australia or New Zealand if an applicable Sub-Limit of Liability is shown above.

Section 2

World Wide

EXCESS:

Section 1 - Each and Every Loss:	AUD Nil
Section 2 - Each and Every Loss:	AUD N/A

CONDITIONS:

As per QUA PC 10 v1.1 Policy Wording as attached, plus the following Clauses and Endorsements as attached:

- High Value Jewellery & Valuables Theft Limitation - Limit AUD 50,000
- Hotel / Motel Clause and Hotel / Motel Room Safe Limitation
- Baggage Clause
- New Acquisitions Clause - % Subject to Notification and Extra Premium
- Institute Radioactive Contamination, Chemical, Biological, Biochemical and Electromagnetic Weapons Exclusion (CL370)
- Sanction Limitation and Exclusion Clause (LMA 3100)
- Several Liability Notice (LSW 1001)

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Jurisdiction / Disputes Clause NMA 1854
Cyber Exclusion - Targeted Cyber Attack Write Back (JS2019-005)

ADDITIONS & DELETIONS:

Premium Rates for Additions and Deletions to the
Schedule of Property Insured
In Respect of Section 1:
In Respect of Section 2:
In Respect of Items in Bank Vault: Not Applicable
In Respect of Items in Storage: Not Applicable

BASIS OF VALUATION:

As Per Policy Wording

NOTIFICATION OF CLAIMS:

All Claims should be notified to Quantum Underwriting
Agencies via your Broker as soon as possible.

NOTICES:

Complaints Procedures Notice as attached

SUBJECTIVES:

None, other than as may be contained in the wording

CHOICE OF LAW & JURISDICTION:

This insurance shall be governed by and construed in
accordance with the law of Australia. Each party agrees to
submit to the exclusive jurisdiction of the courts of the
Commonwealth of Australia.

SCHEDULE OF VALUABLE ARTICLES:

1.	2 x 100oz Silver Bars	\$	5,420
2.	6 x 1kg Silver Bars	\$	5,227
3.	1 x 2.5oz Gold Bar	\$	5,707
4.	1 x 2.5oz Gold Bar	\$	5,707
5.	1 x 2.5oz Gold Bar	\$	5,707
6.	1 x 5oz Gold Bar	\$	11,415
7.	1 x 100g Kangaroo Bar	\$	7,120
8.	1 x 2.5oz Gold Bars	\$	5,744
9.	6 x 1kg Silver Bars	\$	5,312
10.	1 x 999 1oz Gold Bar	\$	7,699
11.	1 x 1kg Silver Bar	\$	3,414
12.	5 x Silver Bar Kilo	\$	5,288
	Total Value:	\$	73,763.51

ENDORSEMENTS:

High Value Jewellery and Valuables Theft or Disappearance
Limitation
We will not pay more than AUD 50,000 in respect of loss of
or damage to Valuables caused by theft or disappearance

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

unless at the time of such loss or damage the Valuables are:

1. Being worn or carried by You;
2. Being attended by You and remaining under Your immediate supervision and control, or the immediate supervision and control of a responsible adult authorised by you or
3. Deposited in a locked safe or in a bank or safety deposit vault.

Hotel / Motel Clause and Hotel / Motel Room Safe Limitation
We do not cover loss or damage caused by theft or disappearance of Valuables from unattended hotel or motel rooms unless at the time of the loss or damage the Valuables were placed inside the locked room safe.

We will not pay more than AUD 50,000 for loss of Valuables from hotel or motel room safes. But We do cover loss or damage to Valuables left with hotel or motel management for safekeeping in the main hotel or motel safe or vault up to the full Wearing / Personal Custody limit shown in the Schedule.

Baggage Clause

We do not cover loss or damage caused by theft or disappearance of Valuables contained in or removed from baggage, suitcases, luggage, handbags or other similar carrying receptacles unless at the time of such loss or damage the baggage, suitcase, luggage, handbag or receptacle is:

1. Being carried by You, or a responsible adult authorised by you or
2. Being attended by You and remaining under Your immediate supervision and control, or the immediate supervision and control of a responsible adult authorised by you.

Baggage that is placed in overhead lockers whilst on board aircraft will be deemed to be attended.

Institute Radioactive Contamination, Chemical, Biological, Bio-Chemical and Electromagnetic Weapons Exclusion Clause (CL370)

This clause shall be paramount and shall override anything contained in this insurance inconsistent therewith

In no case shall this insurance cover loss damage liability or expense directly or indirectly caused by or contributed to by or arising from

1. Ionising radiations from or contamination by radioactivity from any nuclear fuel or from any nuclear waste or from the combustion of nuclear fuel.
2. The radioactive, toxic, explosive or other hazardous or contaminating properties of any nuclear installation, reactor or other nuclear assembly or nuclear component

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

thereof

3. Any weapon or device employing atomic or nuclear fission and/or fusion or other like reaction or radioactive force or matter

4. The radioactive, toxic, explosive or other hazardous or contaminating properties of any radioactive matter.

The exclusion in this sub-clause does not extend to radioactive isotopes, other than nuclear fuel, when such isotopes are being prepared, carried, stored, or used for commercial, agricultural, medical, scientific or other similar peaceful purposes

5. Any chemical, biological, bio-chemical, or electromagnetic weapon.

Sanction Limitation and Exclusion Clause

No (re)insurer shall be deemed to provide cover and no (re)insurer shall be liable to pay any claim or provide any benefit hereunder to the extent that the provision of such cover, payment of such claim or provision of such benefit would expose that (re)insurer to any sanction, prohibition or restriction under United Nations resolutions or the trade or economic sanctions, laws or regulations of Australia, New Zealand, the European Union, United Kingdom or United States of America.

Several Liability Notice (LSW 1001):

The subscribing insurers' obligations under contracts of insurance to which they subscribe are several and not joint and are limited solely to the extent of their individual subscriptions. The subscribing insurers are not responsible for the subscription of any co-subscribing insurer who for any reason does not satisfy all or part of its obligations.

Jurisdiction / Disputes Clause (NMA 1854):

Both parties must use their best endeavours to achieve resolution by the selected process and further agree that neither party will initiate litigation (as set out in clause 3 below) without first pursuing such informal resolution techniques in good faith;
In the event that the dispute is not resolved by such informal process within 35 days of the Dispute Notice (or such other period as agreed in writing between the parties) the dispute shall be referred to litigation.

1. Following either a mediation or an expert determination pursuant to clause 2 of this provision, either party may then initiate proceedings in any competent Court in the Commonwealth of Australia in relation to the matters in dispute.

Such proceedings may only be commenced on 14 days written notice to the other party and shall be

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

determined in accordance with the law and practice applicable in such Court.

Any summons, notice or process to be served upon Underwriters may be served upon:

Lloyds Australia Limited
Level 9, 1 OConnell St
Sydney, NSW, 2000

Who has authority to accept service and to appear on Underwriters behalf.

If proceedings are instituted against any one of the Underwriters, all Underwriters participating in this insurance will abide by the final decision of such Court or any competent Appellate Court

2. Except where the dispute renders it impossible to do so, the parties will continue performing their respective obligations under the Policy while the dispute is being resolved, unless and until such obligations are terminated or expire in accordance with this agreement.

3. Each party must use its reasonable endeavours to ensure that where a dispute is reasonably foreseeable, it is dealt with at a sufficiently early stage to ensure that there is minimal effect on the ability of either party to perform its obligations under the Policy.

4. Notwithstanding anything in this Schedule, either party may at any time commence Court proceedings in relation to any dispute or Claim arising under, or in connection with the Policy where the party seeks urgent interlocutory relief.

Premium Payment Clause LSW3000 (Amended):

The Insured undertakes that premium will be paid in full to Underwriters Authorised Representative(s) within 30 days of inception of this Insurance (or, in respect of instalment premiums, when due).

If the premium due under this Insurance has not been so paid to Underwriters Authorised Representative(s) by the 30th day from the inception of this policy (and, in respect of instalment premiums, by the date they are due) Underwriters shall have the right to cancel this Insurance by notifying the Insured/Reinsured via their Authorised Representative(s) in writing. In the event of cancellation, premium is due to Underwriters on a pro rata basis for the period that Underwriters are on risk but the full policy premium shall be payable to Underwriters in the event of a loss or occurrence prior to the date of termination which gives rise to a valid claim under this Insurance.

It is agreed that Underwriters, or their Authorised Representative(s) shall give not less than 15 days prior notice of cancellation to the Insured/Reinsured.

If premium due is paid in full to Underwriters or their Authorised Representative(s) before the notice period

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

expires, notice of cancellation shall automatically be revoked. If not, the Insurance shall automatically terminate at the end of the notice period. Unless otherwise agreed, the Leading Underwriter (and Agreement Parties if appropriate) are authorised to exercise rights under this clause on their own behalf and on behalf of all Underwriters participating in this contract. If any provision of this clause is found by any court or administrative body of competent jurisdiction to be invalid or unenforceable, such invalidity or unenforceability will not affect the other provisions of this clause which will remain in full force and effect.

ADVISOR:

Our advisors receive an annual salary that may include bonuses based on performance criteria (including sales performance) and achievement of company goals. They may also receive certain soft dollar benefits of the type described in this Statement.

SOFT DOLLAR:

From time to time we may receive various soft dollar benefits from product issuers and their representatives including the product we recommended. These can include entertainment (e.g. lunches, sporting events, movies etc), conferences (e.g. attendance at a product issuer conference or sponsorship of our AUB Group Annual conference), accommodation and travel, business tools (e.g. software), gifts (e.g. product issuer or service provider branded promotional and other occasional small gifts such as bottles or wine or hampers on special occasions etc).

These benefits are provided by a wide range of product issuers and service providers. In most cases they are incidental to or relate to our development of an understanding of the product issuer and service provider and their product ranges and practices etc. Ultimately, this can assist us in better servicing and representing you.

Our policy is that any soft dollar benefits that we or our representatives receive that are reasonably estimated to exceed \$300 per item or event are potentially material. They must be disclosed to our Compliance Manager in writing and they will determine if appropriate procedures are in place to manage or avoid any potential conflict of interest which might arise. They only approve benefits where this is the case and retain a record of this which you can request access to.

INSURER	POLICY NUMBER	PROPORTION
Quantum Underwriting Agencies Pty Ltd	PC010J2639-19	100.0000%
2 2/8 Cassowary Bend EATON WA 6232		

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

* SUPPORTING INSURERS
- Lloyds of London 100.0000%
ABN 49080862291

Premium Details :

Premium	516.35
Stamp Duty	56.80
Underwriter Charges	75.00
Broker Fee	102.46
GST	69.39
TOTAL	820.00

ABN 56 009 296 824
PO Box 261
NORTHAM WA 6401

Phone: 08 9621 9300
Fax: 08 9622 7655

GENERAL ADVICE

CLIENT	INSURER	17.08.20
Gracy Holdings Pty Ltd The Gracy Superannuation Fund PO Box 169 Mt Helena 6082	Quantum Underwriting Agencies Pty Ltd 2 2/8 Cassowary Bend EATON WA 6232	

CLASS OF RISK	PERIOD OF INSURANCE
General Property Insurance	
Policy No : PC010J2639-19	Our Ref : CWB NOR G5469 0114994/004/01

GENERAL ADVICE

This is an important document. You should read it carefully and ensure that you understand it. If you do not understand or disagree with anything, do contact your Insurance Adviser. You may want to contact your Insurance Adviser if you change your mind about the insurance policy you want to buy. You have a minimum of 14 days (your insurer may allow you longer) to cancel your policy. You will find the details of the cooling-off period in your policy documents.

In this instance we only provide a "general advice" service. This means that whilst we may generally recommend the products we distribute, we do not consider whether the product is appropriate for your own personal objectives, financial situation and needs in making the recommendation. You need to consider the appropriateness of any information (in particular any policy documentation and relevant Product Disclosure Statement) or general advice we give you, having regard to your personal situation, before acting on our advice or buying any product.

Broker Fee Amount: \$ 102.46 GST: \$ 10.25 Total: \$ 112.71

We will invoice you for the amount payable by you which will include base premium, government charges and broker fee. Our invoice is payable prior to the expiry of your interim contract or expiry of your existing contract of insurance.

Thank you for entrusting your insurance needs to us. Please call us if you have any questions or queries.

SOFT DOLLAR DISCLOSURE

From time to time we may receive various soft dollar benefits from product issuers and their representatives including the product we recommended. These can include entertainment (e.g. lunches, sporting events, movies etc), conferences (e.g. attendance at a product issuer conference or sponsorship of our AUB Group Annual conference), accommodation and travel, business tools (e.g. software), gifts (e.g. product issuer or service provider branded promotional and other occasional small gifts such as bottles or wine or hampers on special occasions etc).

These benefits are provided by a wide range of product issuers and service providers. In most cases they are incidental to or relate to our development of an understanding of the product issuer and service provider and their product ranges and practices etc. Ultimately, this can assist us in better servicing and representing you.

Our policy is that any soft dollar benefits that we or our representatives receive that are reasonably estimated to exceed \$300 per item or event are potentially material. They must be disclosed to our Compliance Manager in writing and they will determine if appropriate procedures are in place to manage or avoid any potential conflict of interest which might arise. They only approve benefits where this is the case and retain a record of this which you can request access to.

ADVISORS

Our advisors receive an annual salary that may include bonuses based on performance criteria (including sales performance) and achievement of company goals. They may also receive certain soft dollar benefits of the type described in this Statement.

Gracy Holdings Pty Ltd
 The Gracy Superannuation Fund
 PO Box 169
 Mt Helena WA 6082

Alteration to Cover
TAX INVOICE
10213165
Our Reference : CWB NOR G5469 0114994/003

Date : 13.08.2020
Class : General Property Insurance
Insurer : Quantum Underwriting Agencies Pty Ltd
Policy No. : PC010J2639-19
Period : 04.08.2020 to 30.08.2020

Premium	2.64
Underwriter Charges	15.00
Premium GST	1.76
Stamp Duty	.29
Broker Fee	15.00
Fee GST	1.50
Total Amount	36.19

*Where ES relates to State Emergency Services (NSW Only)


TRANSACTION DESCRIPTION

Insured: The Gracy Superannuation Fund
It is hereby declared and agreed with effect from 04.08.20, the existing policy is endorsed to add 5 x silver bars.

In all other aspects, the policy remains unaltered.

Your Account Manager is Shane Murray

TERMS - NET 14 DAYS - Please forward your remittance to ensure cover. Please refer to your DUTY OF DISCLOSURE obligations and other important notices overleaf. Claims must be notified immediately as late notification may cause denial of liability in some instances. Unless we tell you otherwise in writing we receive commission in addition to any Broker Fee mentioned above. Please ask us for any further information.

METHODS OF PAYMENT:

 Post cheque payments together with this payment slip to:
 PO Box 299, Cloverdale WA 6985
 made payable to Country Wide Insurance Brokers

 Biller Code : 196923
 Reference : 310015111711

Reference : CWB NOR G5469
Invoice No : I0213165
Client Name : Gracy Holdings Pty Ltd
Account Mgr : Shane Murray
Date : 13.08.2020

Telephone & Internet Banking - BPAY[®]
 Contact your bank or financial institution to make this payment your cheque, savings, debit or transaction account. More info: www.bpay.com.au


 Visit our website www.cwib.com.au
 to pay using your Visa or Mastercard
 Client Ref.: CWB NOR G5469 Reference: I0213165

TOTAL AMOUNT \$
36.19

Please note: An Administration Fee inclusive of GST will be charged at 1.00% for Visa and Mastercard.

SOME IMPORTANT THINGS YOU NEED TO KNOW

It is essential that you carefully read and understand the following important notices. If you have any questions, please ask us.

Make sure you comply with your Duty of Disclosure
The Insurance Contracts Act 1984 requires that you, and everyone who is an insured under your policy, comply with the duty of disclosure. Make sure you explain the duty to any other insureds you may apply on behalf of. We do not do this unless specifically agreed in writing.

The duty requires you to tell the insurer certain matters which will help them decide whether to insure you and, if so, on what terms.

You have this duty until the insurer agrees to insure you and before the insurer agrees to renew your policy. You also have the same duty before you extend, vary or reinstate an insurance policy.

The type of duty that applies can vary according to the type of policy.

If you are responding for other insureds

If you are providing information for other insureds, you confirm you have their authority to do so and that the information provided is what they have told you in response to the duty of disclosure obligations.

Avoid making misrepresentations or not telling, the insurer something

If you (or anyone who is an insured, or a proposed insured, under the policy) make a misrepresentation, or if you do not tell the insurer something that you are required to tell them, they may cancel your policy or reduce the amount they will pay you in the event of a claim, or both. If the misrepresentation or failure is fraudulent, the insurer may refuse to pay a claim and treat the policy as if it never existed.

If we act on behalf of the insurer, you need to refer to the policy which will set out the duty that applies. We will advise you when/if we act on behalf of the insurer.

If we act on your behalf, to assist us in protecting your interests, it is important that you tell us every matter that:

- you know; or
- a reasonable person in the circumstances could be expected to know, may be relevant to the insurer's decision whether to insure you and, if so, on what terms.

If in doubt it is better to tell us.

We will then assist you in determining what needs to be disclosed to the insurer in order to meet your duty.

When you first apply for your policy, the insurer may ask you specific questions relevant to their decision whether to insure you.

Before an insurer agrees to renew your policy, you may again be asked specific questions by the insurer relevant to their decision whether to renew your policy.

When you answer any questions asked by the insurer, you must give honest and complete answers and tell the insurer, in answer to each question, about every matter that is known to you and which a reasonable person in the circumstances would include in answering the questions.

Examples of matters that should be disclosed are:

- any claims you have made in recent years for the particular type of insurance;
- cancellation, avoidance of, or a refusal to renew your insurance by an insurer;

- any unusual feature of the insured risk that may increase the likelihood of a claim.
- circumstances which may give rise to a claim.

An insurer who is deciding whether they are prepared to renew your policy, may give you a copy of anything you have previously told them and ask you to tell them if anything has changed. If an insurer does this, you must tell them about any change or advise that there is no change. If you do not respond then this will be taken to mean there has been no changes.

Delay between final entry into the policy and original disclosure of information

You need to tell us if you have disclosure of information in the application process and something has happened that makes the information disclosed inaccurate, or new matters arise that would require disclosure under the duty. You must do this before the policy has been entered into (or renewed, varied, reinstated or extended as applicable).

Misstatement of Premium

We try to tell you the correct amounts of premium and statutory and other charges that apply to your insurance. In the event that we misstate that amount (either because we have made an unintentional error or because a third party has misstated the amount), we reserve the right to correct the amount. Where permitted by law, you shall not hold us responsible for any loss that you may suffer as a result of any such misstatement.

Change of Risk or Circumstances

You should carefully monitor and review that your insurance contract is adequate to cover your assets or business activities and seek a variation if it is not. Many policies require us to notify the insurer in writing of certain changes to the insured risk during the period of insurance. The insurer can then decide whether to cover the new risk.

Examples are:

- For insurance covering property location changes, new business activities or any significant departure from your normal business operations.
- For insurance covering your liability to third parties changes to the nature of your business, and specifically in products liability, changes to your product range or your involvement in products not previously notified to insurers.

Interest of Other Parties

Many policies exclude cover for an interest in the insured property held by someone other than the insured, unless that interest is specifically noted in the policy. For example, if property is jointly owned, or subject to finance, the interest of a third party such as the joint owner or financier may be excluded if it is not specifically noted on the policy. If you want the interest of any third party to be covered, please let us know, so that we can ask the insurer to note that party's interest on the policy.

Cancellation of your Policy

If a policy is cancelled before the expiry of the period of insurance, we reserve the right to refund the net return premium we received from the Insurer or have a cancellation fee charged to offset the Insurers deduction of commission. Please ask us for any additional information you require about our remuneration or cancellation policy.

The Australian Financial Complaints Authority

If you have any complaints about the service provided to you, you should contact us and tell us about your complaint. If the complaint cannot be resolved to your satisfaction within 45 days, you have the right to refer the matter to the Australian Financial Complaints Authority (AFCA):
Online: www.afca.org.au
Email: info@afca.org.au
Phone: 1800 931 678
Mail: Australian Financial Complaints Authority
GPO Box 3 Melbourne VIC 3001

Insurance Brokers Code of Practice

We subscribe to the National Insurance Brokers (NIBA) Code of Practice ("the code"). The code sets out standards for Brokers to follow when dealing with clients. A copy of the code is available on our website www.cwib.com.au

Important Notice about your Austbrokers Broker and Hunter Premium Funding Agreement and Royalwest Finance

Austbrokers role and remuneration

Your Austbrokers Broker and AUB Group Limited ('AUB') (ABN 60 000 000 7.5) have a preferred supplier arrangement with Hunter Premium Funding Pty Ltd ('Hunter') for the arrangement of premium funding. They do not act for Hunter and do not advise on whether Hunter's products or services are right for you or are most appropriate. You need to make your own decision based on the information provided.

If you use Hunter, your Austbrokers Broker receives:

- a payment based on the interest earned on the premium funding by Hunter each month;
- a commission which is a percentage of the amount of funding provided to you;
- a payment based on a percentage of all outstanding loans less any cancelled or terminated loans; and
- a payment based on a percentage on certain general insurance business placed by the Austbrokers Network with certain divisions of Allianz Insurance Ltd.

AUB receives certain upfront payments from Hunter for entering into (or renewing) a preferred supplier arrangement with Hunter. Your Austbrokers Broker is owned [partly /wholly] by AUB and benefits from any profit made by this entity due to this arrangement.

If your loan is cancelled, your Austbrokers Broker and AUB keep any payments received pursuant to the above arrangement with Hunter.

If you need more information or explanation of the above, please ask us.

Northlake Holdings Pty Ltd Trading As Country Wide Insurance Brokers ("CWIB") (ABN 56 009 296 824) also have a preferred supplier arrangement with Royalwest Asset Pty Ltd Trading As Royalwest Finance ("Royalwest"). Royalwest Asset Pty Ltd is a wholly owned subsidiary of Northlake Holdings Pty Ltd. If you use Royalwest, CWIB receive a commission of up to 2% of the amount funded. CWIB also receives a monthly administration fee which reimburses them for the administration services they provide Royalwest. CWIB may also benefit from the success of Royalwest by receiving a share of any profit made.

Cancellation of your Policy(ies) on request of Premium Funder

Your Loan Agreement with a Premium Funder allows your Austbrokers Broker, on receipt of a notice from the funder requesting cancellation of any policy specified in the Loan Agreement with the funder, to cancel the policy and provide the relevant refund to the funder. Your Austbrokers Broker will notify you of any such cancellation.

Credit card

Please contact our office by telephone or visit our website www.cwib.com.au should you wish to pay by credit card. A credit card surcharge inclusive of GST will be charged at 1% for Mastercard and Visa.

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

IMPORTANT NOTICE

We provide our financial services under the terms and conditions noted in our Financial Services Guide and Privacy Collection Notice issued to you. If you do not have one of these documents, please call us on 08 6279 2300 or visit our website. You must read these documents before proceeding and by proceeding you represent and warrant you have received and read it. We are committed to protecting your privacy in accordance with the Privacy Act and the Australian Privacy Principles. Full details about our privacy practices can be found in our Privacy Policy available at our website or by contacting us for a copy. The following is a summary of cover only. For full terms and conditions including the definitions, conditions, other limits and exclusions, please refer to your Policy Document or Product Disclosure Statement. We would like to remind you, that if this policy is cancellable and you cancel before the expiry date, we will refund the unused premium less our fee and commission. The Insurer or Agency may also impose a fee on Cancellation. **Any errors identified in the summary below must be reported to your Account Manager for amendment.**

PRIVATE COLLECTIONS INSURANCE

INSURED: The Gracy Superannuation Fund

SITUATION:
345 Princess Road, Mount Helena WA, 6082

INTEREST INSURED:
Section 1 - Fine Arts
Fine Arts and Objets d'Art, Silverware, Tableware,
Glassware, Sculpture, Furniture, Books, Stamps, Antiques and
Collectibles of whatsoever nature and/or as per the
Schedule of Property Insured held in the offices Quantum
Underwriting Agencies, excluding items listed under Section 2

Section 2 - Valuables
Jewellery, Watches, Coins, Banknotes, Currency, Bullion
& Precious Metals, Diamonds and Precious Stones and other
Valuables and/or as per the Schedule of Property Insured
held in the offices Quantum Underwriting Agencies

PERILS INSURED:
A: All Risks of Physical Loss or Damage excluding Fire &
Extended Perils
B: Fire and Extended Perils

Subject to the Terms, Conditions, Limits, Definitions &
Exclusions of this Policy as set out in this Schedule and
QUA PC 10 v1.1 Policy Wording as attached.

90% of Insurers base premium applicable to Perils Insured
A and 10% of Insurers base premium applicable to Perils
Insured B

LIMITS OF LIABILITY: (AUD)
Section 1 Fine Arts whilst at the Situation shown above
Scheduled Fine Arts Limit in all: \$ Not Insured
Unscheduled Fine Arts Limit in all: \$ Not Insured
Unscheduled Fine Arts Limit any one item: \$ Not Insured

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Section 2 Valuables whilst at the Situation shown above

Scheduled Valuables Limit in all:	\$ 68,475.81
Unscheduled Valuables Limit in all:	\$ Not Insured
Unscheduled Valuables Limit any one item:	\$ Not Insured
Total Valuables Sum Insured:	\$ 68,475.81

Sub-Limits of Liability:

Section 1 Fine Arts away from the Situation shown above

In Transit Professional Fine Art Carriers:	\$ Not Insured
In Transit Personal Conveyance:	\$ Not Insured
In Transit Couriers:	\$ Not Insured
At Unnamed Locations:	\$ Not Insured
At Exhibitions:	\$ Not Insured

Section 2 Valuables away from the Situation shown above

Jewellery or Watches: Wearing & Personal Custody Cover	\$ Not Insured
All Other Valuables: Personal Custody Cover	\$ Not Insured
Whilst in a Bank or Safety Deposit Vault:	\$ Not Insured
Whilst at the Premises of Jewellers for Safekeeping	\$ Not Insured
Whilst in Transit by Courier Service:	\$ Not Insured

GEOGRAPHICAL LIMITS:

Section 1

Whilst at the Situation as above and extending to Unnamed Locations anywhere within Australia or New Zealand, whilst on Exhibition anywhere within Australia or New Zealand and/or whilst in Transit anywhere within Australia or New Zealand if an applicable Sub-Limit of Liability is shown above.

Section 2

World Wide

EXCESS:

Section 1 - Each and Every Loss:	AUD Nil
Section 2 - Each and Every Loss:	AUD N/A

CONDITIONS:

As per QUA PC 10 v1.1 Policy Wording as attached, plus the following Clauses and Endorsements as attached:

- High Value Jewellery & Valuables Theft Limitation - Limit AUD 50,000
- Hotel / Motel Clause and Hotel / Motel Room Safe Limitation
- Baggage Clause
- New Acquisitions Clause - % Subject to Notification and Extra Premium
- Institute Radioactive Contamination, Chemical, Biological, Biochemical and Electromagnetic Weapons Exclusion (CL370)
- Cyber Attack Exclusion ((JSC 2015-005)
- Sanction Limitation and Exclusion Clause (LMA 3100)

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Several Liability Notice (LSW 1001)
Jurisdiction / Disputes Clause NMA 1854

ADDITIONS & DELETIONS:

Premium Rates for Additions and Deletions to the
Schedule of Property Insured
In Respect of Section 1:
In Respect of Section 2: Not Applicable
In Respect of Items in Bank Vault: Not Applicable
In Respect of Items in Storage: Not Applicable

BASIS OF VALUATION:

As Per Policy Wording

NOTIFICATION OF CLAIMS:

All Claims should be notified to Quantum Underwriting
Agencies via your Broker as soon as possible.

NOTICES:

Complaints Procedures Notice as attached

SUBJECTIVES:

None, other than as may be contained in the wording

CHOICE OF LAW & JURISDICTION:

This insurance shall be governed by and construed in
accordance with the law of Australia. Each party agrees to
submit to the exclusive jurisdiction of the courts of the
Commonwealth of Australia.

SCHEDULE OF VALUABLE ARTICLES:

1.	2 x 100oz Silver Bars	\$	5,420
2.	6 x 1kg Silver Bars	\$	5,227
3.	1 x 2.5oz Gold Bar	\$	5,707
4.	1 x 2.5oz Gold Bar	\$	5,707
5.	1 x 2.5oz Gold Bar	\$	5,707
6.	1 x 5oz Gold Bar	\$	11,415
7.	1 x 100g Kangaroo Bar	\$	7,120
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9.	6 x 1kg Silver Bars	\$	5,312
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11.	1 x 1kg Silver Bar	\$	3,414
12.	5 x Silver Bar Kilo	\$	5,288
	Total Value:	\$	73,763.51

ENDORSEMENTS:

High Value Jewellery and Valuables Theft or Disappearance
Limitation
We will not pay more than AUD 50,000 in respect of loss of
or damage to Valuables caused by theft or disappearance
unless at the time of such loss or damage the Valuables are:

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

1. Being worn or carried by You;
2. Being attended by You and remaining under Your immediate supervision and control, or the immediate supervision and control of a responsible adult authorised by you or
3. Deposited in a locked safe or in a bank or safety deposit vault.

Hotel / Motel Clause and Hotel / Motel Room Safe Limitation
We do not cover loss or damage caused by theft or disappearance of Valuables from unattended hotel or motel rooms unless at the time of the loss or damage the Valuables were placed inside the locked room safe.
We will not pay more than AUD 50,000 for loss of Valuables from hotel or motel room safes. But We do cover loss or damage to Valuables left with hotel or motel management for safekeeping in the main hotel or motel safe or vault up to the full Wearing / Personal Custody limit shown in the Schedule.

Baggage Clause
We do not cover loss or damage caused by theft or disappearance of Valuables contained in or removed from baggage, suitcases, luggage, handbags or other similar carrying receptacles unless at the time of such loss or damage the baggage, suitcase, luggage, handbag or receptacle is:

1. Being carried by You, or a responsible adult authorised by you or
2. Being attended by You and remaining under Your immediate supervision and control, or the immediate supervision and control of a responsible adult authorised by you.

Baggage that is placed in overhead lockers whilst on board aircraft will be deemed to be attended.

Institute Radioactive Contamination, Chemical, Biological, Bio-Chemical and Electromagnetic Weapons Exclusion Clause (CL370)
This clause shall be paramount and shall override anything contained in this insurance inconsistent therewith
In no case shall this insurance cover loss damage liability or expense directly or indirectly caused by or contributed to by or arising from

1. Ionising radiations from or contamination by radioactivity from any nuclear fuel or from any nuclear waste or from the combustion of nuclear fuel.
2. The radioactive, toxic, explosive or other hazardous or contaminating properties of any nuclear installation, reactor or other nuclear assembly or nuclear component thereof

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

3. Any weapon or device employing atomic or nuclear fission and/or fusion or other like reaction or radioactive force or matter

4. The radioactive, toxic, explosive or other hazardous or contaminating properties of any radioactive matter.

The exclusion in this sub-clause does not extend to radioactive isotopes, other than nuclear fuel, when such isotopes are being prepared, carried, stored, or used for commercial, agricultural, medical, scientific or other similar peaceful purposes

5. Any chemical, biological, bio-chemical, or electromagnetic weapon.

Cyber Attack Exclusion

1. Subject only to clauses 2 and 3 below, in no case shall

this insurance cover loss damage liability or expense directly or indirectly caused by or contributed to by or arising from the use or operation, as a means for inflicting harm, of any computer, computer system, computer software programme, malicious code, computer virus or process or any other electronic system.

2. Where this clause is endorsed on policies covering risks of war, civil war, revolution, rebellion, insurrection, or civil strife arising therefrom, or any hostile act by or against a belligerent power, or terrorism or any person acting from a political motive, clause 1 shall not operate to exclude losses (which would otherwise be covered) arising from the use of any computer, computer system or computer software programme or any other electronic system in the launch and/or guidance system and/or firing mechanism of any weapon or missile.

3. It is understood and agreed that clause 1 shall not apply to an otherwise covered physical loss of the subject matter insured directly caused by theft, robbery, burglary, hold-up or other criminal taking if a computer, computer system, computer software programme, malicious code, computer virus or process or any other electronic system is used in the commission of the act(s) of theft, burglary, robbery, hold-up or other criminal taking.

Sanction Limitation and Exclusion Clause

No (re)insurer shall be deemed to provide cover and no (re)insurer shall be liable to pay any claim or provide any benefit hereunder to the extent that the provision of such cover, payment of such claim or provision of such benefit would expose that (re)insurer to any sanction, prohibition or restriction under United Nations resolutions or the trade or economic sanctions, laws or regulations of Australia, New Zealand, the European Union, United Kingdom or United States of America.

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

Several Liability Notice (LSW 1001):

The subscribing insurers' obligations under contracts of insurance to which they subscribe are several and not joint and are limited solely to the extent of their individual subscriptions. The subscribing insurers are not responsible for the subscription of any co-subscribing insurer who for any reason does not satisfy all or part of its obligations.

Jurisdiction / Disputes Clause (NMA 1854):

Both parties must use their best endeavours to achieve resolution by the selected process and further agree that neither party will initiate litigation (as set out in clause 3 below) without first pursuing such informal resolution techniques in good faith;
In the event that the dispute is not resolved by such informal process within 35 days of the Dispute Notice (or such other period as agreed in writing between the parties) the dispute shall be referred to litigation.

1. Following either a mediation or an expert determination pursuant to clause 2 of this provision, either party may then initiate proceedings in any competent Court in the Commonwealth of Australia in relation to the matters in dispute.

Such proceedings may only be commenced on 14 days written notice to the other party and shall be determined in accordance with the law and practice applicable in such Court.

Any summons, notice or process to be served upon Underwriters may be served upon:

Lloyds Australia Limited
Level 9, 1 OConnell St
Sydney, NSW, 2000

Who has authority to accept service and to appear on Underwriters behalf.

If proceedings are instituted against any one of the Underwriters, all Underwriters participating in this insurance will abide by the final decision of such Court or any competent Appellate Court

2. Except where the dispute renders it impossible to do so, the parties will continue performing their respective obligations under the Policy while the dispute is being resolved, unless and until such obligations are terminated or expire in accordance with this agreement.

3. Each party must use its reasonable endeavours to ensure that where a dispute is reasonably foreseeable, it is dealt with at a sufficiently early stage to ensure that there is minimal effect on the ability of either party to perform its obligations under the Policy.

4. Notwithstanding anything in this Schedule, either party

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

may at any time commence Court proceedings in relation to any dispute or Claim arising under, or in connection with the Policy where the party seeks urgent interlocutory relief.

Premium Payment Clause LSW3000 (Amended):

The Insured undertakes that premium will be paid in full to Underwriters Authorised Representative(s) within 30 days of inception of this Insurance (or, in respect of instalment premiums, when due).

If the premium due under this Insurance has not been so paid to Underwriters Authorised Representative(s) by the 30th day from the inception of this policy (and, in respect of instalment premiums, by the date they are due) Underwriters shall have the right to cancel this Insurance by notifying the Insured/Reinsured via their Authorised Representative(s) in writing. In the event of cancellation, premium is due to Underwriters on a pro rata basis for the period that Underwriters are on risk but the full policy premium shall be payable to Underwriters in the event of a loss or occurrence prior to the date of termination which gives rise to a valid claim under this Insurance.

It is agreed that Underwriters, or their Authorised Representative(s) shall give not less than 15 days prior notice of cancellation to the Insured/Reinsured.

If premium due is paid in full to Underwriters or their Authorised Representative(s) before the notice period expires, notice of cancellation shall automatically be revoked. If not, the Insurance shall automatically terminate at the end of the notice period.

Unless otherwise agreed, the Leading Underwriter (and Agreement Parties if appropriate) are authorised to exercise rights under this clause on their own behalf and on behalf of all Underwriters participating in this contract.

If any provision of this clause is found by any court or administrative body of competent jurisdiction to be invalid or unenforceable, such invalidity or unenforceability will not affect the other provisions of this clause which will remain in full force and effect.

ADVISOR:

Our advisors receive an annual salary that may include bonuses based on performance criteria (including sales performance) and achievement of company goals. They may also receive certain soft dollar benefits of the type described in this Statement.

SOFT DOLLAR:

From time to time we may receive various soft dollar benefits from product issuers and their representatives including the product we recommended. These can include entertainment (e.g. lunches, sporting events, movies

COVERAGE SUMMARY

Gracy Holdings Pty Ltd
General Property Insurance

etc), conferences (e.g. attendance at a product issuer conference or sponsorship of our AUB Group Annual conference), accommodation and travel, business tools (e.g. software), gifts (e.g. product issuer or service provider branded promotional and other occasional small gifts such as bottles or wine or hampers on special occasions etc).

These benefits are provided by a wide range of product issuers and service providers. In most cases they are incidental to or relate to our development of an understanding of the product issuer and service provider and their product ranges and practices etc. Ultimately, this can assist us in better servicing and representing you.

Our policy is that any soft dollar benefits that we or our representatives receive that are reasonably estimated to exceed \$300 per item or event are potentially material. They must be disclosed to our Compliance Manager in writing and they will determine if appropriate procedures are in place to manage or avoid any potential conflict of interest which might arise. They only approve benefits where this is the case and retain a record of this which you can request access to.

INSURER	POLICY NUMBER	PROPORTION
Quantum Underwriting Agencies Pty Ltd 2 2/8 Cassowary Bend EATON WA 6232	PC010J2639-19	100.0000%
* SUPPORTING INSURERS		
- Lloyds of London ABN 49080862291	100.0000%	

Premium Details :

Premium	2.64
Stamp Duty	0.29
Underwriter Charges	15.00
Broker Fee	15.00
GST	3.26
TOTAL	36.19

OWNERSHIP STATEMENT - Gracy Holdings PL ATF Gracy Superfund

Tax Invoice - Statement 17

Gracy Holdings PL ATF
 Gracy Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	31/07/2020 - 31/08/2020
OPENING BALANCE	\$0.00
TOTAL PAYMENTS	\$581.92

RESIDENTIAL

12/10 Prescott Place, ORELIA, WA 6167

MONEY OUT

MONEY IN

INCOME

Anthony Peter Sacre Status:

Rent \$205.00 Weekly Paid To 12/09/2020
 Part Payment \$142.86

Rent - Paid from 16/08/2020 to 29/08/2020 (Effective 02/09/2020)

\$410.00

Rent - Paid from 30/08/2020 to 12/09/2020 (Effective 16/09/2020)

\$410.00

\$820.00

EXPENSE

Water Corporation (BPAY Ref: 9009653711)
 Service charges (GST Paid: \$0.00)

\$129.84

Management Fee (GST Paid: \$4.92)

\$54.12

Management Fee (GST Paid: \$4.92)

\$54.12

\$238.08

(Incl GST: \$9.84)

BALANCE: \$581.92

Ownership Contributions & Expenses

MONEY OUT

MONEY IN

EXPENSE

\$0.00

CONTRIBUTION

\$0.00

BALANCE: \$0.00

Ownership Account Balance

\$581.92

Ownership Payments

MONEY OUT

MONEY IN

31/08/2020 EFT to account Gracy Holdings PL ATF Gracy Su
 Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)

\$581.92

TOTAL OWNERSHIP PAYMENTS

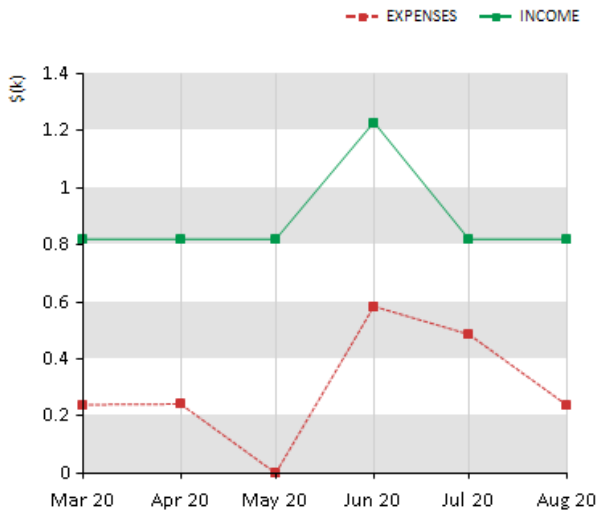
\$581.92

Balance Carried Forward

\$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Mar 20	\$239.92	\$820.00	\$580.08
Apr 20	\$242.12	\$820.00	\$577.88
May 20	\$0.00	\$820.00	\$0.00
Jun 20	\$584.48	\$1,230.00	\$1,465.52
Jul 20	\$486.58	\$820.00	\$333.42
Aug 20	\$238.08	\$820.00	\$581.92
AVERAGE	\$298.53	\$888.33	\$589.80



City of Perth

27 St Georges Terrace,
Perth Western Australia 6000
GPO Box C120, Perth WA 6839

CITY OF PERTH RATE NOTICE

ABN : 83 780 118 628



General Enquiries (08) 9461 3333
Account Enquiries (08) 9461 3296
Facsimile (08) 9461 3069

CASHIER HOURS:

8.00 a.m. to 5.00 p.m Monday to Friday

DUE DATE

28 Sep 20



049 0001637

Gracy Holdings Pty Ltd
C/- Arena Real Estate
113 Newcastle St
PERTH WA 6000

ASSESSMENT NUMBER 1060805

Issue Date **21 Aug 20**
Property Description **Lot 3 SP 30473**
Rateable Valuation **\$13,520**
Local Government Details
Land Use **Residential**
Minimum Payment **\$750.00**
State Government Details
ESL Category **Category 1**
ESL Property Use **Residential**
Minimum ESL **\$84.00**
Maximum ESL **\$441.00**

Financial Year - 1 July 2020 to 30 June 2021

PROPERTY ADDRESS

Unit 3/49-53 Bronte Street, EAST PERTH WA 6004

LOCAL GOVERNMENT RATES AND CHARGES

	GST	TOTAL
General Rates - \$13,520 x 0.0645	\$0.00	\$872.05
Residential - Basic Service - 240lt	\$0.00	\$318.00
STATE GOVERNMENT LEVY (any queries phone 1300 136 099)		
Emergency Services Levy (ESL) - \$13,520 x 0.014839	\$0.00	\$200.60
TOTAL		\$1,390.65

Any payments received after 13 August 2020 will not be included on this notice.
The payment due amount shown on this notice was correct as at 13 August 2020.

OPTIONS TO PAY

Full Payment			
Option 1 - No extra costs for this option	Due date	Amount	
	28 Sep 20	\$1,390.65	
Pay by 2 Instalments			
Option 2 - Cost of option is \$38.95 (Total cost for option 2 is \$1,429.60)	Due date	Amount	
	28 Sep 20	\$714.85	
	2nd Instalment	27 Nov 20	\$714.75
Pay by 4 Instalments			
Option 3 - Cost of option is \$47.60 (Total cost for option 3 is \$1,438.25)	Due date	Amount	
	28 Sep 20	\$359.60	
	2nd Instalment	27 Nov 20	\$359.55
	3rd Instalment	05 Feb 21	\$359.55
	4th Instalment	09 Apr 21	\$359.55
To be eligible for Payment Option 2 or 3, the first payment MUST be received by the 1st due date.			

PER9386

DO NOT DETACH BEFORE BANKING

S001637Q01 0001637 #77089



*644 1060805

NAME: Gracy Holdings Pty Ltd

ASSESSMENT No: 1060805

I/We choose to pay by
(please tick box)

SIGNED.....

- OPTION 1 **\$1,390.65**
- OPTION 2 **\$714.85**
- OPTION 3 **\$359.60**

For more details on rates, scan this QR code with your smart phone.



PREFERRED METHODS OF PAYMENT



Billers Code: 18127
Ref: 1060805



BPAY® this payment via Internet or phone banking or use the QR code reader within your mobile banking app.



TELEPHONE

Phone 1300 366 563. Follow operator instructions to make your payment using your Mastercard, Visa or Amex card. Note that payment is limited to a maximum of \$10,000 per assessment per year.



INTERNET

Payments may be made via the internet at perth.wa.gov.au/ratespayments using Mastercard, Visa and Amex. Note that payment is limited to a maximum of \$10,000 per assessment per year.

IMPORTANT INFORMATION

1. PAYMENTS

Payment of Rates, ESL, Rubbish Service Charges and Pool Inspection Fee (if applicable) can be made by one of three options as follows: **Full** payment within 35 days of the date of issue of the Rate Notice, **or by Two or Four instalments**. **To be eligible for instalments the first payment amount must be paid on or before the first due date**, the remaining instalments must also be paid on or before the due dates as advised on the Rate Notice. Please note that the instalment options will incur an administration fee and will be charged instalment interest at the rate of 5.5% pa.

NOTE: TO BE ELIGIBLE TO PAY BY INSTALMENTS, ALL ARREARS MUST BE PAID BY THE DUE DATE.

2. ARREARS

Where rates or charges remain outstanding after the due date and no election has been made to pay the amounts by instalments, legal action may be taken for their recovery. All costs associated with legal action will be added to the ratepayers account. Unpaid rates, ESL and other charges are ultimately secured against the property and are recoverable on the sale of the property.

3. INTEREST ON OVERDUE RATES, ESL, RUBBISH SERVICE CHARGES & ARREARS

(Section 6.51 of the Local Government Act 1995 and Section 36S of the Fire and Emergency Services Authority of Western Australia Act). Council will charge interest on all outstanding rates, ESL and service charges not paid by their respective due dates. The interest rate set by government regulations is 5.5% pa charged daily.

4. CHANGE OF OWNERSHIP OR POSTAL ADDRESS

When a person disposes of rateable land, advice must be given in writing within 21 days after the sale. Changes of postal address are the responsibility of the owner/s and must be given in writing or in some circumstances may be provided over the phone to the staff in the Rates Department. Changes of address can be completed on the City's website on www.perth.wa.gov.au/rates by selecting the Change of Address link. Alternatively you can email the Rates Department on rates@cityofperth.wa.gov.au. The assessment number must be quoted on all correspondence.

5. ALTERNATIVE PAYMENT ARRANGEMENTS

Under the provisions of S6.49 of the Local Government Act 1995, Ratepayers experiencing difficulties in paying their rates accounts by the due date may contact the Council's Rates Department on (08) 9461 3374 as soon as possible to discuss alternative payment arrangements. There is an administration fee of \$45.00 to be placed onto this type of arrangement. Rates, ESL and service charges will continue to accrue 5.5% pa penalty interest regardless of any arrangements entered into. Please note, all payment arrangement requests must be in writing and can be emailed to rates@cityofperth.wa.gov.au

6. DIRECT DEBIT OPTIONS

Ratepayers who wish to make payment of their rates via a Direct Debit option can do so by completing the online Direct Debit form by visiting the 'How to Pay your Rates' section on the City's website at www.perth.wa.gov.au/rates. Alternatively contact Council's Rates section on (08) 9461 3120. An initial set up fee of \$35.00 applies for the direct debit option. This applies to any of the three payment options offered on the rate notice only.

7. DIFFERENTIAL GENERAL RATES

Section 6.33 of the Local Government Act 1995 allows for differential rating to be imposed on properties. The purpose of this is to provide a fair and equitable distribution of the Rate burden to each category.

8. OBJECTION AND APPEAL PROVISIONS

Valuations – your valuation (GRV or UV) is only one factor used to calculate your rates notice. The Valuation of Land Act 1978 (as amended) Part IV sets out how valuation objections may be lodged. A property owner may lodge an objection against the valuation of a property within 60 days of the date of issue of a rates notice. For information on how your values are calculated and how to lodge an objection, please visit Landgate's website landgate.wa.gov.au/valuations, or alternatively call Landgate Customer Service on +61(0)8 9273 7373.

Rates Record – Section 6.76 of the Local Government Act 1995 provides the grounds, time and the way individual objections and appeals to the Rates Record may be lodged. The grounds for objections are in respect to; The identity of the owner/occupier, or the land is not rateable. The characteristics of the use of the land for the imposition of differential rates by the Council. An objection to the Rate Book must be made in writing to the council within 42 days of the date of issue of a rates notice.

Section 6.81 of the Local Government Act 1995 refers that rates assessments are required to be paid by the due date, irrespective of whether an objection or appeal has been lodged. In the event of a successful objection or appeal, the rates will be adjusted, and you will be advised accordingly. Credit balances may be refunded on request.

9. PENSIONERS AND SENIORS

According to the Rates and Charges Rebates and Deferments Act 1992, Pensioners and Seniors who own and occupy a property on 1 July of the current rating year, **have no arrears** and who meet certain criteria are entitled to claim;

Pensioners – A rebate of **up to 50%** of the current year rates, rubbish service and ESL, or if eligible, defer payment of their rates and ESL (rubbish charges are still payable). This capped at a maximum amount each year, which is determined by the State Government.

Seniors – A rebate of **up to 25%** of the current year rates and ESL. This is capped at a maximum amount each year, which is set by the State Government.

Applications can be made via the Water Corporation on 1300 659 951 or online at www.watercorporation.com.au. The Water Corporation will then forward a copy to Council.

For further information or to make applications directly with Council for these concessions, please contact the Rates Department on (08) 9461 3374 or email rates@cityofperth.wa.gov.au.

NOTE: Rebates apply to current rates and ESL only (and in some circumstances, to rubbish service charges). Rebates on rates and ESL are provided by the WA State Government.

10. HERITAGE RATE CONCESSIONS

The City's Heritage Rate Concession program offers a concession on general rates for eligible heritage properties on either the City of Perth or Metropolitan Redevelopment Authority heritage lists. Further information and an application form are available as downloads from the City's website www.perth.wa.gov.au/heritage and select Heritage Grants and Rates Concessions" or by contacting the City's Heritage Team on 9461 3249.

11. DFES – EMERGENCY SERVICES LEVY (ESL)

This is a levy which the WA State Government requires all Local Governments in WA to collect on its behalf and remit to DFES. For information regarding this levy please phone the Dept of Fire & Emergency Services (DFES) 1300 136 099 or access their website: www.dfes.wa.gov.au

12. GST

GST does not apply to Local Government rates, ESL or rubbish service charges. GST is applicable only for rubbish hire service charges.

ALTERNATE METHODS OF PAYMENT



DIRECT DEBIT

Please contact Council's Rates Office on (08) 9461 3296, or visit our website www.perth.wa.gov.au/rates for more information.



AUSTRALIA POST

Payment may be paid at any Post Office by Cash, cheque, EFTPOS. Payments over \$10,000 cannot be accepted at Australia Post branches.



IN PERSON

Present this notice intact to the cashier during office hours (8:00am to 5:00pm Monday to Friday) at Council House, 27 St Georges Terrace, Perth. You may pay by EFTPOS, cash, credit card or cheques crossed "Not negotiable". Payment by credit card is limited to a maximum of \$10,000 per assessment per year. Mastercard, Visa and Amex accepted.

OWNERSHIP STATEMENT - Gracy Holdings PL ATF Gracy Superfund

Tax Invoice - Statement 19

Gracy Holdings PL ATF
 Gracy Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	30/09/2020 - 30/10/2020
OPENING BALANCE	\$0.00
TOTAL PAYMENTS	\$555.11

RESIDENTIAL

12/10 Prescott Place, ORELIA, WA 6167

MONEY OUT

MONEY IN

INCOME

Anthony Peter Sacre Status:

Rent \$205.00 Weekly Paid To 7/11/2020
 Part Payment \$142.86

Rent - Paid from 11/10/2020 to 24/10/2020 (Effective 28/10/2020)

\$410.00

Rent - Paid from 25/10/2020 to 07/11/2020 (Effective 11/11/2020)

\$410.00

\$820.00

EXPENSE

Water Corporation (BPAY Ref: 9009653711)
 Service charges (GST Paid: \$0.00)

\$127.75

Bank Disbursements (GST Paid: \$0.02)

\$0.20

Management Fee (GST Paid: \$4.92)

\$54.12

Management Fee (GST Paid: \$4.92)

\$54.12

Title Search (GST Paid: \$2.61)

\$28.70

\$264.89

(Incl GST: \$12.47)

BALANCE: \$555.11

Ownership Summary

MONEY OUT

MONEY IN

INCOME

\$0.00

EXPENSE

\$0.00

CONTRIBUTION

\$0.00

BALANCE: \$0.00

Ownership Account Balance

\$555.11

Ownership Payments

MONEY OUT

MONEY IN

30/10/2020 EFT to account Gracy Holdings PL ATF Gracy Su
 Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)

\$555.11

TOTAL OWNERSHIP PAYMENTS

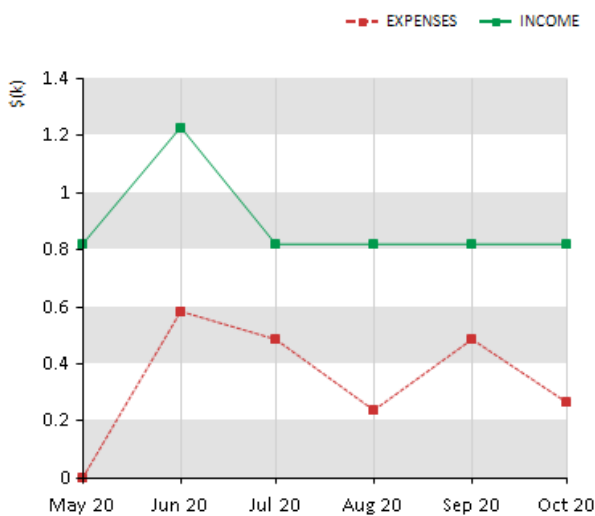
\$555.11

Balance Carried Forward

\$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
May 20	\$0.00	\$820.00	\$0.00
Jun 20	\$584.48	\$1,230.00	\$1,465.52
Jul 20	\$486.58	\$820.00	\$333.42
Aug 20	\$238.08	\$820.00	\$581.92
Sep 20	\$486.58	\$820.00	\$333.42
Oct 20	\$264.89	\$820.00	\$555.11
AVERAGE	\$343.44	\$888.33	\$544.90



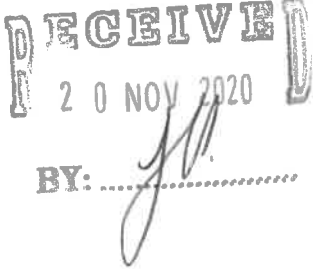
Tax Invoice

Po Box 6113 Waikiki WA 6169
 6/13 Day Road Rockingham 6168
 Mobile: 0421482284
 Office: 9527 1695
 E-mail: info@apwelectrical.com.au
 A.B.N. 17 001 146 580

Postal address:
 L J Hooker Kwinana
 Po Box 42
 Kwinana WA 6966

Invoice: 00025278
 Date: 20/11/2020
 Page: Page 1 of 1
 Your Ref: 3584a-1425
 Terms: 7 Days from date of invoice

Invoice:
 Gracy Holdings PL ATF Gracy Superfund
 Re: 12/10 Prescott Place
 Orelia WA 6167

DETAILS	TOTAL (inc-GST)
Inspection to confirm compliance with current regulations regarding RCD's and hard wired smoke alarms At the time of inspection all was found to be compliant with both the smoke alarms date stamped for replacement by 2022 	\$75.00

Payment terms are 7 days
 All goods remain property of APW Electrical until payment received

Subtotal:	\$68.18
GST:	\$6.82
Total (inc-GST):	\$75.00
Paid to Date:	\$0.00
Balance Due:	\$75.00

We appreciate your business
 Do we have your correct email address?


How to pay

Payment methods accepted are Cash, Cheque or Electronic Funds Transfer (EFT) and credit card



Please note our new banking details

APW Electrical Pty Ltd
 NAB Rockingham
 BSB: 086 136
 Acc: 978844313
 Please quote invoice number 00025278

 **By mail:**
 Detach this section and mail your cheque to...
 PO Box 6113
 Waikiki WA 6169

Please Circle type of credit card: Mastercard, Visa, Amex

Card Number: _____

CVC: _____ Expiry: _____ Amount \$ _____

Name on Card: _____

Signature: _____

UNSIGNED CREDIT CARD PAYMENTS WILL NOT BE ACCEPTED



ELECTRICAL SAFETY CERTIFICATE

Electricity (Licensing) Regulations 1991, Regulation 52B

This certificate warrants that the electrical installing work described below is safe and complies with the *Electricity (Licensing) Regulations 1991*.

This Electrical Safety Certificate is the certificate of compliance referred to in Regulation 52B of the *Electricity (Licensing) Regulations 1991*. This regulation requires that the electrical contractor/authorised¹ electrician completing electrical installing work must, with 28 days of completing the work, provide a certificate of compliance in respect to the work to the person for whom the work was carried out.

Installation Details

Owner/Occupier Name	Pia stuccio (94393333)	Meter No.	Revenue meter installed - Number not accessible or known
Address	U 12 10 Prescott PI ORELIA 6167		
Inspection Only			
Date of Completion	19/11/2020		

Details of work completed (indicate a number/rating where relevant)

Inspected installation to confirm a minimum of two RCDs protecting all socket outlets and lighting points and smoke alarms are installed in accordance with the WA Building Regulations.

Details of RCD Protection

All the socket outlet and lighting final subcircuits of the installation are protected by at least two RCDs? **Yes**

If NO, what circuits are not protected:

Mains powered smoke alarm(s) are installed? **Yes**

If NO, what smoke alarms exist:

Do smoke alarms comply with WA Building Regulations? **Yes**

Details of any defects observed (alterations and additions only)

None observed

Certification by authorised¹ electrician

I certify that I have inspected the electrical installation that is subject of this certificate, with the findings provided.	Name	SIMON KARGINOFF
	Licence No.	EW184383
	Details of electrical contractor	
	Licence No.	EC8485
	Business Name	APW ELECTRICAL
	Business Address	P O BOX 6113 WAIKIKI WA 6169
	Phone No.	+61421482284, 9527 1695
	Facsimile No.	
	Email Address	info@apwelectrical.com.au
	Date	19/11/2020

¹ Authorised pursuant to Regulation 52B(5) of the *Electricity (Licensing) Regulations 1991*



APW Electrical Pty Ltd
 PO Box 6113, Waikiki, WA, 6169
 Andrews Mobile: 0421482284
 Office: (08) 9527 1695
 Fax: (08) 9527 1696
 ABN: 17 001 146 580
 E-mail: info@apwelectrical.com.au

RCD's and Hard Wired Smoke Alarms Property Inspection Report

Address: 12/10 Prescott Place Orelia Inspection Date: 19/11/20
 Number of Smoke Alarms present: 2 Number of RCD's (safety switches) present: 2

Smoke Alarms	Smoke alarm location:		<u>Front/Lounge</u>		<u>Hall</u>			
	Yes	No	Yes	No	Yes	No	Yes	No
Current alarms date stamped date:	<u>2012</u>				<u>2012</u>			
If no date stamp present, please advise customer to replace and indicate here:	<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>		<input checked="" type="checkbox"/>	
Date less than 9 years old	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Shows no visual signs of physical damage and is clean and free from obstruction	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Securely fastened to ceiling	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Replace backup batteries with new	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alarm sounds when the test button is operated	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Alarm sounds when the test smoke is used	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

If any of the above is ticked no, please advise customer to replace and complete next section

	Yes	No	Yes	No	Yes	No	Yes	No
<u>N/A</u> Smoke alarm has been replaced with new	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Customer has been advised property is no longer compliant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Date of installation (to be written on alarm)								

RCD's (Safety Switches)

O-62A	Area Covered:		<u>Kitchen</u>		<u>Lounge Room</u>		<u>Lighting</u>	
	Yes	No	Yes	No	Yes	No	Yes	No
Passed visual inspection	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Test button operating correctly	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Trip Test Time at 0 degrees	<u>8-3</u>		<u>16-7</u>		<u>Connected</u>			
Trip Test Time at 180 degrees	<u>7-8</u>		<u>18-2</u>		<u>Connected</u>			
Are all power and lighting circuits covered by RCD protection	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

If any of the above is ticked no, please advise customer what is required to make property compliant and complete next section

	Yes	No	Yes	No	Yes	No	Yes	No
<u>N/A</u> RCD(Safety Switch) has been replaced with new	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Installation of new RCD(s) to cover circuit(s) not previously covered	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Customer has been advised property is no longer compliant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Inspection and testing carried out by:

Name (please print): Peter K Electrical licence number: EW184383
 Signature: [Signature]

Service Charge Account

Issue date 25 November 2020
Bill ID 0101

ARENA REAL ESTATE
113 NEWCASTLE ST
PERTH WA 6000

Account number 90 01905 78 5
Please pay \$181.69
Payment due by 11 Dec 2020

Account for HOME UNIT AT UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21
Strata lot 3
Owner : GRACY HOLDINGS PTY LTD

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 11 December 2020	\$181.69
Turn over for important information	Total \$181.69

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

Enquiries?

Need your account in an alternative format?


Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

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 **Interpreter Services** 13 14 50

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75

UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 11 December 2020



How your service charges have been calculated

Water residential	1 Nov 2020 to 31 Dec 2020	
	Service charge for 1 residence	\$44.18
Sewerage residential	1 Nov 2020 to 31 Dec 2020	
	Based on the rateable value of \$13520	\$116.82
Drainage residential	1 Nov 2020 to 31 Dec 2020	
	Minimum charge for 1 residence	\$20.69
Service charges		\$181.69

The rateable value of your property is its Gross Rental Value (GRV). An objection may be lodged against the GRV within 60 days of the date of issue shown on this bill. For information, visit landgate.wa.gov.au/valuations or call Landgate Customer Service on +61 (0)8 9273 7373. Your charges must still be paid by the due date.

To arrange to have your meter tested following a review, or to request a meter reading outside of your normal cycle, please contact us. Please note that a fee will apply. If your reading has been estimated you can contact us to have it reviewed. For more information, visit watercorporation.com.au.

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Ways to pay your account**Direct Debit**

Set up automatic payments from your bank account or credit card by visiting watercorporation.com.au or calling 13 13 85.

**Credit/Debit Card**

Pay as you go by visiting watercorporation.com.au or calling 1300 366 067. Transaction fees may apply. GST is included if applicable.

**Mail**

Send your cheque made payable to 'Water Corporation' with this payment slip to:
WATER CORPORATION
PO BOX 1600, OSBORNE PARK DC, WA 6916

**BPAY®**

Contact your bank or financial institution to arrange payment.

Billers Code: 8805

Ref: 90 01905 78 5

**Centrepay**

Use Centrepay to make regular deductions from your Centrelink payment. Centrepay is a voluntary and easy payment option available to Centrelink customers.

Call us on 13 13 85 or go to humanservices.gov.au/centrepay for more information and to set up your Centrepay deductions.

BPAY View®

Receive, view and pay this bill using internet banking. BPAY View Registration No - **90019057852255253**

POST Billpay

Pay in person at any Post Office.

Manage your account online

Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).

ERN: 90019 05785 2255253



OWNERSHIP STATEMENT #12 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	29/10/2020 - 26/11/2020
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$926.87

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	02/11/20 - 29/11/20	29/11/20	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
26/11/2020	3/53 Bronte St	Water Corporation (BPAY Ref: 9001905785) Water Service Charges 01/11/2020 - 31/12/2020	\$0.00	\$181.69	
SUBTOTAL				\$181.69	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$181.69

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Inspection Fee	\$7.00	\$77.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$211.44	\$0.00
Total fees paid in period		TOTAL	-\$211.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
26/11/2020	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$926.87	
SUBTOTAL		\$926.87	\$0.00

Total ownership payments	TOTAL	-\$926.87
<hr/>		
CLOSING (CARRIED FORWARD) BALANCE		
<hr/>		
	TOTAL	\$0.00
<hr/>		

3rd Instalment Reminder



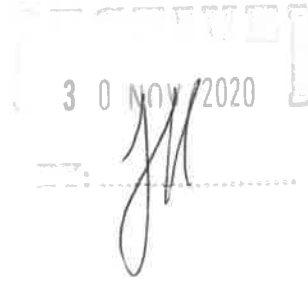
TAX INVOICE
ABN 13 890 277 321

ASSESSMENT NUMBER 10070
VALUATION NUMBER 136836

Financial Year 2020/2021
Issue Date 26/11/2020

Gracy Holdings Pty Ltd
C/- LJ Hooker Kwinana
PO Box 42
KWINANA WA 6966

This notice relates to the property at:
12/10 Prescott Place ORELIA
S/U: 12 S/P: 35239



APPROVED	<i>Mes</i>
TENANT INV	<i>Y/H</i>
ENTERED	
PAID	



2074-15 - 423

This Instalment Amount Due 31 December 2020 \$378.34

Remaining Instalments:
Due 02/03/2021 \$378.34

PAYMENT METHODS

Pay online

Go to:
www.kwinana.wa.gov.au/paymyrates

Pay by Credit Card (Visa & Mastercard)

Assessment No.: 10070
Valuation No.: 136836

BPay

Billers Code: 2907
Reference No.: 0100701

BPay this payment via internet or phone banking.
BPay View® - view and pay this bill using internet banking.
BPay View Registration No.: 0100701

Pay at Council Office

In Person:

Present this notice to the cashier.

Cashier hours 8.30am to 4.30pm Monday to Friday

City of Kwinana Administration
Corner Gilmore Avenue and Sulphur Road, Kwinana WA 6167
PO Box 21, Kwinana WA 6966 | Telephone 08 9439 0200 | NRS 133 677 (hearing/speech impaired)
Email customer@kwinana.wa.gov.au | Website kwinana.wa.gov.au



FS 605119

OWNERSHIP STATEMENT - Gracy Holdings PL ATF Gracy Superfund

Tax Invoice - Statement 20

Gracy Holdings PL ATF
 Gracy Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	30/10/2020 - 30/11/2020
OPENING BALANCE	\$0.00
TOTAL PAYMENTS	\$257.62

RESIDENTIAL

12/10 Prescott Place, ORELIA, WA 6167

MONEY OUT

MONEY IN

INCOME

Anthony Peter Sacre Status:

Rent \$205.00 Weekly Paid To 5/12/2020
 Part Payment \$142.86

Rent - Paid from 08/11/2020 to 21/11/2020 (Effective 25/11/2020)

\$410.00

Rent - Paid from 22/11/2020 to 05/12/2020 (Effective 09/12/2020)

\$410.00

\$820.00

EXPENSE

APW Electrical (Inv: 25278)

\$75.00

Compliance check on RCD's & smoke alarms (GST Paid: \$0.00)

City of Kwinana (BPAY Ref: 0100701)

\$378.34

Council rates 3/4 - Council Rates (GST Paid: \$0.00)

Bank Disbursements (GST Paid: \$0.02)

\$0.20

Bank Disbursements (GST Paid: \$0.02)

\$0.20

Bank Fee - Rent Receipt (GST Paid: \$0.00)

\$0.20

Bank Fee - Rent Receipt (GST Paid: \$0.00)

\$0.20

Management Fee (GST Paid: \$4.92)

\$54.12

Management Fee (GST Paid: \$4.92)

\$54.12

\$562.38

(Incl GST: \$9.88)

BALANCE: \$257.62

Ownership Contributions & Expenses

MONEY OUT

MONEY IN

EXPENSE

\$0.00

CONTRIBUTION

\$0.00

BALANCE: \$0.00

Ownership Account Balance

\$257.62

Ownership Payments

MONEY OUT

MONEY IN

30/11/2020 EFT to account Gracy Holdings PL ATF Gracy Su
 Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)

\$257.62

TOTAL OWNERSHIP PAYMENTS

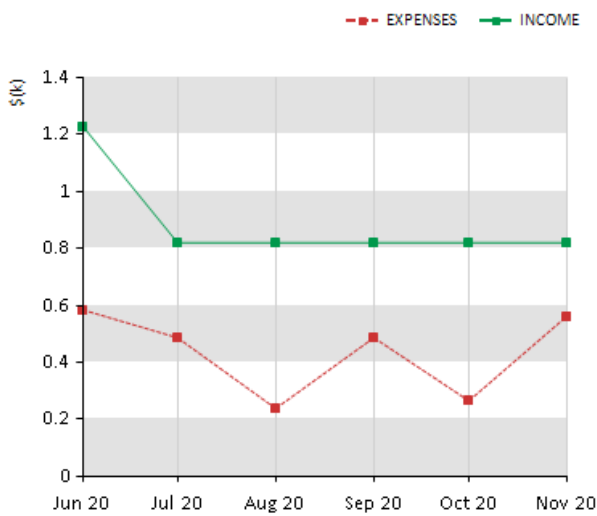
\$257.62

Balance Carried Forward

\$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Jun 20	\$584.48	\$1,230.00	\$1,465.52
Jul 20	\$486.58	\$820.00	\$333.42
Aug 20	\$238.08	\$820.00	\$581.92
Sep 20	\$486.58	\$820.00	\$333.42
Oct 20	\$264.89	\$820.00	\$555.11
Nov 20	\$562.38	\$820.00	\$257.62
AVERAGE	\$437.17	\$888.33	\$587.84

Service Charge Account

Issue date 25 November 2020

Bill ID 0101

ARENA REAL ESTATE
113 NEWCASTLE ST
PERTH WA 6000

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 11 Dec 2020

Account for HOME UNIT AT UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Strata lot 3

Owner : GRACY HOLDINGS PTY LTD

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 11 December 2020	\$181.69
Turn over for important information	Total \$181.69

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

Enquiries?

Need your account in an alternative format?


Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

Need more time to pay?

Visit watercorporation.com.au/financialassistance or call 1300 659 752.

 **Interpreter Services** 13 14 50

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75

UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 11 December 2020



How your service charges have been calculated

Water residential	1 Nov 2020 to 31 Dec 2020	
	Service charge for 1 residence	\$44.18
Sewerage residential	1 Nov 2020 to 31 Dec 2020	
	Based on the rateable value of \$13520	\$116.82
Drainage residential	1 Nov 2020 to 31 Dec 2020	
	Minimum charge for 1 residence	\$20.69
Service charges		\$181.69

The rateable value of your property is its Gross Rental Value (GRV). An objection may be lodged against the GRV within 60 days of the date of issue shown on this bill. For information, visit landgate.wa.gov.au/valuations or call Landgate Customer Service on +61 (0)8 9273 7373. Your charges must still be paid by the due date.

To arrange to have your meter tested following a review, or to request a meter reading outside of your normal cycle, please contact us. Please note that a fee will apply. If your reading has been estimated you can contact us to have it reviewed. For more information, visit watercorporation.com.au.

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Ways to pay your account**Direct Debit**

Set up automatic payments from your bank account or credit card by visiting watercorporation.com.au or calling 13 13 85.

**Credit/Debit Card**

Pay as you go by visiting watercorporation.com.au or calling 1300 366 067. Transaction fees may apply. GST is included if applicable.

**Mail**

Send your cheque made payable to 'Water Corporation' with this payment slip to:
WATER CORPORATION
PO BOX 1600, OSBORNE PARK DC, WA 6916

**BPAY®**

Contact your bank or financial institution to arrange payment.

Billers Code: 8805

Ref: 90 01905 78 5

**Centrepay**

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BPAY View®

Receive, view and pay this bill using internet banking. BPAY View Registration No - **90019057852255253**

POST Billpay

Pay in person at any Post Office.

Manage your account online

Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).

ERN: 90019 05785 2255253



OWNERSHIP STATEMENT - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF
 Gracy Superfund
 PO BOX 169
 Mount Helena, WA, 6082

Tax Invoice - Statement 21

STATEMENT PERIOD	30/11/2020 - 21/12/2020
OPENING BALANCE	\$0.00
TOTAL PAYMENTS	\$578.06

RESIDENTIAL

12/10 Prescott Place, ORELIA, WA 6167

MONEY OUT

MONEY IN

INCOME

Anthony Peter Sacre Status:

Rent \$205.00 Weekly Paid To 2/01/2021
 Part Payment \$142.86

Rent - Paid from 06/12/2020 to 19/12/2020 (Effective 23/12/2020)

\$410.00

Rent - Paid from 20/12/2020 to 02/01/2021 (Effective 06/01/2021)

\$410.00

\$820.00

EXPENSE

Allied Plumbing and Gas WA (Inv: INV-1363)
 Service shower/bath taps (GST Paid: \$0.00)

\$133.10

Bank Disbursements (GST Paid: \$0.02)

\$0.20

Bank Fee - Rent Receipt (GST Paid: \$0.00)

\$0.20

Bank Fee - Rent Receipt (GST Paid: \$0.00)

\$0.20

Management Fee (GST Paid: \$4.92)

\$54.12

Management Fee (GST Paid: \$4.92)

\$54.12

\$241.94

(Incl GST: \$9.86)

BALANCE: \$578.06

Ownership Summary

MONEY OUT

MONEY IN

INCOME

\$0.00

EXPENSE

\$0.00

CONTRIBUTION

\$0.00

BALANCE: \$0.00

Ownership Account Balance

\$578.06

Ownership Payments

MONEY OUT

MONEY IN

21/12/2020 EFT to account Gracy Holdings PL ATF Gracy Su
 Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)

\$578.06

TOTAL OWNERSHIP PAYMENTS

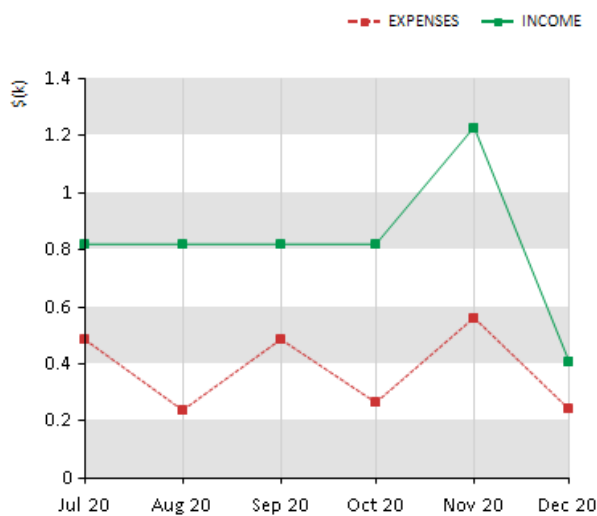
\$578.06

Balance Carried Forward

\$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Jul 20	\$486.58	\$820.00	\$333.42
Aug 20	\$238.08	\$820.00	\$581.92
Sep 20	\$486.58	\$820.00	\$333.42
Oct 20	\$264.89	\$820.00	\$555.11
Nov 20	\$562.38	\$1,230.00	\$257.62
Dec 20	\$241.94	\$410.00	\$578.06
AVERAGE	\$380.08	\$820.00	\$439.93

Service Charge Account

Issue date 18 December 2020
Bill ID 0100



051N 000004 001000

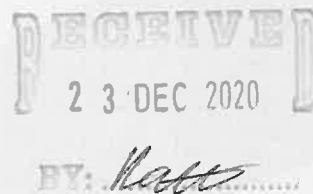
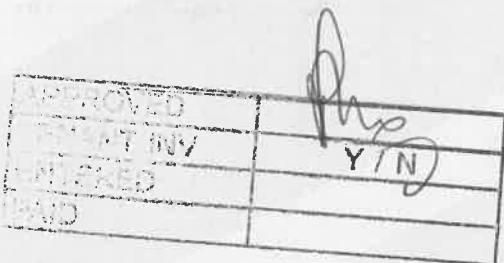
L J HOOKER KWINANA
PO BOX 42
KWINANA WA 6966

Account number 90 09653 71 1
Please pay \$127.75
Payment due by 4 Jan 2021

Account for FLAT AT UNIT 12 / 10 PRESCOTT PL ORELIA LOT 463
Strata lot 12
Owner : GRACY HOLDINGS PTY LTD
CUSTOMER REFERENCE - 2387355

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 4 January 2021	\$127.75
Turn over for important information	Total \$127.75



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Payment slip

UNIT 12 / 10 PRESCOTT PL ORELIA LOT 463

Account number 90 09653 71 1
Please pay \$127.75
Payment due by 4 January 2021

Enquiries?

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Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75



How your service charges have been calculated

Water residential	1 Nov 2020 to 31 Dec 2020	
	Service charge for 1 residence	\$44.18
Sewerage residential	1 Nov 2020 to 31 Dec 2020	
	Based on the rateable value of \$9672	\$83.57
Service charges		\$127.75

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
Item	Description	Amount
1	Service charges for 1 residence	\$44.18
2	Based on the rateable value of \$9672	\$83.57
	Service charges	\$127.75





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WATER CORPORATION
PO BOX 1600, OSBORNE PARK DC, WA 6916

 **BPAY**®
Contact your bank or financial institution to arrange payment.

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BPAY View®
Receive, view and pay this bill using internet banking. BPAY View Registration No -90096537111337135

 **POST Billpay**
Pay in person at any Post Office.

 **Manage your account online**
Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).
ERN: 90096 53711 1337135

OWNERSHIP STATEMENT #13 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	26/11/2020 - 1/01/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$1,783.84

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	30/11/20 - 10/01/21	10/01/21	\$0.00	\$1,980.00
Total rent for period						TOTAL \$1,980.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Residential Management Fee	\$16.86	\$185.16	
SUBTOTAL		\$196.16	\$0.00
Total fees paid in period		TOTAL	-\$196.16

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
24/12/2020	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$1,196.56	
1/01/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$587.28	
SUBTOTAL		\$1,783.84	\$0.00
Total ownership payments		TOTAL	-\$1,783.84

CLOSING (CARRIED FORWARD) BALANCE

TOTAL \$0.00

4th INSTALMENT REMINDER NOTICE



Gracy Holdings Pty Ltd
C/- LJ Hooker Kwinana
PO Box 42
KWINANA WA 6966

TAX INVOICE
ABN 13 890 277 321

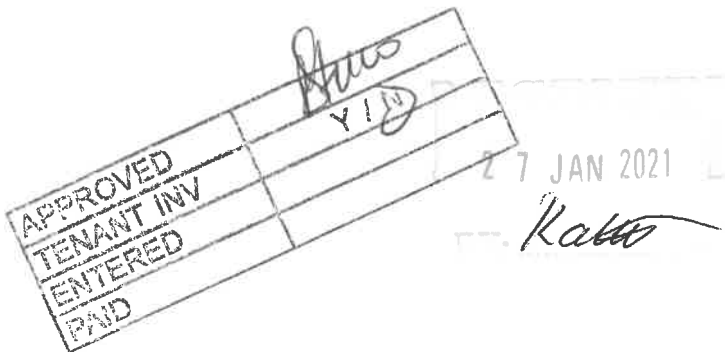
ASSESSMENT NUMBER 10070
VALUATION NUMBER 136836

Financial Year 2020/2021
Issue Date 22/01/2021

This notice relates to the property at:

12/10 Prescott Place ORELIA
S/U: 12 S/P: 35239

Having trouble
paying this
account? Call
us on 9439 0200
or email
rates@kwinana.wa.gov.au.



This instalment amount due 2 March 2021 \$378.34

PAYMENT METHODS

Pay online

Go to:
www.kwinana.wa.gov.au/paymyrates

Pay by Credit Card
(Visa & Mastercard)

Assessment No.: 10070
Valuation No.: 136836

BPay

Billor Code: 2907
Reference No.: 0100701

BPay this payment via internet or
phone banking.

Pay at Council Office

In Person:

Present this notice to the cashier.

Cashier hours 8.30am to 4.30pm
Monday to Friday

City of Kwinana Administration
Corner Gilmore Avenue and Sulphur Road, Kwinana WA 6167
PO Box 21, Kwinana WA 6966 | Telephone 08 9439 0200 | NRS 133 677 (hearing/speech impaired)
Email customer@kwinana.wa.gov.au | Website kwinana.wa.gov.au



FS 605119

OWNERSHIP STATEMENT #14 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	1/01/2021 - 28/01/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$886.42

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	11/01/21 - 31/01/21	31/01/21	\$0.00	\$990.00
Total rent for period						TOTAL \$990.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Residential Management Fee	\$8.43	\$92.58	
SUBTOTAL		\$103.58	\$0.00
Total fees paid in period		TOTAL	-\$103.58

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
28/01/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$886.42	
SUBTOTAL		\$886.42	\$0.00
Total ownership payments		TOTAL	-\$886.42

CLOSING (CARRIED FORWARD) BALANCE

TOTAL	\$0.00
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OWNERSHIP STATEMENT #22 - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF Gracy
 Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	21/12/2020 - 29/01/2021
OWNERSHIP ID:	262
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$560.55

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
12/10 Prescott Place	Anthony Peter Sacre	\$205.00/W	03/01/21 - 13/02/21	17/02/21	\$142.86	\$1,230.00
Total rent for period						TOTAL \$1,230.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
11/01/2021	12/10 Prescott Place	Water Corporation (BPAY Ref: 9009653711) Service charges	\$0.00	\$127.75	
29/01/2021	12/10 Prescott Place	City of Kwinana (BPAY Ref: 0100701) Council rates / 4th instalment - Council Rates	\$0.00	\$378.34	
SUBTOTAL				\$506.09	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$506.09

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$0.04	\$0.40	
Bank Fees	\$0.00	\$0.60	
Residential Management Fee	\$14.76	\$162.36	
SUBTOTAL		\$163.36	\$0.00
Total fees paid in period		TOTAL	-\$163.36

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
29/01/2021	EFT to account Gracy Holdings PL ATF Gracy Su Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$560.55	

SUBTOTAL \$560.55 \$0.00

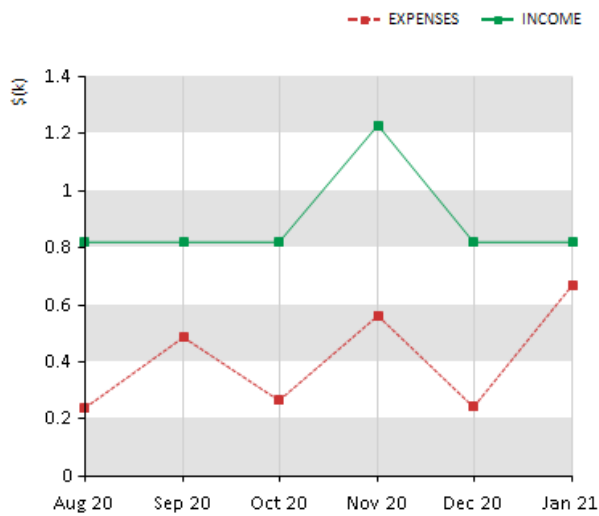
Total ownership payments TOTAL -\$560.55

CLOSING (CARRIED FORWARD) BALANCE

TOTAL \$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Aug 20	\$238.08	\$820.00	\$581.92
Sep 20	\$486.58	\$820.00	\$333.42
Oct 20	\$264.89	\$820.00	\$555.11
Nov 20	\$562.38	\$1,230.00	\$257.62
Dec 20	\$241.94	\$820.00	\$578.06
Jan 21	\$669.45	\$820.00	\$560.55
AVERAGE	\$410.55	\$888.33	\$477.78



Client Name: GRACY HOLDINGS PTY LTD aft GRACY SUPERFUND

The Perth Mint
310 Hay Street,
East Perth WA 6004
Ph: 08 9421 7376
www.perthmint.com
ABN: 98 838 298 431
Invoice No: **970,331**
Invoice Date: 18/02/2021
Time: 12:25

Address: TRUST C/O Tracy Cockerton
345 Princess Road
Mount Helena
State: WA 6082
Telephone: 0409 414 091
Email: tracyjoy@westnet.com.au

Description	Transaction	Price Excl	GST	Price Incl	Code
1oz AG Kangaroo x25	10 Unit(s) @ \$963.25/Uni	9,632.50	0.00	9,632.50	UB21KANG
Totals		9,632.50	0.00	9,632.50	

Total to be Paid: 9,632.50

Stock has not been collected on this invoice. Collection date to be advised.

Sales Person: **TasminaD**

Refund Policy

Please choose carefully. The Perth Mint does not give refunds if you simply change your mind or make a wrong selection. An exchange or refund will be given where goods are faulty, wrongly described, different from a sample shown to you, or do not do what they are supposed to, if returned within 30 days of purchase.

The Perth Mint does not give refunds on bullion investment products.

Please retain this receipt as proof of purchase.

Privacy and Security

Please visit our website <http://www.perthmint.com/privacy.aspx> for information on privacy and security.

	Bill Code: 203943
	Ref: 9703315
<small>Please check your BPAY Ref No. as it changes with each bill</small>	



Phone: 08 9421 7376

Fax: +61 8 9221 9804

Client Name: **GRACY HOLDINGS PTY LTD aft
GRACY SUPERFUND**

Invoice No: **970,331**

Invoice Date: **18/02/2021**

TERMS AND CONDITIONS

1. **This Order & Contract Confirmation** is a record of the order you placed on The Perth Mint to purchase bullion being an acceptance by you of The Perth Mint's offer to sell, and consequently constitutes a binding contract of sale between the parties, under applicable laws in the jurisdiction of the Courts of Western Australia. The metal ordered has been purchased on your behalf at the prices shown above, and you have assumed all exposure to price fluctuations.
2. **Return of Signed Sales Contract.** Sign and return this document within 60 minutes to finalise all arrangements. Non-Completion Guarantee provisions apply for non-return of this document. Our Contract is legally binding notwithstanding the non return of this document.
3. **Payment.** Full payment is due within 2 working days of the date of this contract. See below for payment options.
4. **Identification.** If this contract value exceeds \$5,000, we require that you provide certified copies of your ID documents to be returned prior to shipment of goods in accordance with our obligations with respect to legislation. For individuals certified copies of a current driver's licence and passport is sufficient to fulfil this requirement. If an individual is a Sole Trader, business address, full business name and ABN are also required. For Australian companies, a certified copy of the ASIC Certificate of Incorporation and the names of all Directors of private companies are required. Funds in payment must originate from the verified customer's account.
5. **Pricing.** The per unit prices on this contract are made up of the metal content of the coin or bar at the prevailing Perth Mint spot price (date & time stamped above) plus a manufacturing premium per unit.
6. **GST.** If the goods are being exported and delivery does not occur within 60 days of purchase, GST may apply and will be charged to the client if applicable.
7. **Completion of Sale.** In the event payment is not received within 5 days of the order date, the transaction will be cancelled and the Contract Completion Guarantee activated.
8. **Contract Completion Guarantee.** Bullion orders valued above \$2,000 and below \$100,000 must be guaranteed with the provision of your credit card details when placing the order. In the event of non-completion of the terms of this Sales Contract by you and upon cancellation, an administration fee of \$150 plus any losses incurred by The Perth Mint in the liquidation of metal purchased on your behalf will be charged to your credit card. Any gains resulting from liquidation of metal will not be remitted to you. The credit card provided for this Guarantee is not authorised for any other charge or payment.
9. **Deposits.** Orders over \$100,000 value require the payment of 10% deposit in cleared funds prior to the fixing of prices and acceptance of the order. A deposit may also be requested in other circumstances regardless of the order value.
10. **Buy-back.** Buy-back of undelivered Bullion may be undertaken only if the original sale has been paid in full with cleared funds (7 day delay applied).
11. **Payment Methods**
 - a. Telegraphic Transfer (TT), Real Time Gross Settlement (RTGS)(see bank account details below) or BPay. Clearance period 2 working days.
 - b. Direct Deposit (see bank account details below). Clearance period 2 working days.
Westpac 109 St Georges Tce., Perth.
Branch no: 036000
Account no: 272377
 - c. Cheque/Money Order (payable to GoldCorp Australia). Clearance period 7 working days.
You must quote your Invoice Order number as a reference when depositing funds so that we can identify your payment and ensure that your funds are allocated correctly.
Please send cheques to 310 Hay Street, East Perth WA 6004.
12. **Returns.** No returns of Bullion will be accepted.
13. **Advice.** The Perth Mint does not provide investment or taxation advice. You should consult your own advisors for guidance and recommendation on these issues.
14. **Storage.** The Perth Mint Shop does not offer a storage service. All collections of bullion purchases must be made 30 days after payment is received, otherwise penalties to cover administration, storage and insurance costs will be levied. If after the 30 day period has expired and collections of bullion purchases have not been made, the penalty per month will be \$500 or 5% of the trade value, whichever is the greater.
15. **Physical collections from The Perth Mint Shop.**
Neither The Perth Mint Shop staff nor the security guards can assist clients with collections back to their motor vehicles. Some collections may be heavy so clients may need to make alternative arrangements. The Perth Mint Shop staff will be able to give full details and further instructions as to how to collect from The Perth Mint Shop by calling 1300 366 520.
16. **Privacy and Security**
Please visit our website <http://www.perthmint.com/privacy.aspx> for information on privacy and security.

Signed _____ Name _____ Date _____

OWNERSHIP STATEMENT #23 - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF Gracy
 Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	29/01/2021 - 26/02/2021
OWNERSHIP ID:	262
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$587.60

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
12/10 Prescott Place	Anthony Peter Sacre	\$205.00/W	14/02/21 - 13/03/21	17/03/21	\$142.86	\$820.00
Total rent for period						TOTAL \$820.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
26/02/2021	12/10 Prescott Place	Water Corporation (BPAY Ref: 9009653711) Service charges	\$0.00	\$123.56	
SUBTOTAL				\$123.56	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$123.56

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$0.02	\$0.20	
Bank Fees	\$0.00	\$0.40	
Residential Management Fee	\$9.84	\$108.24	
SUBTOTAL		\$108.84	\$0.00
Total fees paid in period		TOTAL	-\$108.84

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
26/02/2021	EFT to account Gracy Holdings PL ATF Gracy Su Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$587.60	
SUBTOTAL		\$587.60	\$0.00

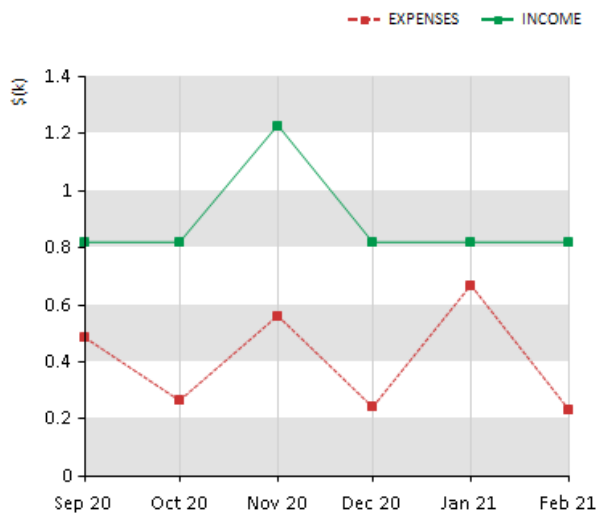
Total ownership payments	TOTAL	-\$587.60
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CLOSING (CARRIED FORWARD) BALANCE

	TOTAL	\$0.00
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STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Sep 20	\$486.58	\$820.00	\$333.42
Oct 20	\$264.89	\$820.00	\$555.11
Nov 20	\$562.38	\$1,230.00	\$257.62
Dec 20	\$241.94	\$820.00	\$578.06
Jan 21	\$669.45	\$820.00	\$560.55
Feb 21	\$232.40	\$820.00	\$587.60
AVERAGE	\$409.61	\$888.33	\$478.73

W
S
M

Western Strata Management
PO Box 486
Wembley 6913

Notice of Levies Due in March 2021

Tel: (08) 6113 0696 Mob: 0451 515121
Email: joanna@westernstrata.com.au
ABN 66 469 382 766

Tax Invoice

Issued 16/02/2021 on behalf of:

The Owners of Cheriton Court

Cheriton Court
53 Bronte Street
EAST PERTH WA 6004

for Lot 3 Unit 3
Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
PO Box 169
MOUNT HELENA WA 6082

*paid
10/3/21
Super Fund*

Due date	Details	Amounts due (including GST) (\$)		Total
		Admin Fund	Reserve Fund	
01/03/2021	4th Quarterly Admin/Reserve Levy	491.90	27.20	519.10
	Total levies due in month	491.90	27.20	519.10

Total of this levy notice	519.10	(including \$47.19 GST)
Levies in arrears	0.00	
Interest on levies in arrears	0.00	
Outstanding owner invoices	0.00	
Subtotal of amount due	519.10	
Prepaid	0.00	
Total amount due	\$519.10	

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
Cheques should be made payable to 'Western Strata Management'

Payment due 01/03/2021

If paying your levy by EFT could you please make sure that you include your reference number and surname in the narration.
Thank you.

PAYMENT SLIP

PAYMENT INSTRUCTIONS

BY DIRECT DEPOSIT to:

BankWest
Branch: Subiaco
BSB: 306-044 Acct no: 0400448 Ref no: 1655
Acct name: Western Strata Management

Gracy Holdings Pty Ltd
Strata Scheme 30473
Lot 3 Unit 3

BY POST Pay by mailing this payment slip with your cheque to:

Western Strata Management
PO Box 486
WEMBLEY WA 6913

TOTAL PAYMENT \$



Please make cheque payable to: Western Strata Management

OWNERSHIP STATEMENT #16 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	25/02/2021 - 25/03/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$1,185.56

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	01/03/21 - 28/03/21	28/03/21	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$134.44	\$0.00
Total fees paid in period		TOTAL	-\$134.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
25/03/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$1,185.56	
SUBTOTAL		\$1,185.56	\$0.00
Total ownership payments		TOTAL	-\$1,185.56

CLOSING (CARRIED FORWARD) BALANCE

TOTAL \$0.00

26 March 2021



376127-001 003024(6047) RWA
Gracy PL ATF Gracy Super Fund
PO Box 169
MOUNT HELENA WA 6082

Dear Gracy Pl Atf Gracy Super Fund,

Terri Scheer Landlord Insurance

Thank you for insuring your property with Terri Scheer Landlord Insurance under policy TS0148564LPP.

Due to an operational error some premium information was unintentionally omitted from the Terri Scheer Landlord Premium Excesses, Discounts and Claims Payment Guide (PED). In recognition of our oversight on this, we will be issuing a premium refund of \$16.00 to you.

This amount includes \$1.32 GST, \$0.00 Fire Services Levy and \$1.46 Stamp Duty.

We enclose a cheque for the refund. There is no action you need to take other than depositing the cheque into your bank account.

All Terri Scheer Landlord Insurance policy documents including the PED can be found online at www.terrischeer.com.au.

We have rectified this issue and implemented strategies to ensure this will not happen again. We sincerely apologise for any inconvenience this may have caused and thank you for your understanding.

Yours sincerely,

The Terri Scheer Team



terri scheer

terri scheer insurance pty ltd
ABN 76 070 874 798
AFS Licence No. 218585
GPO Box 1619 Adelaide SA 5001 Australia
p 1800 804 016
e customerservice@terriscsheer.com.au
w terriscsheer.com.au

26 March 2021

376127-001 003024(6048)

Gracy PL ATF Gracy Super Fund
PO Box 169
MOUNT HELENA WA 6082

DATE: 26 March 2021
CHQ NO: 386596

Remittance Detail

CLAIM NO.	POLICY NO.	INSURED	AMOUNT
N/A	TS0148564LPP	Gracy PL ATF Gracy Super Fund	
TERRI SCHEER REFUND			Total 16.00

=====

BENDIGO AND ADELAIDE BANK LTD
 ABN 11 068 049 178
 AFSL No. 237879

=====

ADM0313
 Date: 09/04/2021 Time: 11:27:08

Bendigo and Adelaide Bank Ltd
 6945
 Great Eastern Highway
 Munding WA 6073
 Phone: 0892950744 Fax: 0892952798

Deposit

Account 519244xxxxxxx868
 Cheque(s) 16.00 Proceeds of cheques
 will be available on 14/04/2021

Balance 12065.95
 Avail Bal 12069.95

=====

Service Charge Account

Issue date 25 March 2021

Bill ID 0103

ARENA REAL ESTATE
113 NEWCASTLE ST
PERTH WA 6000

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 12 Apr 2021

Account for HOME UNIT AT UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Strata lot 3

Owner : GRACY HOLDINGS PTY LTD

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 12 April 2021	\$181.69
Turn over for important information	Total \$181.69

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

Enquiries?

Need your account in an alternative format?


Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

Need more time to pay?

Visit watercorporation.com.au/financialassistance or call 1300 659 752.

 **Interpreter Services** 13 14 50

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75

UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 12 April 2021



How your service charges have been calculated

Water residential	1 Mar 2021 to 30 Apr 2021	
	Service charge for 1 residence	\$44.18
Sewerage residential	1 Mar 2021 to 30 Apr 2021	
	Based on the rateable value of \$13520	\$116.82
Drainage residential	1 Mar 2021 to 30 Apr 2021	
	Minimum charge for 1 residence	\$20.69
Service charges		\$181.69

The rateable value of your property is its Gross Rental Value (GRV). An objection may be lodged against the GRV within 60 days of the date of issue shown on this bill. For information, visit landgate.wa.gov.au/valuations or call Landgate Customer Service on +61 (0)8 9273 7373. Your charges must still be paid by the due date.

To arrange to have your meter tested following a review, or to request a meter reading outside of your normal cycle, please contact us. Please note that a fee will apply. If your reading has been estimated you can contact us to have it reviewed. For more information, visit watercorporation.com.au.

Information**OUR COMMITMENT TO YOU**

We are committed to resolving issues as quickly as possible. If you wish to make a complaint or request a review of your bill, visit watercorporation.com.au/contact, or call 13 13 85. If you are not satisfied with the resolution, you may contact the Energy and Water Ombudsman on 1800 754 004. For information on our commitments to you, and your responsibilities, visit watercorporation.com.au

Ways to pay your account**Direct Debit**

Set up automatic payments from your bank account or credit card by visiting watercorporation.com.au or calling 13 13 85.

**Credit/Debit Card**

Pay as you go by visiting watercorporation.com.au or calling 1300 366 067. Transaction fees may apply. GST is included if applicable.

**Mail**

Send your cheque made payable to 'Water Corporation' with this payment slip to:
WATER CORPORATION
PO BOX 1600, OSBORNE PARK DC, WA 6916

BPAY®

Contact your bank or financial institution to arrange payment.

Biller Code: 8805

Ref: 90 01905 78 5

**Centrepay**

Use Centrepay to make regular deductions from your Centrelink payment. Centrepay is a voluntary and easy payment option available to Centrelink customers.

Call us on 13 13 85 or go to servicesaustralia.gov.au/centrepay for more information and to set up your Centrepay deductions.

BPAY View®

Receive, view and pay this bill using internet banking. BPAY View Registration No - **90019057852255253**

POST Billpay

Pay in person at any Post Office.

Manage your account online

Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).

ERN: 90019 05785 2255253



Policy Schedule

Landlord Preferred Policy

16 April 2021

Gracy PL ATF Gracy Super Fund
C/- ARENA Real Estate
113 Newcastle Street
PERTH WA 6000

POLICY NUMBER: TS0148564LPP

AMOUNT DUE: \$ 335.00

Insured: Gracy PL ATF Gracy Super Fund

Insured Address: 3/53 Bronte Street, EAST PERTH WA 6004

Premium Type

Renewal

Expiry Date

15/06/2021. We invite you to renew your policy until 15/06/2022

Managing Agent

ARENA Real Estate

Property Details

The land size is unknown.

Sum Insured

Contents/Building	\$60,000
Liability to Other	\$20,000,000
Weekly rent	Up to \$1,000

Excess per claim

Loss of rent	\$0
Add. benefits in Sect 1, Liability	\$0
Tenant damage	\$500
Scorching or pet damage	\$250
Earthquake or Tsunami	\$200
Other claims	\$100

Annual Premium **\$335.00**

Includes: Multiple Property Discount

Last year's annual premium	\$315.00
Change on last year	6.3 %

If the information shown is incorrect, please call to advise us.

Insurer: AAI Limited ABN 48 005 297 807 AFSL 230859

Please turn over for important policy information

Special Conditions/Additional Information

A new Product Disclosure Statement (PDS) applies to this policy on renewal and has been sent to the property owner. There are new and changed benefits, features, terms, conditions and exclusions. Please read the PDS for full details. For more information about the changes in our new PDS please visit www.terrischeer.com.au/pds-update

This document will be a tax invoice for GST when you make payment

Payment Slip for: Gracy PL ATF Gracy Super Fund - 3/53 Bronte Street, EAST PERTH WA 6004

Amount Payable

\$335.00

Due Date

15/06/2021

Policy Number

TS0148564LPP

Payment Reference No

701485641

Payment Options



By Phone: call us on 1800 804 016, with your Visa or Mastercard, using the Payment Reference No.



63461701485641000033500



Billers Code: 63461

Ref: 701485641



Telephone & Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. To use the **QR code**, use the reader within your mobile banking app.
More info: www.bpay.com.au

Insured details

What you have told us:

This document sets out the information that we have relied on to decide whether to renew your policy and on what terms.

If any of this information has changed, or is incorrect, please contact us on the contact details set out in this document. See your duty of disclosure for further details of your obligations.

You must call us to tell us if you or anyone to be insured under this policy:

- have had an insurer decline insurance, decline renewal on a policy or had special terms or conditions imposed on insurance
- have had, during the past 5 years, 3 or more claims under a landlord or home and contents insurance policy or made a claim of more than \$5,000
- have been convicted of theft or fraud in the last 5 years
- are aware of any existing circumstances which may lead to a claim under this policy.

If you have answered 'yes' to any of the above questions, please contact us.

Your Duty of Disclosure

Before you renew this contract of insurance, you have a duty of disclosure under the Insurance Contracts Act 1984.

If we ask you questions that are relevant to our decision to insure you and on what terms, you must tell us anything that you know and that a reasonable person in the circumstances would include in answering the questions.

Also, we may give you a copy of anything you have previously told us and ask you to tell us if it has changed or is incorrect. If we do this, please advise us about any change or tell us that there is no change.

If you do not tell us about a change to something you have previously told us, you will be taken to have told us that there is no change.

You have this duty until we agree to renew the contract.

If you do not tell us something

If you do not tell us anything you are required to tell us, we may cancel your contract or reduce the amount we will pay you if you make a claim, or both.

If your failure to tell us is fraudulent, we may refuse to pay a claim and treat the contract as if it never existed.

Privacy

We appreciate privacy is important to you. We are committed to protecting your personal information. For further information, please refer to our Privacy Statement and Suncorp Group Privacy Policy by visiting terriscsheer.com.au/privacy or call us on 1800 804 016.

Premium Details

Why your premium may change

Each time you renew your insurance, your premium is likely to change, even if your personal circumstances have not. There are many factors that may change your premium in any given year, examples include the amount your assets are insured for, your claims history, more accurate data, our claims experience and changes to repair/replacement costs. Your premium may also be impacted by changes to discounts.

The premium comparison has been included to assist you in understanding the changes to your premium, including the impact of any taxes and charges. The premium shown includes any discounts.

Cover	Last year	This year
Contents/Building	\$60,000	\$60,000
Weekly rent	Up to \$1,000	Up to \$1,000
Premium	\$260.33	\$276.86
GST	\$26.03	\$27.69
Stamp Duty	\$28.64	\$30.45
Annual Premium (*)	\$315.00	\$335.00

* Please note that minor rounding may be present in your premium calculation.

When referring to an amount from 'last year' on this notice

If you have made a change to your policy in the last 12 months, when we refer to an amount from last year, it may not be the amount you paid. To provide a more useful comparison, we are showing you an amount for your cover as of your most recent change. The amount from last year has been provided for comparison purposes only and should not be used for tax purposes.

Please contact Terri Scheer Insurance in the first instance if you have any questions about your policy.

OWNERSHIP STATEMENT #17 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	25/03/2021 - 29/04/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$968.01

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	29/03/21 - 02/05/21	02/05/21	\$0.00	\$1,650.00
Total rent for period						TOTAL \$1,650.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
01/04/2021	3/53 Bronte St	Water Corporation (BPAY Ref: 9001905785) Water Service Charges 01/03/2021 - 30/04/2021	\$0.00	\$181.69	
16/04/2021	3/53 Bronte St	Terri Scheer (BPAY Ref: 701485641) Landlord Insurance 15/06/2021 - 15/06/2022	\$27.69	\$335.00	
SUBTOTAL				\$516.69	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$516.69

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Residential Management Fee	\$14.05	\$154.30	
SUBTOTAL		\$165.30	\$0.00
Total fees paid in period		TOTAL	-\$165.30

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
29/04/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$968.01	
SUBTOTAL		\$968.01	\$0.00

Total ownership payments	TOTAL	-\$968.01
<hr/>		
CLOSING (CARRIED FORWARD) BALANCE		
<hr/>		
	TOTAL	\$0.00

Service Charge Account

Issue date 23 April 2021
Bill ID 0102



051D 001734 000000

L J HOOKER KWINANA
PO BOX 42
KWINANA WA 6966

Account number 90 09653 71 1
Please pay \$127.75
Payment due by 10 May 2021

Account for FLAT AT UNIT 12 / 10 PRESCOTT PL ORELIA LOT 463
Strata lot 12
Owner : GRACY HOLDINGS PTY LTD
CUSTOMER REFERENCE - 2387355

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 10 May 2021	\$127.75
Turn over for important information	Total \$127.75

RECEIVED
29 APR 2021
BY: *Walter*

APPROVED	<i>[Signature]</i>
TENANT INV	Y/T
ENTERED	
PAID	

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

Enquiries?

Need your account in an alternative format?


Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

Need more time to pay?

Visit watercorporation.com.au/financialassistance or call 1300 659 752.

 **Interpreter Services 13 14 50**

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75

UNIT 12 / 10 PRESCOTT PL ORELIA LOT 463

Account number 90 09653 71 1
Please pay \$127.75
Payment due by 10 May 2021



OWNERSHIP STATEMENT #25 - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF Gracy
 Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	31/03/2021 - 30/04/2021
OWNERSHIP ID:	262
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$583.41

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
12/10 Prescott Place	Anthony Peter Sacre	\$205.00/W	11/04/21 - 08/05/21	12/05/21	\$142.86	\$820.00
Total rent for period						TOTAL \$820.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
30/04/2021	12/10 Prescott Place	Water Corporation (BPAY Ref: 9009653711) Service charges	\$0.00	\$127.75	
SUBTOTAL				\$127.75	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$127.75

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$0.02	\$0.20	
Bank Fees	\$0.00	\$0.40	
Residential Management Fee	\$9.84	\$108.24	
SUBTOTAL		\$108.84	\$0.00
Total fees paid in period		TOTAL	-\$108.84

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
30/04/2021	EFT to account Gracy Holdings PL ATF Gracy Su Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$583.41	
SUBTOTAL		\$583.41	\$0.00

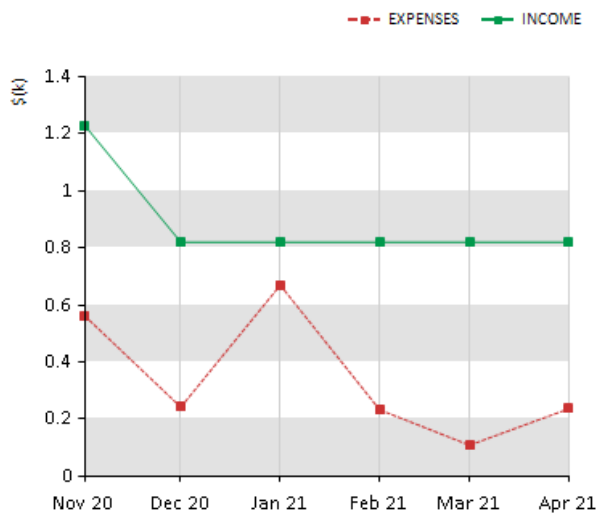
Total ownership payments	TOTAL	-\$583.41
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CLOSING (CARRIED FORWARD) BALANCE

	TOTAL	\$0.00
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STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Nov 20	\$562.38	\$1,230.00	\$257.62
Dec 20	\$241.94	\$820.00	\$578.06
Jan 21	\$669.45	\$820.00	\$560.55
Feb 21	\$232.40	\$820.00	\$587.60
Mar 21	\$108.64	\$820.00	\$711.36
Apr 21	\$236.59	\$820.00	\$583.41
AVERAGE	\$341.90	\$888.33	\$546.43

paid
26/5/21

TAX INVOICE

Supplier: Super Audits
Auditor: A.W. Boys
SMSF Auditor Number (SAN) 100014140
Registered Company Auditor (67793)
Address: Box 3376
Rundle Mall 5000
ABN: 20 461 503 652
Services: Auditing
Date: 21 May 2021
Recipient: Gracy Super Fund
Address: C/- PO Box 1900, MIDLAND W.A. 6963

Description of Services

Statutory audit of the Gracy Super Fund for the financial year ending 30 June 2020.

Fee: \$400.00
GST: \$40.00
Total: \$440.00

Payment can be made with a cheque payable to Super Audits postal address being Box 3376 Rundle Mall 5000 or alternatively an EFT can be made BSB 015-056 Account No. 387392386.



OWNERSHIP STATEMENT #18 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	29/04/2021 - 27/05/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$926.87

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	03/05/21 - 30/05/21	30/05/21	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
27/05/2021	3/53 Bronte St	Water Corporation (BPAY Ref: 9001905785) Water Service Charges 01/05/2021 - 30/06/2021	\$0.00	\$181.69	
SUBTOTAL				\$181.69	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$181.69

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Inspection Fee	\$7.00	\$77.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$211.44	\$0.00
Total fees paid in period		TOTAL	-\$211.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
27/05/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$926.87	
SUBTOTAL		\$926.87	\$0.00

Total ownership payments	TOTAL	-\$926.87
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CLOSING (CARRIED FORWARD) BALANCE

	TOTAL	\$0.00
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OWNERSHIP STATEMENT #26 - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF Gracy
 Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	30/04/2021 - 31/05/2021
OWNERSHIP ID:	262
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$393.22

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
12/10 Prescott Place <i>Moved Out on 25/05/2021; Charge to 25/05/2021</i>	Anthony Peter Sacre	\$205.00/W	09/05/21 - 25/05/21	25/05/21	\$0.00	\$355.00
12/10 Prescott Place	Chloe Denise Young	\$240.00/W	26/05/21 - 22/06/21	22/06/21	\$0.00	\$960.00
Total rent for period						TOTAL \$1,315.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Bank Fees	\$0.00	\$0.40	
Bank Fees - Reversed/Refunded	\$0.00		\$0.20
Letting Fee	\$48.00	\$528.00	
Property Condition Report Fee	\$20.00	\$220.00	
Residential Management Fee	\$16.44	\$180.84	
Residential Management Fee - Reversed/Refunded	\$0.66		\$7.26
SUBTOTAL		\$929.24	\$7.46
Total fees paid in period		TOTAL	-\$921.78

OWNERSHIP PAYMENTS

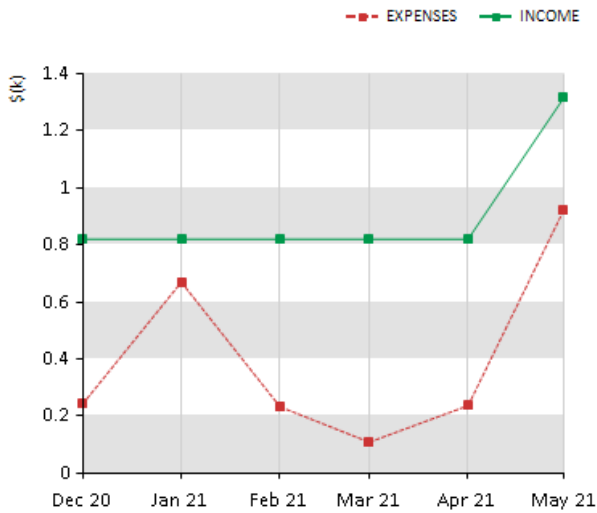
Date	Description	MONEY OUT	MONEY IN
31/05/2021	EFT to account Gracy Holdings PL ATF Gracy Su Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$393.22	
SUBTOTAL		\$393.22	\$0.00
Total ownership payments		TOTAL	-\$393.22

CLOSING (CARRIED FORWARD) BALANCE

TOTAL \$0.00

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Dec 20	\$241.94	\$820.00	\$578.06
Jan 21	\$669.45	\$820.00	\$560.55
Feb 21	\$232.40	\$820.00	\$587.60
Mar 21	\$108.64	\$820.00	\$711.36
Apr 21	\$236.59	\$820.00	\$583.41
May 21	\$921.78	\$1,315.00	\$393.22
AVERAGE	\$401.80	\$902.50	\$569.03

Service Charge Account

Issue date 26 May 2021

Bill ID 0104

ARENA REAL ESTATE
113 NEWCASTLE ST
PERTH WA 6000

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 11 Jun 2021

Account for HOME UNIT AT UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Strata lot 3

Owner : GRACY HOLDINGS PTY LTD

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 11 June 2021	\$181.69
Turn over for important information	Total \$181.69

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

Enquiries?

Need your account in an alternative format?


Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

Need more time to pay?

Visit watercorporation.com.au/financialassistance or call 1300 659 752.

 **Interpreter Services** 13 14 50

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75

UNIT 3 / 53 BRONTE ST EAST PERTH LOT 21

Account number 90 01905 78 5

Please pay \$181.69

Payment due by 11 June 2021



How your service charges have been calculated

Water residential	1 May 2021 to 30 Jun 2021	
	Service charge for 1 residence	\$44.18
Sewerage residential	1 May 2021 to 30 Jun 2021	
	Based on the rateable value of \$13520	\$116.82
Drainage residential	1 May 2021 to 30 Jun 2021	
	Minimum charge for 1 residence	\$20.69
Service charges		\$181.69

The rateable value of your property is its Gross Rental Value (GRV). An objection may be lodged against the GRV within 60 days of the date of issue shown on this bill. For information, visit landgate.wa.gov.au/valuations or call Landgate Customer Service on +61 (0)8 9273 7373. Your charges must still be paid by the due date.

To arrange to have your meter tested following a review, or to request a meter reading outside of your normal cycle, please contact us. Please note that a fee will apply. If your reading has been estimated you can contact us to have it reviewed. For more information, visit watercorporation.com.au.

Information**OUR COMMITMENT TO YOU**

We are committed to resolving issues as quickly as possible. If you wish to make a complaint or request a review of your bill, visit watercorporation.com.au/contact, or call 13 13 85. If you are not satisfied with the resolution, you may contact the Energy and Water Ombudsman on 1800 754 004. For information on our commitments to you, and your responsibilities, visit watercorporation.com.a

Ways to pay your account**Direct Debit**

Set up automatic payments from your bank account or credit card by visiting watercorporation.com.au or calling 13 13 85.

**Credit/Debit Card**

Pay as you go by visiting watercorporation.com.au or calling 1300 366 067. Transaction fees may apply. GST is included if applicable.

**Mail**

Send your cheque made payable to 'Water Corporation' with this payment slip to:
WATER CORPORATION
PO BOX 1600, OSBORNE PARK DC, WA 6916

**BPAY®**

Contact your bank or financial institution to arrange payment.

Biller Code: 8805

Ref: 90 01905 78 5

**Centrepay**

Use Centrepay to make regular deductions from your Centrelink payment. Centrepay is a voluntary and easy payment option available to Centrelink customers.

Call us on 13 13 85 or go to servicesaustralia.gov.au/centrepay for more information and to set up your Centrepay deductions.

BPAY View®

Receive, view and pay this bill using internet banking.

BPAY View Registration No - **90019057852255253**

POST Billpay

Pay in person at any Post Office.

Manage your account online

Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).

ERN: 90019 05785 2255253





FULFILMENT OF SUSPENSE SALE

Client Name: GRACY Superfund

Address: C/O Tracy Cockerton
345 Princess Road
Mount Helena clear 28/6

State: WA 6082

Telephone: 0409 414 091

Email: tracyjoy@westnet.com.au

The Perth Mint
310 Hay Street,
East Perth WA 6004
Ph: 08 9421 7376
www.perthmint.com
ABN: 98 838 298 431
Invoice No: **982,291**
Invoice Date: 23/06/2021
Time: 11:29

Description	Transaction	Price Excl	GST	Price Incl	Code
1oz AU Kangaroo Bar	4 Unit(s) @ \$2413.29/Uni	9,653.16	0.00	9,653.16	BG1ozKan
Totals		9,653.16	0.00	9,653.16	

Direct Credit AUD

9,653.16

Total Tendered

9,653.16

Sales Person: **Valerie**

Refund Policy

Please choose carefully. The Perth Mint does not give refunds if you simply change your mind or make a wrong selection. An exchange or refund will be given where goods are faulty, wrongly described, different from a sample shown to you, or do not do what they are supposed to, if returned within 30 days of purchase.

The Perth Mint does not give refunds on bullion investment products.

Please retain this receipt as proof of purchase.

Privacy and Security

Please visit our website <http://www.perthmint.com/privacy.aspx> for information on privacy and security.



OWNERSHIP STATEMENT #19 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	27/05/2021 - 24/06/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$1,185.56

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	31/05/21 - 27/06/21	27/06/21	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$134.44	\$0.00
Total fees paid in period		TOTAL	-\$134.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
24/06/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$1,185.56	
SUBTOTAL		\$1,185.56	\$0.00
Total ownership payments		TOTAL	-\$1,185.56

CLOSING (CARRIED FORWARD) BALANCE

TOTAL \$0.00

OWNERSHIP STATEMENT #20 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	24/06/2021 - 30/06/2021
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$299.14

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	28/06/21 - 04/07/21	04/07/21	\$0.00	\$330.00
Total rent for period						TOTAL \$330.00

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Residential Management Fee	\$2.81	\$30.86	
SUBTOTAL		\$30.86	\$0.00
Total fees paid in period		TOTAL	-\$30.86

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
30/06/2021	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$299.14	
SUBTOTAL		\$299.14	\$0.00
Total ownership payments		TOTAL	-\$299.14

CLOSING (CARRIED FORWARD) BALANCE

TOTAL	\$0.00
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OWNERSHIP STATEMENT #27 - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF Gracy
 Superfund
 PO BOX 169
 Mount Helena, WA, 6082

STATEMENT PERIOD	31/05/2021 - 30/06/2021
OWNERSHIP ID:	262
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$1,063.56

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	PAID	
12/10 Prescott Place	Anthony Peter Sacre	\$205.00/W	25/05/21 - 25/05/21	25/05/21	\$0.00	\$0.00	
<i>Moved Out on 25/05/2021; Charge to 25/05/2021</i>							
12/10 Prescott Place	Chloe Denise Young	\$240.00/W	23/06/21 - 20/07/21	20/07/21	\$0.00	\$960.00	
Total rent for period						TOTAL	\$960.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
03/06/2021	12/10 Prescott Place	TBL - Highlight listing (Inv: 99215, \$108.00)	\$0.00		\$55.00
04/06/2021	12/10 Prescott Place	Inv:99217, \$86.10, TBL - 70 days @\$1.23 per days left remaining on lease 25/05/2021-02/08/2021	\$0.00		\$86.10
04/06/2021	12/10 Prescott Place	Inv:99216, \$220.00, TBL - PCR	\$0.00		\$220.00
04/06/2021	12/10 Prescott Place	Inv:99215, \$108.00, TBL - Highlight listing	\$0.00		\$53.00
29/06/2021	12/10 Prescott Place	Water Corporation (BPAY Ref: 9009653711) Service charges	\$0.00	\$127.75	
SUBTOTAL				\$127.75	\$414.10
Total for property expenses & ownership contributions				TOTAL	\$286.35

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$0.02	\$0.20	
Bank Fees	\$0.00	\$1.20	
Residential Management Fee	\$11.52	\$126.72	
Tenant Invoice Fee	\$0.00	\$54.67	
SUBTOTAL		\$182.79	\$0.00
Total fees paid in period		TOTAL	-\$182.79

OWNERSHIP PAYMENTS

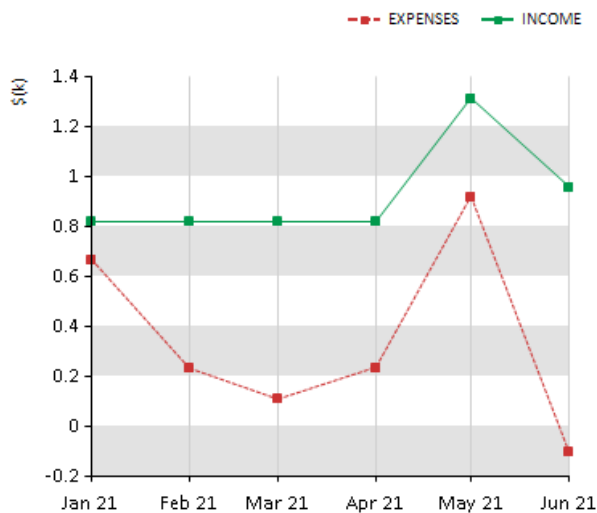
Date	Description	MONEY OUT	MONEY IN
30/06/2021	EFT to account Gracy Holdings PL ATF Gracy Su Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$1,063.56	
SUBTOTAL		\$1,063.56	\$0.00
Total ownership payments		TOTAL	-\$1,063.56

CLOSING (CARRIED FORWARD) BALANCE

TOTAL **\$0.00**

STATEMENT HISTORY

EXPENSES VS INCOME (6 MONTHS)



PAYMENT HISTORY (6 MONTHS)

	EXPENSES	INCOME	PAYMENTS
Jan 21	\$669.45	\$820.00	\$560.55
Feb 21	\$232.40	\$820.00	\$587.60
Mar 21	\$108.64	\$820.00	\$711.36
Apr 21	\$236.59	\$820.00	\$583.41
May 21	\$921.78	\$1,315.00	\$393.22
Jun 21	-\$103.56	\$960.00	\$1,063.56
AVERAGE	\$344.22	\$925.83	\$649.95

Service Charge Account

Issue date 23 June 2021
Bill ID 0103



051D 001082 000000

L J HOOKER KWINANA
PO BOX 42
KWINANA WA 6966


Account number 90 09653 71 1
Please pay \$127.75
Payment due by 9 Jul 2021


Account for FLAT AT UNIT 12 / 10 PRESCOTT PL ORELIA LOT 463

Strata lot 12
Owner : GRACY HOLDINGS PTY LTD
CUSTOMER REFERENCE - 2387355

Your account summary (GST does not apply to this account)

Description	Amount
Service charges due 9 July 2021	\$127.75
Turn over for important information	Total
	\$127.75

APPROVED	
TENANT INV	
ENTERED	
PAID	

RECEIVED
28 JUN 2021
BY: 

If you're having difficulty paying, you can set up an interest-free payment arrangement. Interest is charged on overdue amounts @ 11.33% p.a. For more information, visit watercorporation.com.au/financialassistance

Payment slip

UNIT 12 / 10 PRESCOTT PL ORELIA LOT 463

Account number 90 09653 71 1
Please pay \$127.75
Payment due by 9 July 2021

Enquiries?

Need your account in an alternative format?

Please call us on 13 13 85.

Concession Application

If you have a valid Concession Card and are the owner and occupier of this property, call 1300 659 951 or go to watercorporation.com.au/concessions to apply.

Need more time to pay?

Visit watercorporation.com.au/financialassistance or call 1300 659 752.

 **Interpreter Services 13 14 50**

Hearing or speech impaired?

Phone us via the National Relay Service on 133 677.

Website: watercorporation.com.au/contact

Faults and Emergencies: (24/7) 13 13 75



How your service charges have been calculated

Water residential	1 May 2021 to 30 Jun 2021	
	Service charge for 1 residence	\$44.18
Sewerage residential	1 May 2021 to 30 Jun 2021	
	Based on the rateable value of \$9672	\$83.57
Service charges		\$127.75

The rateable value of your property is its Gross Rental Value (GRV). An objection may be lodged against the GRV within 60 days of the date of issue shown on this bill. For information, visit landgate.wa.gov.au/valuations or call Landgate Customer Service on +61 (0)8 9273 7373. Your charges must still be paid by the due date.

To arrange to have your meter tested following a review, or to request a meter reading outside of your normal cycle, please contact us. Please note that a fee will apply. If your reading has been estimated you can contact us to have it reviewed. For more information, visit watercorporation.com.au.

Information

OUR COMMITMENT TO YOU

We are committed to resolving issues as quickly as possible. If you wish to make a complaint or request a review of your bill, visit watercorporation.com.au/contact, or call 13 13 85. If you are not satisfied with the resolution, you may contact the Energy and Water Ombudsman on 1800 754 004. For information on our commitments to you, and your responsibilities, visit watercorporation.com.au



Ways to pay your account



Direct Debit

Set up automatic payments from your bank account or credit card by visiting watercorporation.com.au or calling 13 13 85.



Credit/Debit Card

Pay as you go by visiting watercorporation.com.au or calling 1300 366 067. Transaction fees may apply. GST is included if applicable.



Mail

Send your cheque made payable to 'Water Corporation' with this payment slip to:
 WATER CORPORATION
 PO BOX 1600, OSBORNE PARK DC, WA 6916



BPAY®

Contact your bank or financial institution to arrange payment.

Billers Code: 8805

Ref: 90 09653 71 1



Centrepay

Use Centrepay to make regular deductions from your Centrelink payment. Centrepay is a voluntary and easy payment option available to Centrelink customers. Call us on 13 13 85 or go to servicesaustralia.gov.au/centrepay for more information and to set up your Centrepay deductions.

BPAY View®

Receive, view and pay this bill using internet banking. BPAY View Registration No -**90096537111337135**



POST Billpay

Pay in person at any Post Office.

Manage your account online

Register at watercorporation.com.au/register using your Electronic Reference Number (ERN).

ERN: 90096 53711 1337135



WSP175/ARC3 00 1 088 / 002245

W []
S []
M []

Western Strata Management
PO Box 486
Wembley 6913

Notice of Levies Due in June 2021

Tel: (08) 6113 0696 Mob: 0451 515121
Email: joanna@westernstrata.com.au
ABN 66 469 382 766

Tax Invoice

Issued 25/05/2021 on behalf of:

scheduled
14/6/21

The Owners of Cheriton Court

Gracy Holdings Pty Ltd
PO Box 169
MOUNT HELENA WA 6082

Cheriton Court
53 Bronte Street
EAST PERTH WA 6004
for Lot 3 Unit 3
Gracy Holdings Pty Ltd

Due date	Details	Amounts due (including GST) (\$)		Total
		Admin Fund	Reserve Fund	
15/06/2021	1st Quarterly Admin/Reserve Fund Levy	491.90	27.30	519.20
	Total levies due in month	491.90	27.30	519.20

Total of this levy notice 519.20 (including \$47.20 GST)

Levies in arrears 0.00

Interest on levies in arrears 0.00

Outstanding owner invoices 0.00

Subtotal of amount due 519.20

Prepaid 0.00

Total amount due \$519.20

Payment due 15/06/2021

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.

Cheques should be made payable to 'Western Strata Management'

If paying your levy by EFT could you please make sure that you include your reference number and surname in the narration.
Thank you.

PAYMENT SLIP

PAYMENT INSTRUCTIONS

BY DIRECT DEPOSIT to:

BankWest
Branch: Subiaco
BSB: 306-044 Acct no: 0400448 Ref no: 1655
Acct name: Western Strata Management

Gracy Holdings Pty Ltd
Strata Scheme 30473
Lot 3 Unit 3

BY POST Pay by mailing this payment slip with your cheque to:

Western Strata Management
PO Box 486
WEMBLEY WA 6913

TOTAL PAYMENT

\$



Please make cheque payable to: Western Strata Management



12/10 Prescott Place Orelia WA 6167

Prepared on 8th October 2021

Roy Barraclough
LJ Hooker Kwinana

Unit 4, 40-46 Meares Avenue
KWINANA WA 6966

m: 0424 617 370

royb.kwinana@ljh.com.au



GRACY HOLDINGS PTY LTD
12/10 Prescott Place
Orelia WA 6167

8th October 2021

Dear Tracy.

Thank you for the opportunity to appraise your property at 12/10 Prescott Place Orelia WA 6167 .

Careful consideration has been taken to provide you with an appraisal for your property in today's market conditions.

To establish a market value, I have carefully considered the premises, size, location, along with current market conditions and similar properties recently sold or currently on the market.

Should you have any questions relating to the information contained within this appraisal, please do not hesitate to contact me on the details below.

Yours Sincerely,

LJ Hooker Kwinana
Unit 4, 40-46 Meares Avenue

KWINANA WA 6966


Your Property


12/10 Prescott Place Orelia WA 6167

2 

1 

1 

109m² 

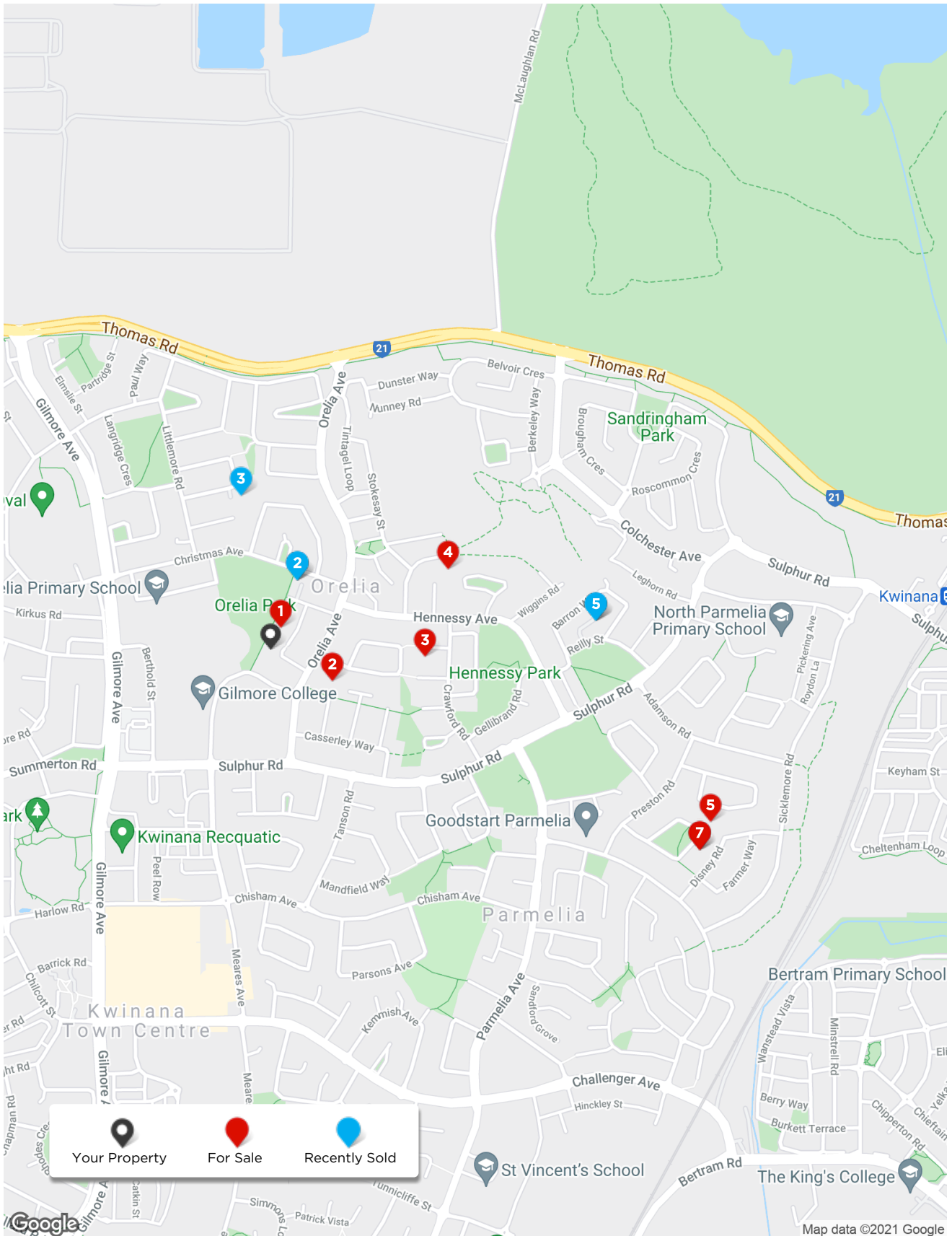
90m² 



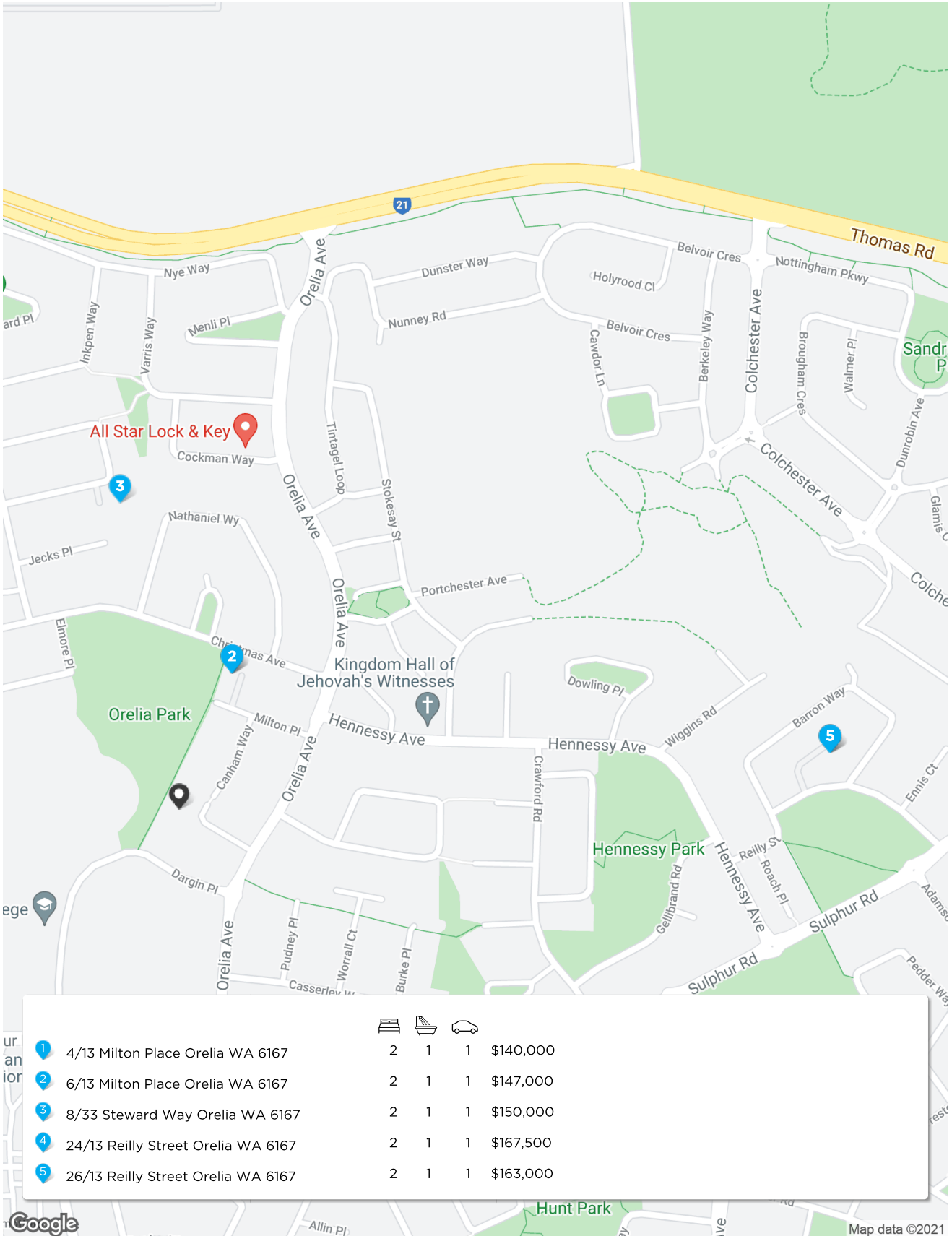
Your Property History

- 3 May, 2021** - Listed for rent at \$240 / week
- 21 Jun, 2018** - Listed for rent at \$190 / week
- 14 Jun, 2017** - Listed for rent at \$220 wk
- 8 Jul, 2014** - Sold for \$195,000
- 11 Nov, 2013** - Listed for sale at FROM \$199,000
- 14 Jun, 2013** - Listed for sale at \$197,000




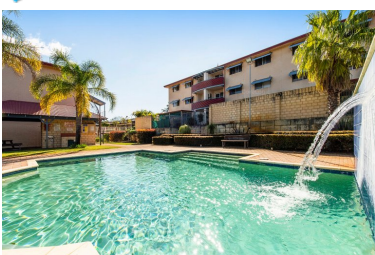

Comparables Map: Sales & Listings



Comparables Map: Sales

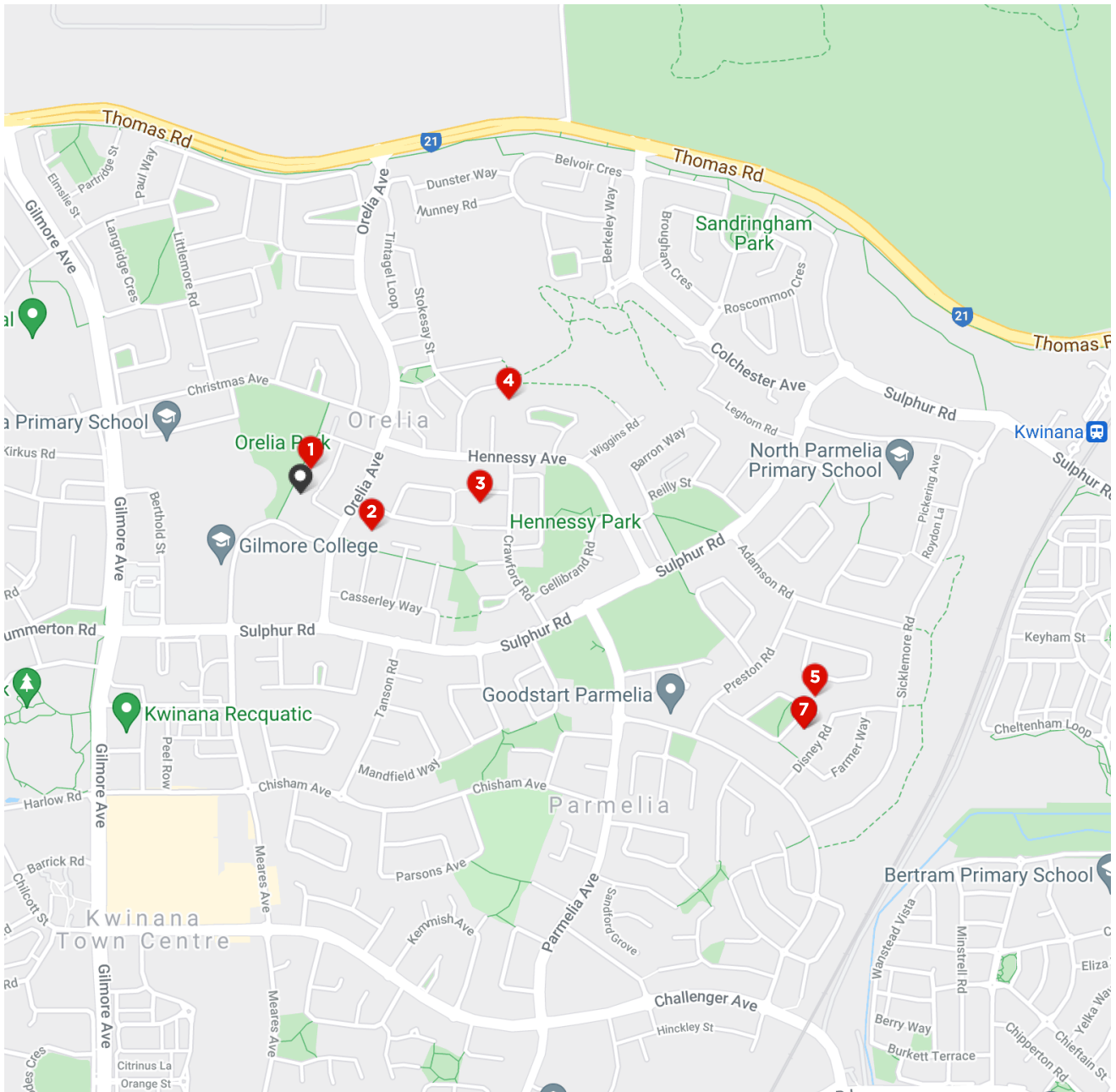





Comparable Sales

1	4/13 Milton Place Orelia WA 6167	Sold Price ^{RS} \$140,000
	2 1 1 1 70m ² 70m ² Year Built 1970 DOM 30 Sold Date 21-Aug-21 Distance 0.24km First Listing OFFERS OVER \$149,000 Last Listing UNDER OFFER	
2	6/13 Milton Place Orelia WA 6167	Sold Price \$147,000
	2 1 1 1 70m ² 70m ² Year Built 1970 DOM 81 Sold Date 02-Aug-21 Distance 0.24km First Listing OFFERS OVER \$149,000 Last Listing UNDER OFFER	
3	8/33 Steward Way Orelia WA 6167	Sold Price ^{RS} \$150,000
	2 1 1 1 95m ² 68m ² Year Built 1970 DOM 15 Sold Date 30-Aug-21 Distance 0.52km First Listing FROM \$155,000 Last Listing UNDER OFFER	
4	24/13 Reilly Street Orelia WA 6167	Sold Price ^{RS} \$167,500
	2 1 1 1 100m ² 75m ² Year Built 1971 DOM 28 Sold Date 18-Aug-21 Distance 1.1km First Listing Fr \$175,000 Last Listing Under Offer by Opal Realty	
5	26/13 Reilly Street Orelia WA 6167	Sold Price \$163,000
	2 1 1 1 169m ² 75m ² Year Built 1970 DOM - Sold Date 22-Jul-21 Distance 1.1km First Listing - Last Listing -	

DOM = Days on market RS = Recent sale UN = Undisclosed Sale * This data point was edited by the author of this CMA and has not been verified by CoreLogic

Comparables Map: Listings








				DOM		
1	6/14 Canham Way Orelia WA 6167	2	1	1	197	From \$149,000
2	15/15 Pudney Place Orelia WA 6167	2	1	1	39	UNDER OFFER!
3	20/3 Powell Court Orelia WA 6167	2	1	1	77	From \$165,000
4	20/11 Jacques Place Orelia WA 6167	2	1	1	7	\$170,000
5	12/26 Morrit Way Parmelia WA 6167	2	1	1	276	From \$189,000
6	8/24 Morrit Way Parmelia WA 6167	2	1	1	211	FROM \$189,000
7	9/24 Morrit Way Parmelia WA 6167	2	1	1	73	UNDER OFFER BY FAYEZ HOURANI

Comparable Listings






1 6/14 Canham Way Orelia WA 6167



 2  1  1  182m²  67m²
 Year Built 1971 DOM 197 days
 Listing Date 26-Mar-21 Distance 0.07km
 Listing Price From \$149,000






2 15/15 Pudney Place Orelia WA 6167



 2  1  1  116m²  83m²
 Year Built 1971 DOM 39 days
 Listing Date 31-Aug-21 Distance 0.24km
 Listing Price UNDER OFFER!






3 20/3 Powell Court Orelia WA 6167



 2  1  1  116m²  92m²
 Year Built 1971 DOM 77 days
 Listing Date 24-Jul-21 Distance 0.52km
 Listing Price From \$165,000






4 20/11 Jacques Place Orelia WA 6167



 2  1  1  103m²  74m²
 Year Built 1971 DOM 7 days
 Listing Date 16-Jul-21 Distance 0.65km
 Listing Price \$170,000

5 12/26 Morrit Way Parmelia WA 6167








 2  1  1  109m²  74m²
 Year Built 1972 DOM 276 days
 Listing Date 06-Jan-21 Distance 1.59km
 Listing Price From \$189,000

DOM = Days on market * This data point was edited by the author of this CMA and has not been verified by CoreLogic

Comparable Listings






 8/24 Morrit Way Parmelia WA 6167



 2  1  1  118m²  68m²
 Year Built 1972 DOM 211 days
 Listing Date 12-Mar-21 Distance 1.59km
 Listing Price FROM \$189,000

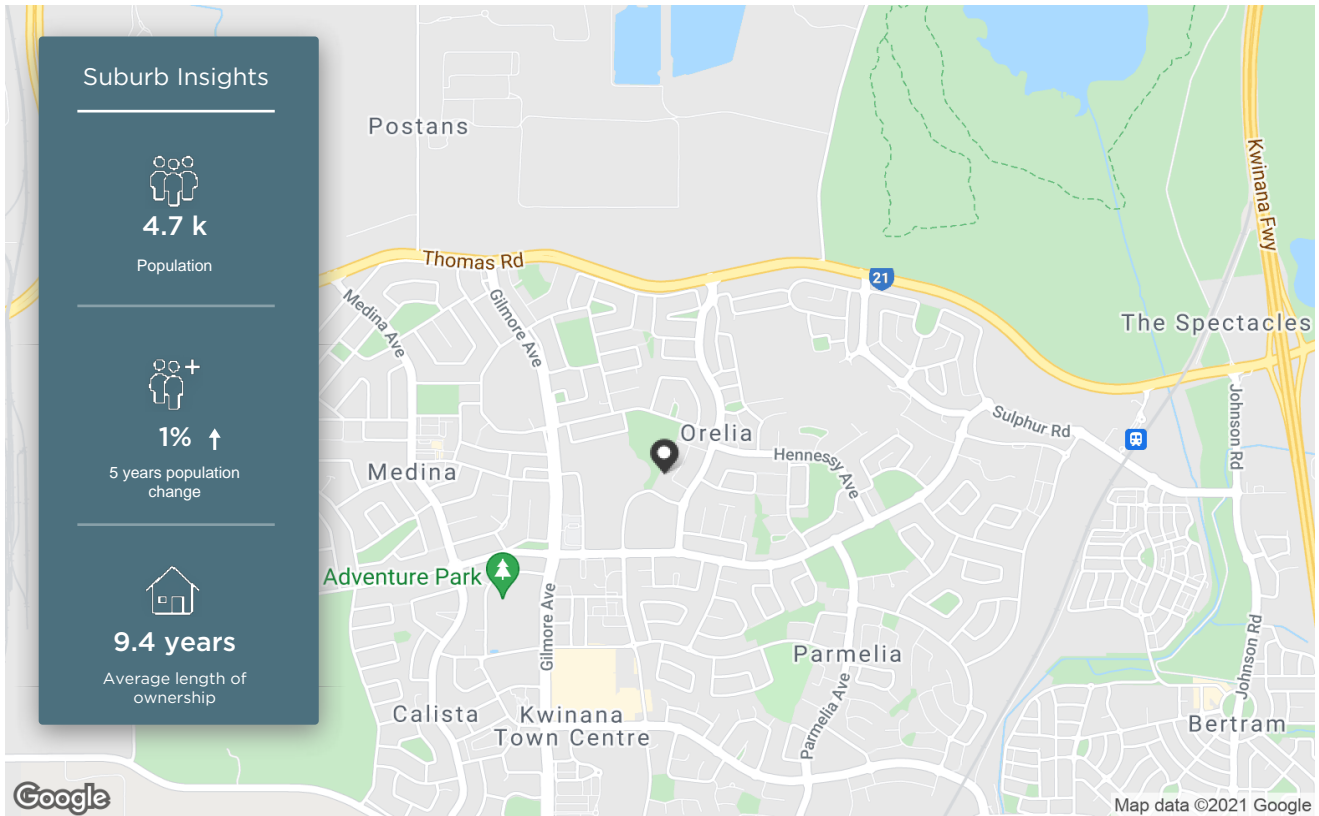
 9/24 Morrit Way Parmelia WA 6167



 2  1  1  118m²  68m²
 Year Built 1972 DOM 73 days
 Listing Date 28-Jul-21 Distance 1.59km
 Listing Price UNDER OFFER BY FAYEZ HOURANI

Orelia

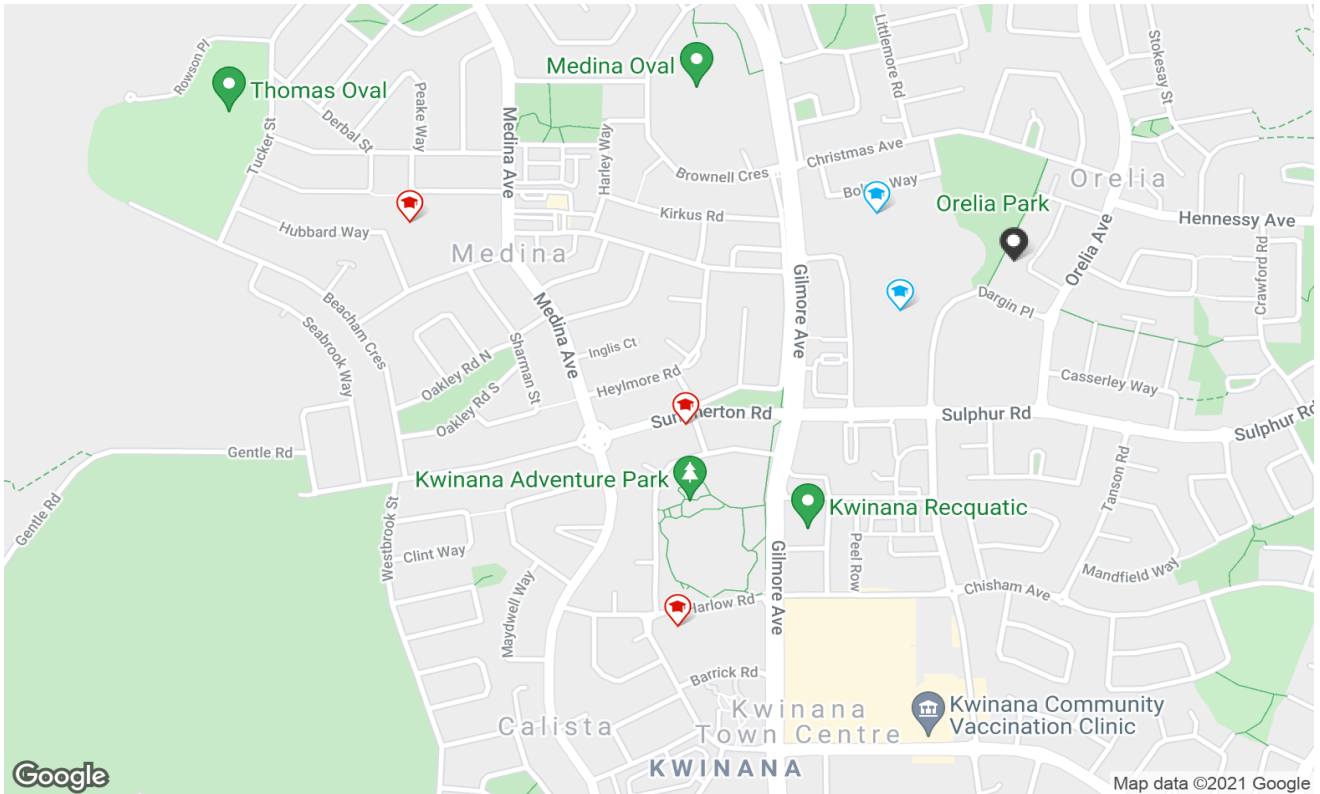
Demographic




The size of Orelia is approximately 3 square kilometres. It has 11 parks covering nearly 7.3% of total area. The population of Orelia in 2011 was 4,679 people. By 2016 the population was 4,703 showing a population growth of 0.5% in the area during that time. The predominant age group in Orelia is 30-39 years. Households in Orelia are primarily couples with children and are likely to be repaying \$1400 - \$1799 per month on mortgage repayments. In general, people in Orelia work in a trades occupation. In 2011, 66.5% of the homes in Orelia were owner-occupied compared with 65.3% in 2016. Currently the median sales price of houses in the area is \$281,500.

HOUSEHOLD STRUCTURE		HOUSEHOLD OCCUPANCY		HOUSEHOLD INCOME		AGE	
TYPE	%	TYPE	%	TYPE	%	TYPE	%
Childless Couples	33.7	Owns Outright	19.2	0-15.6K	5.8	0-9	13.9
Couples with Children	40.6	Purchaser	46.1	15.6-33.8K	16.3	10-19	12.7
Single Parents	24.0	Renting	32.1	33.8-52K	17.0	20-29	13.0
Other	1.8	Other	0.7	52-78K	16.7	30-39	14.9
		Not Stated	2.4	78-130K	22.2	40-49	14.8
				130-182K	7.6	50-59	11.7
				182K+	2.4	60-69	9.7
						70-79	6.7
						80-89	2.5
						90-99	0.1

Local Schools



	SCHOOL ADDRESS	DISTANCE	SCHOOL TYPE	GENDER	SECTOR	YEARS
	Gilmore College 11 Bolton Way Orelia WA 6167	0.29km	Secondary	Mixed	Government	7-12
	Orelia Primary School 11 Bolton Way Orelia WA 6167	0.34km	Primary	Mixed	Government	0-6
	Peter Carnley Anglican Community School - Calista Campus 72 Summerton Road Calista WA 6167	0.88km	Primary	Mixed	Non-Government	0-0
	Calista Primary School 22 Harlow Road Calista WA 6167	1.22km	Primary	Mixed	Government	0-6
	Medina Primary School 2 Westcott Road Medina WA 6167	1.44km	Primary	Mixed	Government	0-6



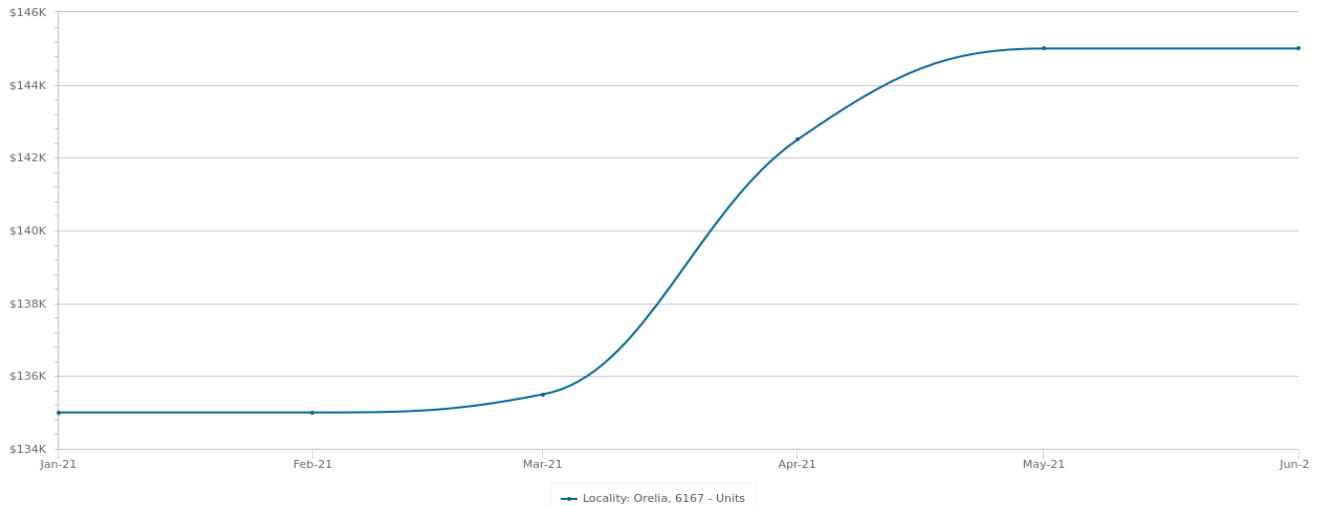
Property is within school catchment area



Property is outside school catchment area

Recent Market Trends

Median Sale Price - 12 months (Unit)



Statistics are calculated over a rolling 12 month period

PERIOD	PROPERTIES SOLD	MEDIAN PRICE	GROWTH	DAYS ON MARKET	LISTINGS	ASKING RENT
Jun 2021	3	\$145,000	0.0%	38	11	\$230
May 2021	4	\$145,000	1.8% ▲	35	15	\$227
Apr 2021	3	\$142,500	5.2% ▲	44	10	\$225
Mar 2021	-	\$135,500	0.4% ▲	-	8	\$220
Feb 2021	3	\$135,000	0.0%	53	9	\$210
Jan 2021	3	\$135,000	-	-	10	\$202
Dec 2020	1	-	-	-	13	\$202
Nov 2020	3	-	-	-	12	\$200
Oct 2020	-	-	-	-	13	\$200
Sep 2020	-	-	-	-	12	\$200
Aug 2020	-	-	-	-	12	\$200
Jul 2020	-	-	-	-	10	\$200

Sales by Price - 12 months (Unit)

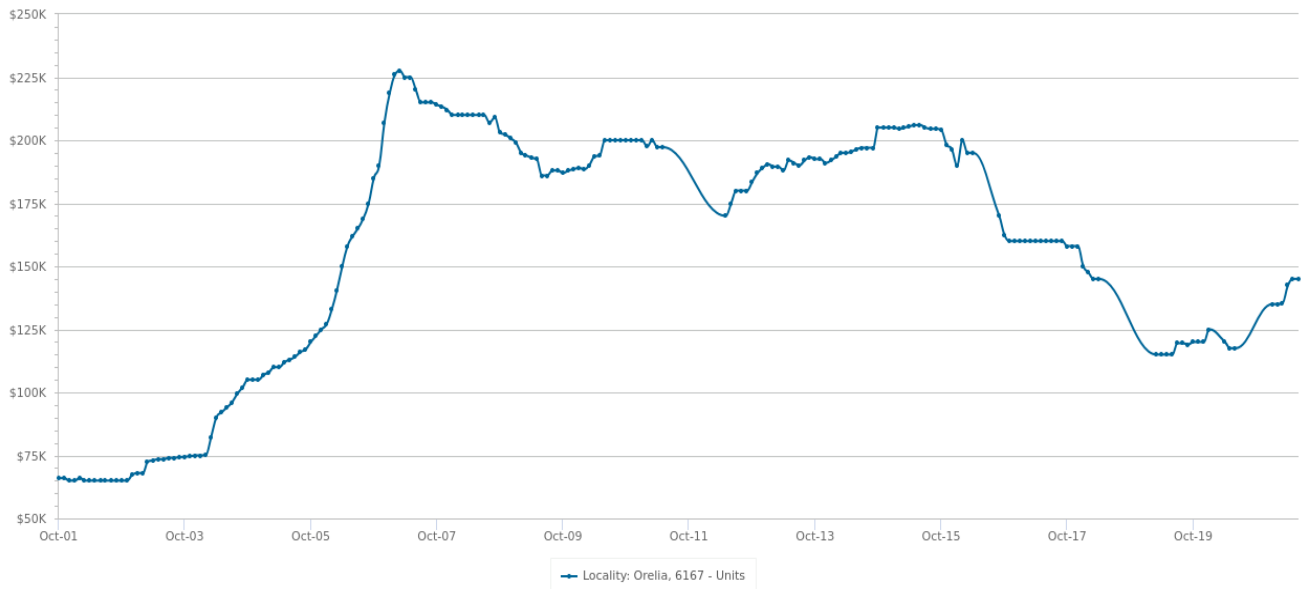
PRICE	NUMBER
<\$200K	20
200K-400K	0
400K-600K	0
600K-800K	0
800K-1M	0
1M-2M	0
>2M	0



Statistics are calculated over a rolling 12 month period

Long Term Market Trends

Median Sale Price - 20 years (Unit)

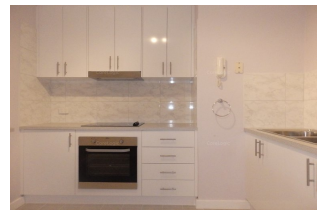


Statistics are calculated over a rolling 12 month period

PERIOD	PROPERTIES SOLD	MEDIAN PRICE	GROWTH	DAYS ON MARKET	LISTINGS	ASKING RENT
2021	20	\$145,000	23.4% ▲	38	40	\$240
2020	10	\$117,500	2.2% ▲	-	31	\$200
2019	11	\$115,000	-	70	29	\$200
2018	6	-	-	-	24	\$200
2017	18	\$160,000	-	71	45	\$200
2016	9	-	-	-	47	\$250
2015	23	\$206,000	4.8% ▲	46	46	\$270
2014	36	\$196,500	2.9% ▲	40	50	\$270
2013	42	\$191,000	9.1% ▲	70	62	\$260
2012	12	\$175,000	-	124	41	\$245
2011	7	-	-	-	35	\$232
2010	30	\$200,000	7.5% ▲	56	40	\$220
2009	32	\$186,000	-11.4% ▼	75	47	\$210
2008	52	\$210,000	-4.5% ▼	53	80	\$195
2007	54	\$220,000	35.8% ▲	45	70	\$150
2006	82	\$162,000	43.4% ▲	7	45	\$140
2005	82	\$113,000	20.2% ▲	27	38	-
2004	51	\$94,000	27.9% ▲	73	28	-
2003	97	\$73,500	13.1% ▲	40	20	-
2002	66	\$65,000	1.6% ▲	-	5	-

Summary

12/10 Prescott Place Orelia WA 6167



Appraisal price range

\$149,000.00 To \$169,000.00

Notes from your agent

Road Side Appraisal price range.
With moderate maintenance and improvement's.

Disclaimer

Based on information provided by and with the permission of the Western Australian Land Information Authority (2021) trading as Landgate.

The Appraisal Amount contained in the report may have been manually provided by the Agent; or may be based on an automated valuation model estimate provided by CoreLogic ('AVM Estimated Value'). AVM Estimated Values are current at the date of the publication only. It is computer generated and is not a professional appraisal of the subject property and should not be relied upon in lieu of appropriate professional advice. The accuracy of the methodology used to develop the AVM Estimated Value, the existence of the subject property, and the accuracy of the AVM Estimated Value and all rule sets provided are estimates based on available data and are not guaranteed or warranted. CoreLogic excludes all liability for any loss or damage arising in connection with the Appraisal Amount and/or AVM Estimated Value.

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Income & Expenditure Summary

Gracy Holdings Pty Ltd

PO Box 169

345 Princess Rd

Mount Helena WA 6082

Date 1/07/2020 to 30/06/2021

From Statement: **8 (30/06/2020)**
To Statement: **20 (30/06/2021)**

Gracy Holdings Pty Ltd (ID: 172)

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Total
OPENING BALANCE: \$0.00													
Owner Contributions	11.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	11.00

Residential Properties

3/53 Bronte St, East Perth, WA 6004

Property Income

Residential Rent

1320.00	1320.00	1320.00	1650.00	1320.00	0.00	2970.00	1320.00	1320.00	1650.00	1320.00	1650.00	17160.00
\$17,160.00												
<i>(GST Total: \$0.00)</i>												

Property Expenses

Council Rates

0.00	0.00	1390.65	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1390.65
------	------	---------	------	------	------	------	------	------	------	------	------	---------

Inspection Fee (GST Inclusive)

0.00	77.00	0.00	0.00	77.00	0.00	0.00	77.00	0.00	0.00	77.00	0.00	308.00
------	-------	------	------	-------	------	------	-------	------	------	-------	------	--------

Landlord Insurance (GST Inclusive)

0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	335.00	0.00	0.00	335.00
------	------	------	------	------	------	------	------	------	--------	------	------	--------

Lease Renewal (GST Inclusive)

0.00	0.00	0.00	0.00	0.00	0.00	0.00	181.50	0.00	0.00	0.00	0.00	181.50
------	------	------	------	------	------	------	--------	------	------	------	------	--------

Plumbing (GST Inclusive)

0.00	286.00	272.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	558.00
------	--------	--------	------	------	------	------	------	------	------	------	------	--------

Residential Management Fee (GST Inclusive)

123.44	123.44	123.44	154.30	123.44	0.00	277.74	123.44	123.44	154.30	123.44	154.30	1604.72
--------	--------	--------	--------	--------	------	--------	--------	--------	--------	--------	--------	---------

Water Rates

184.66	0.00	0.00	181.69	181.69	0.00	0.00	175.73	0.00	181.69	181.69	0.00	1087.15
--------	------	------	--------	--------	------	------	--------	------	--------	--------	------	---------

\$5,465.02

(GST Total: \$269.04)

Report shows all transactions reported on statements created within reporting period.

Income & Expenditure Summary

	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Total
													PROPERTY BALANCE: \$11,694.98
													<i>(GST Balance: -\$269.04)</i>
Ownership Expenses & Payments													
Owner Expenses													
Administration Fee (GST Inclusive)	11.00	11.00	11.00	11.00	11.00	0.00	22.00	11.00	11.00	11.00	11.00	11.00	132.00
End of Financial Year Summary Fee (GST Inclusive)	55.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	55.00
													\$187.00
													<i>(GST Total: \$17.00)</i>
Owner Payments													
Gracy Holdings P/L ATF Gracy Superfund	956.90	0.00	345.47	1303.01	926.87	0.00	2670.26	751.33	1185.56	968.01	926.87	1484.70	11518.98
													\$11,518.98
													CLOSING BALANCE: \$0.00

Report shows all transactions reported on statements created within reporting period.

Income & Expenditure Summary

Gracy Holdings PL ATF Gracy Superfund
PO BOX 169
Mount Helena WA 6082

Date 1/07/2020 to 30/06/2021

From Statement: **16 (30/06/2020)**
To Statement: **27 (30/06/2021)**

Gracy Holdings PL ATF Gracy Superfund (ID: 262)

	Debit	Credit	Total
Opening Balance			\$0.00
Owner Contributions			\$0.00

Residential Properties

12/10 Prescott Place, ORELIA, WA 6167

Property Income

Lease Fees	\$0.00	\$414.10	\$414.10
Residential Rent	\$55.00	\$10,940.00	\$10,885.00
	\$55.00	\$11,354.10	\$11,299.10
			<i>(GST Total: \$0.00)</i>

Property Expenses

Administration Fee	\$1.62	\$0.00	\$1.62
+ GST	\$0.18	\$0.00	\$0.18
Bank Fees	\$4.20	\$0.20	\$4.00
Council Rates	\$1,513.36	\$0.00	\$1,513.36
Electrical	\$75.00	\$0.00	\$75.00
Letting Fee	\$480.00	\$0.00	\$480.00
+ GST	\$48.00	\$0.00	\$48.00
Plumbing	\$133.10	\$0.00	\$133.10
Property Condition Report Fee	\$200.00	\$0.00	\$200.00
+ GST	\$20.00	\$0.00	\$20.00
Residential Management Fee	\$1,312.80	\$6.60	\$1,306.20
+ GST	\$131.28	\$0.66	\$130.62
Tenant Invoice Fee	\$54.67	\$0.00	\$54.67
Title Search	\$26.09	\$0.00	\$26.09
+ GST	\$2.61	\$0.00	\$2.61
Water Rates	\$764.40	\$0.00	\$764.40
	\$4,767.31	\$7.46	\$4,759.85

Report shows all transactions reported on statements created within reporting period.

Income & Expenditure Summary

(GST Total: \$201.41)

PROPERTY BALANCE: \$6,539.25

(GST Balance: -\$201.41)

Ownership Expenses & Payments

Owner Expenses

\$0.00

\$0.00

\$0.00

(GST Total: \$0.00)

Owner Payments

Gracy Holdings PL ATF Gracy Su

\$6,539.25

\$6,539.25

CLOSING BALANCE: \$0.00

Report shows all transactions reported on statements created within reporting period.

Payment Receipt

TAX OFFICE PAYMENTS	\$566.00
----------------------------	-----------------

BPAY Bill Payment	
-------------------	--

Status	Paid
--------	------

BPAY Biller Code	75556
------------------	-------

BPAY Biller Name	TAX OFFICE PAYMENTS
------------------	---------------------

Customer Ref.	281 607 330 672 916 0
---------------	-----------------------

Payment Date	28 Apr 2021 at 3:43pm
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Description	MKC Tax inst
-------------	--------------

Acknowledgement	126549900
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FROM	Super Fund Current Account
------	-----------------------------------

	633 000 / 159 752 575
--	-----------------------

Paid to	TAX OFFICE PAYMENTS
---------	---------------------



47531119

Quarterly PAYG instalment notice

July to September 2020



192566
052



THE GRACY SUPERANNUATION FUND
PO BOX 169
MOUNT HELENA WA 6082

Document ID **42 372 071 772**

ABN **62 410 288 474**

paid 2/10/20

Variations due on **28 Oct 2020**

Payment due on **28 Oct 2020**

PAYG income tax instalment

ATO instalment amount for the period shown above is **T7 \$ 848** From 2019 assessment

If you are paying the above amount – do not send this form to the ATO
(payment can be made using one of the 'How to pay' options below)

OR

If you wish to VARY the amount, this form can be lodged online.
Visit ato.gov.au/general/online-services/
Payment of the varied amount can be made using one of the 'How to pay' options below.

HOW TO PAY

Your payment reference number (PRN) is: **62410 288 474 4060**

BPAY®



Billers code: 75556
Ref: **624102884744060**

Telephone & Internet Banking – BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.
More info: www.bpay.com.au

CREDIT OR DEBIT CARD

Pay online with your credit or debit card at www.governmenteasypay.gov.au/PayATO
To pay by phone, call the Government EasyPay service on 1300 898 089.
A card payment fee applies.

OTHER PAYMENT OPTIONS

For other payment options, visit ato.gov.au/paymentoptions

HOW TO LODGE

This form can be lodged online. Visit ato.gov.au/general/online-services

Gracy Holdings PL ACN 119269117 in Trust for

Gracy Superannuation Fund ABN 62410288474

345 Princess Road Mount Helena Po Box 169 Mount Helena 6082 ph/fax 95721680



18/03/2022

To AW Boys Auditors:

Dear Sir / Madam

We, the directors of the Gracy Super Fund hereby declare that as at 30/6/21, the investment metal bullion holdings purchased during the last financial year 1/7/20-30/6/21 of the Gracy Super Fund were as follows:

Purchases 2020-21

Purchase Date	Details	Inv #
23/07/2020	5 x 1kg Silver Bars (160.7537 t oz)	949,829
18/02/2021	250 x 1 t oz Silver Kangaroo coin (bullion)	970,331
23/06/2021	4 x 1 t oz Gold Kangaroo Bar	982,291

No other purchases were made to 30th June 2021.

Total Holdings at 30/6/2021

Metal	Total to 30 June 2020	Purchases 2020-21	Total to 30 June 2021	Total AUD Value* at 30/6/2021
Gold	18.215075 t oz	4.0 t oz	22.21507 t oz	\$52,090.56
Silver	714.448 t oz	410.7537 t oz	1125.2017 t oz	38,673.16
Total				\$ 90,763.72

*Based on spot price for Gold (AUD) \$3,344.83/t oz; Silver \$34.37/t oz as at 30/06/21.

[\(https://www.perthmint.com/invest/information-for-investors/metal-prices/historical-metal-prices/\)](https://www.perthmint.com/invest/information-for-investors/metal-prices/historical-metal-prices/)

We have all bullion holdings insured and securely stored appropriately. All bullion holdings are labelled and have a copy of the purchase invoice with them. All invoices are also kept separately on file and electronically.

We also declare that the aforementioned holdings are kept expressly and strictly as an investment of the Gracy Super Fund, as a store of value, and are not intended to be, and neither will be used for personal purposes. We have not invested in any other metal category, e.g. jewellery or collector numismatic coins, on behalf of the Gracy Super Fund, and neither will we do so.

We have added to the investment holdings after 30th June 2021, and will detail these in a subsequent declaration after June 30th 2022.

Geoffrey Terence Brian Cockerton
Director

Tracy Joy Cockerton
Director

12/10 Prescott Place Orelia WA 6167

 2
  1
  1
  109m²
 90m²



Property Details

Property Type	UNIT
RPD	LOT 12 S035239
Vol/Folio	2145/177
Occupancy Type	Rented
Dev Zone	-
LA	Kwinana
Year Built	1971
Site Value	-
Owner Name(s)	GRACY HOLDINGS PTY LTD

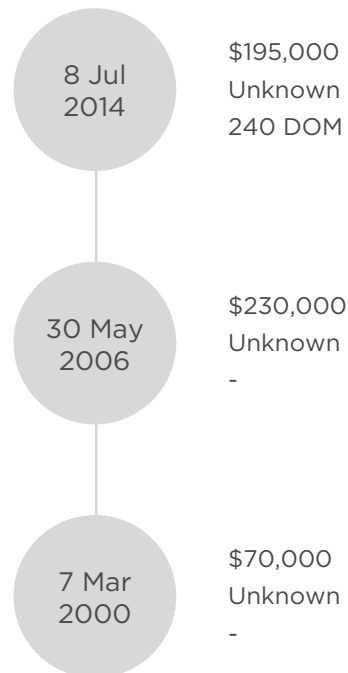
Last Sale

Sale Price	\$195,000
Sale Date	08-Jul-14
Sale Method	Unknown
Days on Market	240 days
Listing Agency	Ray White Kwinana
Listing Agent	-
Agent Contact	-

Property Features

- Access Security Featur...
- Air Conditioning
- Air Conditioned
- Residential
- Dining Rooms
- 2 Floor Level Of Unit
- Lockup Garages
- Lounge Rooms

Sale History (up to last four sales)



DISCLAIMER

Based on information provided by and with the permission of the Western Australian Land Information Authority (2021) trading as Landgate.

ARENA

15th September 2021

Gracy Holdings Pty Ltd

RE: Market Appraisal – 3/49-53 Bronte Street, East Perth

We wish to thank you for the opportunity to appraise the property 3/49-53 Bronte Street, East Perth and to provide you with an opinion of its sale market value as of 30th June 2021.

This assessment is based on recent sales in the area as well as consideration of location and market conditions.

In our opinion we believe that your property would've achieved a price within the range of **\$335,000 - \$355,000**.

Once again thank you for the opportunity to appraise your property. Should you require any further information please do not hesitate to call me on 0403 879 855.

Warm Regards



Josh Roberts
Managing Director

*** Whilst every care has been taken in the preparation of this appraisal, accuracy cannot be guaranteed, and the appraisal is Arena Real Estate Agents (the agent) own opinion of market values at the time of submitting and should not be used for valuation purposes.

Transfer Receipt

Savings Account- BILLS to Super Fund Current Account	\$566.00
---	-----------------

Online Transfer

Status Paid

Payment Date 28 Apr 2021 at 3:45pm

Description SuperPAYGerror tfr

Acknowledgement 245402744

FROM	Savings Account- BILLS
	633 000 / 159 112 200

TO	Super Fund Current Account
	633 000 / 159 752 575



ASIC
Australian Securities & Investments Commission

ABN 86 768 265 615

Inquiries
www.asic.gov.au/invoices
1300 300 630

GRACY HOLDINGS PTY LTD
READ WAYNE L
PO BOX 1900
MIDLAND WA 6056

*paid Super Fund
22/6/21*

INVOICE STATEMENT
Issue date 21 Jun 21
GRACY HOLDINGS PTY LTD

ACN 119 269 117
Account No. 22 119269117

Summary

Opening Balance	\$273.00
New items	\$82.00
Payments & credits	\$0.00
TOTAL DUE	\$355.00

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

Transaction details are listed on the back of this page

Please pay

Immediately \$355.00

If you have already paid please ignore this invoice statement.

- Late fees will apply if you do NOT
 - tell us about a change during the period that the law allows
 - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
 - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



ASIC
Australian Securities & Investments Commission

PAYMENT SLIP
GRACY HOLDINGS PTY LTD

TOTAL DUE \$355.00
Immediately \$355.00

Payment options are listed on the back of this payment slip

iB PAY	Billers Code: 17301
	Ref: 2291192691171

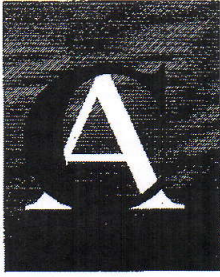
ACN 119 269 117 Account No: 22 119269117



22 119269117



*814 129 0002291192691171 62



Cosway Accounting

ABN: 29 066 100 880

Tax Agent – Business Advisor – MYOB Specialist

TAX INVOICE

The Gracy Superannuation Fund
PO Box 169
Mount Helena WA 6082

*paid
24/4/21
Super Fund*

Invoice Date
15 April 2021

Invoice No.
7290

Invoice Due Date -
29 April 2021

Client Code
COCK05

To our Professional Fees and Charges in attending to the following :-

Preparation and Review of Annual Company Statement and Solvency Declaration for Gracy Holdings 2021

Our Fee Total
Plus: GST

TOTAL FEE

200.00
20.00

\$ 220.00

Remittance Advice - Please return with your payment

Please forward cheques to:
Cosway Accounting
PO Box 1900
Midland DC WA 6936

For Direct Deposit:
BSB: 306-089
Account No: 2844816

Client Code: COCK05

Invoice No: 7290

Amount Due: \$ 220.00

Amount Paid: \$ _____

Liability limited by a scheme approved under Professional Standards Legislation

Reg. Tax Agent No. 76602002, 18 William Street, Midland WA 6056
PO Box 1900, MIDLAND WA 6936 Ph: 9274 2171 Fax: 9274 1887
Email: wayne@coswayaccounting.com.au



Cosway Accounting
is a CPA Practice

paid
26/5/21

TAX INVOICE

Supplier: Super Audits
Auditor: A.W. Boys
SMSF Auditor Number (SAN) 100014140
Registered Company Auditor (67793)
Address: Box 3376
Rundle Mall 5000
ABN: 20 461 503 652
Services: Auditing
Date: 21 May 2021
Recipient: Gracy Super Fund
Address: C/- PO Box 1900, MIDLAND W.A. 6963

Description of Services

Statutory audit of the Gracy Super Fund for the financial year ending 30 June 2020.

Fee: \$400.00
GST: \$40.00
Total: \$440.00

Payment can be made with a cheque payable to Super Audits postal address being Box 3376 Rundle Mall 5000 or alternatively an EFT can be made BSB 015-056 Account No. 387392386.





000278

THE GRACY SUPERANNUATION FUND
345 PRINCESS RD
MOUNT HELENA WA 6082

Our reference: 2603173659936
Phone: 13 11 42
Client ID: 62 410 288 474
3 June 2021

*paid 12/16/21
Gracy Super*

Total overdue
\$859.35

You have an overdue tax debt

- > You have missed a tax bill
- > Please pay using any of the payment methods listed below

To whom it may concern,

We haven't received your payment for your overdue debt yet. Here are the details again, so you can make payment now.

Account type	Amount owing
Income Tax / 551	\$859.35

If you have paid the total balance in the last seven days, you don't need to do anything else. To find out how to view a more detailed breakdown of your account visit ato.gov.au/howmuchyouowe

What you need to do

By **17 June 2021** you need to pay your overdue debt of \$859.35 in full using one of the payment methods listed.

If you are unable to pay in full, visit ato.gov.au/payingtheato for information to help you manage your debts, including payment plans.

Each day your debt isn't paid, it may increase. This is because general interest charges (GIC) may apply on any overdue balance until the whole amount is paid. To find out more about interest including the current rate, visit ato.gov.au/gic

Need help?

We understand it can be difficult to pay off debts sometimes. Phone us on **13 11 42** between 8.00am and 6.00pm, Monday to Friday to discuss options to help you, including entering a payment plan if you are unable to pay the total amount. For information about your rights and obligations visit ato.gov.au/taxpayerscharter

PAY NOW

Your payment reference number (PRN) is:
551008755309954821

BPAY®



Bill code: 75556
Ref: 551008755309954821

Telephone & Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account. More info: www.bpay.com.au

CREDIT OR DEBIT CARD

Pay online with your credit or debit card at www.governmenteasypay.gov.au/PayATO or phone **1300 898 089**. A card payment fee applies.

OTHER PAYMENT OPTIONS

For other payment options, visit ato.gov.au/paymentoptions



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095802
052

THE GRACY SUPERANNUATION FUND
PO BOX 169
MOUNT HELENA WA 6082



paid 28/4/21



47531119

Quarterly PAYG instalment notice

January to March 2021

Document ID **44 893 344 329**

ABN **62 410 288 474**

Variations due on **28 Apr 2021**

Payment due on **28 Apr 2021**

PAYG income tax instalment

ATO instalment amount for the period shown above is **T7 \$ 848** From 2019 assessment

If you are paying the above amount – do not send this form to the ATO
(payment can be made using one of the 'How to pay' options below)


OR

If you wish to VARY the amount, this form can be lodged online.
Visit ato.gov.au/general/online-services/
Payment of the varied amount can be made using one of the 'How to pay' options below.

HOW TO PAY

Your payment reference number (PRN) is: **62410 288 474 4060**

BPAY®



Billers code: 75556
Ref: 624102884744060

Telephone & Internet Banking – BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.
More info: www.bpay.com.au

CREDIT OR DEBIT CARD

Pay online with your credit or debit card at www.governmenteasypay.gov.au/PayATO
To pay by phone, call the Government EasyPay service on 1300 898 089.
A card payment fee applies.

OTHER PAYMENT OPTIONS

For other payment options, visit ato.gov.au/paymentoptions

HOW TO LODGE

This form can be lodged online. Visit ato.gov.au/general/online-services



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47531119

Quarterly PAYG instalment notice

084228
052



THE GRACY SUPERANNUATION FUND
PO BOX 169
MOUNT HELENA WA 6082

October to December 2020

Document ID **44 833 639 857**

ABN **62 410 288 474**

Variations due on **02 Mar 2021**

Payment due on **02 Mar 2021**

Scheduled 11/3/21

PAYG income tax instalment

ATO instalment amount for the period shown above is **T7 \$ 848** From 2019 assessment

If you are paying the above amount – do not send this form to the ATO
(payment can be made using one of the 'How to pay' options below)

OR

If you wish to VARY the amount, this form can be lodged online.
Visit ato.gov.au/general/online-services/
Payment of the varied amount can be made using one of the 'How to pay' options below.

HOW TO PAY

Your payment reference number (PRN) is: **62410 288 474 4060**

BPAY®



Billers code: 75556
Ref: **624102884744060**

Telephone & Internet Banking – BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.
More info: www.bpay.com.au

CREDIT OR DEBIT CARD

Pay online with your credit or debit card at www.governmenteasypay.gov.au/PayATO
To pay by phone, call the Government EasyPay service on **1300 898 089**.
A card payment fee applies.

OTHER PAYMENT OPTIONS

For other payment options, visit ato.gov.au/paymentoptions

HOW TO LODGE

This form can be lodged online. Visit ato.gov.au/general/online-services



47531119

Quarterly PAYG instalment notice

July to September 2020

192566
052



THE GRACY SUPERANNUATION FUND
PO BOX 169
MOUNT HELENA WA 6082

Document ID 42 372 071 772

ABN 62 410 288 474

Variations due on 28 Oct 2020

Payment due on 28 Oct 2020

paid 2/10/20

PAYG income tax instalment

ATO instalment amount for the period shown above is **T7 \$ 848** From 2019 assessment

If you are paying the above amount – do not send this form to the ATO
(payment can be made using one of the 'How to pay' options below)


OR

If you wish to **VARY** the amount, this form can be lodged online.
Visit ato.gov.au/general/online-services/
Payment of the varied amount can be made using one of the 'How to pay' options below.

HOW TO PAY

Your payment reference number (PRN) is: **62410 288 474 4060**

BPAY®

 Biller code: 75556
Ref: **624102884744060**

Telephone & Internet Banking – BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.
More info: www.bpay.com.au

CREDIT OR DEBIT CARD

Pay online with your credit or debit card at www.governmenteasypay.gov.au/PayATO
To pay by phone, call the Government EasyPay service on 1300 898 089.
A card payment fee applies.

OTHER PAYMENT OPTIONS

For other payment options, visit ato.gov.au/paymentoptions

HOW TO LODGE

This form can be lodged online. Visit ato.gov.au/general/online-services



F 001027



THE GRACY SUPERANNUATION FUND
PO BOX 169
MOUNT HELENA WA 6082

Our reference: 2602214291144

Phone: 13 11 42

Client ID: 62 410 288 474

5 August 2020

paid 13/8/20 ->

We're here to help

- > Here is your account information
- > You can choose from different payment or support options



To whom it may concern,

We understand that there are challenging circumstances that can make it difficult to lodge or pay on time and we are here to help.

You should continue to lodge on time, even if you can't pay by the due date. This will help us understand your total tax position. If you have trouble lodging on time we can help.

If you need help with paying we have a range of support options available to assist you. Visit ato.gov.au/helpwithpaying to find out more.

If you have paid the total balance or entered a payment plan in the last seven days, you don't need to do anything else. To find out how to view a detailed breakdown of each account, visit ato.gov.au/howmuchyouowe

The total amount outstanding is:

Amount owing

Your total debt	\$4,403.04
-----------------	------------

We have listed your accounts on the following page.

For more information you can visit ato.gov.au/managingpayments to help you stay on track.

Yours faithfully,
Melinda Smith
Deputy Commissioner of Taxation

NEED HELP?

We can help you with your questions about how to pay or any other tax matter, support is available online.

If you can't pay, you may be able to set up a payment plan online

To find more information on payment plans, visit ato.gov.au/helpwithpaying

If you have any questions, you can phone us on 13 11 42 between 8:00am and 5:00pm, Monday to Friday.

Your accounts

Use the relevant PRN for any payments you make.

Account type	Payment reference number (PRN)	Amount owing	Account status
Income Tax/ 551	551008755309954821	\$2,971.75 DR	Pay now or contact us ✓ 13/8/20
Activity Statement/ 1 <i>June 20 IAS.</i>	001624102884742660	\$1,431.29 DR	Pay now or contact us ✓ 13/8/20
	Total amount owing	\$4,403.04 DR	

This list does not include accounts with a small credit or debit balance.



terri scheer

terri scheer insurance pty ltd
ABN 76 070 874 798
AFS Licence No. 218585
GPO Box 1619 Adelaide SA 5001 Australia
p 1800 804 016
e customerservice@terrischeer.com.au
w terrischeer.com.au

26 March 2021

376127-001 003024(6048)

Gracy PL ATF Gracy Super Fund
PO Box 169
MOUNT HELENA WA 6082

DATE: 26 March 2021
CHQ NO: 386596



Remittance Detail

CLAIM NO.	POLICY NO.	INSURED	AMOUNT
N/A	TS0148564LPP	Gracy PL ATF Gracy Super Fund	
TERRI SCHEER REFUND			Total 16.00

BENDIGO AND ADELAIDE BANK LTD
ABN 11 068 049 178
AFSL No. 237879

ADMD313
Date: 09/04/2021 Time: 11:27:08

Bendigo and Adelaide Bank Ltd
6945

Great Eastern Highway
Mundaring WA 6073
Phone: 0892950744 Fax: 0892952798

Deposit

Account 519244xxxxxxxx868
Cheque(s) 16.00 Proceeds of cheques
will be available on 14/04/2021

Balance 12085.95
Avail Bal 12069.95



Perth Head Office
 PO Box 299, Cloverdale WA 6985
 P (08) 9421 9300 | F (08) 9427 7780
 E perth@cwib.com.au

Geraldton
 PO Box 2186, Geraldton WA 6534
 P (08) 9428 5600 | F (08) 9277 7780
 E geraldton@cwib.com.au

Moores
 93 Gardiner St Moora WA 2610
 P (08) 9840 9800 | F (08) 9277 7780
 E moora@cwib.com.au

Northam
 PO Box 281, Northam WA 6401
 P (08) 9421 9300 | F (08) 9277 7780
 E northam@cwib.com.au

info@cwib.com.au
 cwib.com.au

Cunderdin
 PO Box 76, Cunderdin WA 2407
 P (08) 9428 1888 | F (08) 9277 7780
 E cunderdin@cwib.com.au

Mandurah
 PO Box 804, Mandurah WA 6210
 P (08) 9484 6000 | F (08) 9277 7780
 E mandurah@cwib.com.au

Narrogin
 PO Box 491, Narrogin WA 6342
 P (08) 9863 9800 | F (08) 9277 7780
 E narrogin@cwib.com.au

Natwide Holdings Pty Ltd trading as Country Wide Insurance Brokers AFSL Number 238717 | ABN 56 009 290 824

Real Understanding

Gracy Holdings Pty Ltd
 The Gracy Superannuation Fund
 PO Box 169
 Mt Helena WA 6082

**Renewal of Cover
 TAX INVOICE**

I0213456

Our Reference : CWB NOR G5469 0114994/004

Date : 17.08.2020
Class : General Property Insurance
Insurer : Quantum Underwriting Agencies Pty Ltd
Policy No. : PC010J2639-19
Period : 30.08.2020 to 30.08.2021

Premium	516.35
Underwriter Charges	75.00
Premium GST	59.14
Stamp Duty	56.80
Broker Fee	102.46
Fee GST	10.25
Total Amount	820.00

*Where ES relates to State Emergency Services (NSW Only)

TRANSACTION DESCRIPTION

*Insured: The Gracy Superannuation Fund
 Renewal for: General Property Insurance*

*paid 17/8/20
 Super Fund BPAY*

Your Account Manager is Shane Murray

TERMS - NET 14 DAYS - Please forward your remittance to ensure cover. Please refer to your DUTY OF DISCLOSURE obligations and other important notices overleaf. Claims must be notified immediately as late notification may cause denial of liability in some instances. Unless we tell you otherwise in writing we receive commission in addition to any Broker Fee mentioned above. Please ask us for any further information.

METHODS OF PAYMENT:

Post cheque payments together with this payment slip to:
 PO Box 299, Cloverdale WA 6985
 made payable to Country Wide Insurance Brokers



Billers Code : 196923
Reference : 310015111711

Reference : CWB NOR G5469
Invoice No : I0213456
Client Name : Gracy Holdings Pty Ltd
Account Mgr : Shane Murray
Date : 17.08.2020

Telephone & Internet Banking - BPAY®
 Contact your bank or financial institution to make this payment your cheque, savings, debit or transaction account. More info: www.bpay.com.au



Visit our website www.cwib.com.au
 to pay using your Visa or Mastercard
 Client Ref.: CWB NOR G5469 Reference: I0213456

TOTAL AMOUNT \$ 820.00

Please note: An Administration Fee inclusive of GST will be charged at 1.00% for Visa and Mastercard.



Perth Head Office
 PO Box 253, Cloverdale WA 6955
 P (08) 9279 2200 | F (08) 9277 7780
 E perth@cwib.com.au

Geraldton
 PO Box 2155, Geraldton WA 6531
 P (08) 9422 5600 | F (08) 9277 7780
 E geraldton@cwib.com.au

Moose
 93 Gardiner St Moose WA 6810
 P (08) 9890 8900 | F (08) 9277 7780
 E moose@cwib.com.au

Northam
 PO Box 261, Northam WA 6401
 P (08) 9621 9300 | F (08) 9277 7780
 E northam@cwib.com.au

info@cwib.com.au
 cwib.com.au

Cunderdin
 PO Box 70, Cunderdin WA 6407
 P (08) 9625 1555 | F (08) 9277 7780
 E cunderdin@cwib.com.au

Mandurah
 PO Box 301, Mandurah WA 6210
 P (08) 9584 6000 | F (08) 9277 7780
 E mandurah@cwib.com.au

Narrogin
 PO Box 491, Narrogin WA 6342
 P (08) 9853 5800 | F (08) 9277 7780
 E narrogin@cwib.com.au

Northam Holdings Pty Ltd trading as Country Wide Insurance Brokers AFSA Number 238717 | ABN 56 009 298 824

Real Understanding

Gracy Holdings Pty Ltd
 The Gracy Superannuation Fund
 PO Box 169
 Mt Helena WA 6082

**Alteration to Cover
 TAX INVOICE**

I0213165

Our Reference : CWB NOR G5469 0114994/003

Date : 13.08.2020
Class : General Property Insurance
Insurer : Quantum Underwriting Agencies Pty Ltd
Policy No. : PC010J2639-19
Period : 04.08.2020 to 30.08.2020

Premium	2.64
Underwriter Charges	15.00
Premium GST	1.76
Stamp Duty	.29
Broker Fee	15.00
Fee GST	1.50
Total Amount	36.19

*Where ES relates to State Emergency Services (NSW Only)

TRANSACTION DESCRIPTION

*Insured: The Gracy Superannuation Fund
 It is hereby declared and agreed with effect from 04.08.20, the
 existing policy is endorsed to add 5 x silver bars.*

In all other aspects, the policy remains unaltered.

*paid 17/8/2020
 Super Fund Blog*

Your Account Manager is Shane Murray

TERMS - NET 14 DAYS - Please forward your remittance to ensure cover. Please refer to your DUTY OF DISCLOSURE obligations and other important notices overleaf. Claims must be notified immediately as late notification may cause denial of liability in some instances. Unless we tell you otherwise in writing we receive commission in addition to any Broker Fee mentioned above. Please ask us for any further information.

METHODS OF PAYMENT:



Post cheque payments together with this payment slip to:
 PO Box 299, Cloverdale WA 6985
 made payable to Country Wide Insurance Brokers



Billers Code : 196923
 Reference : 310015111711

Reference : CWB NOR G5469
Invoice No : I0213165
Client Name : Gracy Holdings Pty Ltd
Account Mgr : Shane Murray
Date : 13.08.2020

Telephone & Internet Banking - BPAY®
 Contact your bank or financial institution to make this payment your cheque, savings, debit or transaction account. More info: www.bpay.com.au



Visit our website www.cwib.com.au
 to pay using your Visa or Mastercard
 Client Ref.: CWB NOR G5469 Reference: I0213165

TOTAL AMOUNT \$	36.19
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Please note: An Administration Fee inclusive of GST will be charged at 1.00% for Visa and Mastercard.

*emailed to Cosway -
paid 4/8/2020 Bpay SF*

Gracy Holdings Pty Ltd
The Gracy Superannuation Fund
 PO Box 169
 Mt Helena WA 6082

Alteration to Cover
TAX INVOICE
10211869
Our Reference : CWB NOR G5469 0114994/002

Date : 20.07.2020

Class : General Property Insurance

Insurer : Quantum Underwriting Agencies Pty Ltd

Policy No. : PC010J2639-19

Period : 06.07.2020 to 30.08.2020

Premium	11.72
Underwriter Charges	15.00
Premium GST	2.67
Stamp Duty	1.29
Broker Fee	10.00
Fee GST	1.00
Total Amount	41.68

*Where ES relates to State Emergency Services (NSW Only)


TRANSACTION DESCRIPTION

Insured: The Gracy Superannuation Fund
It is hereby declared and agreed with effect from 06.07.20, the existing policy is endorsed to note additional gold & silver bars.

In all other aspects, the policy remains unaltered.

Your Account Manager is Shane Murray

TERMS - NET 14 DAYS - Please forward your remittance to ensure cover. Please refer to your DUTY OF DISCLOSURE obligations and other important notices overleaf. Claims must be notified immediately as late notification may cause denial of liability in some instances. Unless we tell you otherwise in writing we receive commission in addition to any Broker Fee mentioned above. Please ask us for any further information.

METHODS OF PAYMENT:

 Post cheque payments together with this payment slip to:
 PO Box 299, Cloverdale WA 6985
 made payable to Country Wide Insurance Brokers

 Biller Code : 196923
 Reference : 310015111711

Telephone & Internet Banking - BPAY®

Contact your bank or financial institution to make this payment your cheque, savings, debit or transaction account. More info: www.bpay.com.au


 Visit our website www.cwib.com.au
 to pay using your Visa or Mastercard
 Client Ref.: CWB NOR G5469 Reference: I0211869

Reference : CWB NOR G5469
Invoice No : I0211869
Client Name : Gracy Holdings Pty Ltd
Account Mgr : Shane Murray
Date : 20.07.2020

TOTAL AMOUNT \$	41.68
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Please note: An Administration Fee inclusive of GST will be charged at 1.00% for Visa and Mastercard.

OWNERSHIP STATEMENT #12 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
 PO Box 169
 345 Princess Rd
 Mount Helena, WA, 6082

STATEMENT PERIOD	29/10/2020 - 26/11/2020
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$926.87

Super Fund

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	02/11/20 - 29/11/20	29/11/20	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
26/11/2020	3/53 Bronte St	Water Corporation (BPAY Ref: 9001905785) Water Service Charges 01/11/2020 - 31/12/2020	\$0.00	\$181.69	
SUBTOTAL				\$181.69	\$0.00
Total for property expenses & ownership contributions				TOTAL	-\$181.69

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
Inspection Fee	\$7.00	\$77.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$211.44	\$0.00
Total fees paid in period		TOTAL	-\$211.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
26/11/2020	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$926.87	
SUBTOTAL		\$926.87	\$0.00

OWNERSHIP STATEMENT #8 - Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
PO Box 169
345 Princess Rd
Mount Helena, WA, 6082

STATEMENT PERIOD	30/06/2020 - 30/07/2020
OWNERSHIP ID:	172
OPENING BALANCE:	\$0.00
CLOSING BALANCE:	\$0.00
OWNERSHIP PAYMENT:	\$956.90

TAX INVOICE

RENT INCOME SUMMARY FOR PERIOD

Property	Tenancy	Rent Period Amount	Paid From Paid To	Effective Date	Part Payment	NET PAID
3/53 Bronte St	Mario Franco Fernandez	\$330.00/W	06/07/20 - 02/08/20	02/08/20	\$0.00	\$1,320.00
Total rent for period						TOTAL \$1,320.00

PROPERTY INCOME, EXPENSES & OWNERSHIP CONTRIBUTIONS

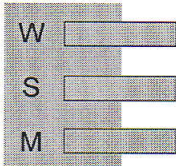
Date	Property	Description	GST Paid	MONEY OUT	MONEY IN
02/07/2020		Refund Double Charge of Administration Fee	\$0.00		\$11.00
27/07/2020	3/53 Bronte St	Water Corporation (BPAY Ref: 9001905785) Water Service Charges 01/07/2020 - 31/08/2020	\$0.00	\$184.66	
SUBTOTAL				\$184.66	\$11.00
Total for property expenses & ownership contributions				TOTAL	-\$173.66

TOTAL FEES PAID/CREDITED IN PERIOD

Fee	GST Paid	MONEY OUT	MONEY IN
Administration Fee	\$1.00	\$11.00	
End of Financial Year Summary Fee	\$5.00	\$55.00	
Residential Management Fee	\$11.24	\$123.44	
SUBTOTAL		\$189.44	\$0.00
Total fees paid in period		TOTAL	-\$189.44

OWNERSHIP PAYMENTS

Date	Description	MONEY OUT	MONEY IN
30/07/2020	EFT to account Gracy Holdings P/L ATF Gracy Superfund Bendigo and Adelaide Bank Limited (633-000 XXXX 2575)	\$956.90	
SUBTOTAL		\$956.90	\$0.00



Western Strata Management
PO Box 486
Wembley 6913

Notice of Levies Due in June 2021

Tel: (08) 6113 0696 Mob: 0451 515121
Email: joanna@westernstrata.com.au
ABN 66 469 382 766

Tax Invoice

Issued 25/05/2021 on behalf of:

scheduled
14/6/21

The Owners of Cheriton Court

Cheriton Court
53 Bronte Street
EAST PERTH WA 6004

for Lot 3 Unit 3
Gracy Holdings Pty Ltd

Gracy Holdings Pty Ltd
PO Box 169
MOUNT HELENA WA 6082

Due date	Details	Amounts due (including GST) (\$)		Total
		Admin Fund	Reserve Fund	
06/2021	1st Quarterly Admin/Reserve Fund Levy	491.90	27.30	519.20
	Total levies due in month	491.90	27.30	519.20

Total of this levy notice	519.20	(including \$47.20 GST)
Levies in arrears	0.00	
Interest on levies in arrears	0.00	
Outstanding owner invoices	0.00	
Subtotal of amount due	519.20	
Prepaid	0.00	
Total amount due	\$519.20	

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
Cheques should be made payable to 'Western Strata Management'

Payment due 15/06/2021

If paying your levy by EFT could you please make sure that you include your reference number and surname in the narration.
Thank you.

PAYMENT SLIP

PAYMENT INSTRUCTIONS

BY DIRECT DEPOSIT to:

BankWest
Branch: Subiaco
BSB: 306-044 Acct no: 0400448 Ref no: 1655
Acct name: Western Strata Management

Gracy Holdings Pty Ltd
Strata Scheme 30473
Lot 3 Unit 3

BY POST Pay by mailing this payment slip with your cheque to:

Western Strata Management
PO Box 486
WEMBLEY WA 6913

TOTAL PAYMENT

\$



Please make cheque payable to: Western Strata Management

Policy Schedule

Landlord Preferred Policy

To sign up to receive your policy documents electronically please visit terriscsheer.com.au/paperless



052

Gracy Holdings PL as trustee for Gracy Super Fund
PO Box 169
MOUNT HELENA WA 6082

*paid 17/8/20
Superfund*

18 June 2020

POLICY NUMBER: TS0346046LPP

AMOUNT DUE: \$ 436.00

Insured: Gracy Holdings PL as trustee for Gracy Super Fund

Insured Address: 12 / 10 PRESCOTT Place, ORELIA WA 6167

Premium Type

Renewal

Expiry Date

4.00pm 07/08/2020. We invite you to renew your policy until 4.00pm 07/08/2021

Managing Agent

LJ Hooker - Kwinana

Property Details

The land size is less than 2 acres.

Sum Insured

Contents/Building	\$70,000
Liability to Other	\$20,000,000
Weekly rent	Up to \$1,000

Excess per claim

Loss of rent	\$0
Add. benefits in Sect 1, Liability and Tax audit	\$0
Tenant damage	\$500
Scorching or pet damage	\$250
Earthquake or Tsunami	\$200
Other claims	\$100

Annual Premium \$436.00

Includes: Multiple Property Discount

Last year's annual premium	\$420.00
Change on last year	3.8 %

If the information shown is incorrect, please call to advise us.

Insurer: AAI Limited ABN 48 005 297 807 AFSL 230859

Special Conditions

Please turn over for important policy information

This document will be a tax invoice for GST when you make payment

Payment Slip for: Gracy Holdings PL as trustee for Gracy Super Fund - 12 / 10 PRESCOTT Place, ORELIA WA 6167

Amount Payable

\$436.00

Due Date

07/08/2020

Policy Number

TS0346046LPP

Payment Reference No

703460469

Payment Options



By Phone: call us on 1800 804 016, with your Visa or Mastercard, using the Payment Reference No.



Biller Code: 63461
Ref: 703460469



Telephone & Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. To use the **QR code**, use the reader within your mobile banking app. More info: www.bpay.com.au

OWNERSHIP STATEMENT - Gracy Holdings PL ATF Gracy Superfund

Gracy Holdings PL ATF
 Gracy Superfund
 PO BOX 169
 Mount Helena, WA, 6082

*SF
 Orelia*

Tax Invoice - Statement 16

STATEMENT PERIOD	30/06/2020 - 31/07/2020
OPENING BALANCE	\$0.00
TOTAL PAYMENTS	\$333.42

RESIDENTIAL

12/10 Prescott Place, ORELIA, WA 6167

MONEY OUT

MONEY IN

INCOME

Anthony Peter Sacre Status:

Rent \$205.00 Weekly Paid To 15/08/2020
 Part Payment \$142.86

Rent - Paid from 19/07/2020 to 25/07/2020 (Effective 31/07/2020)

\$260.00

Rent - Paid from 26/07/2020 to 08/08/2020 (Effective 14/08/2020)

\$410.00

Rent - Paid from 09/08/2020 to 15/08/2020 (Effective 19/08/2020)

\$150.00

\$820.00

EXPENSE

City of Kwinana (BPAY Ref: 0100701)

Council rates 1/4 - Council Rates (GST Paid: \$0.00)

\$378.34

Management Fee (GST Paid: \$1.80)

\$19.80

Management Fee (GST Paid: \$3.12)

\$34.32

Management Fee (GST Paid: \$4.92)

\$54.12

\$486.58

(Incl GST: \$9.84)

BALANCE: \$333.42

Ownership Contributions & Expenses

MONEY OUT

MONEY IN

EXPENSE

\$0.00

CONTRIBUTION

\$0.00

BALANCE: \$0.00

Ownership Account Balance

\$333.42

RATE NOTICE

TAX INVOICE

ABN 13 890 277 321



Gracy Holdings Pty Ltd
C/- LJ Hooker Kwinana
PO Box 42
KWINANA WA 6966



051
1011770
R2_4499

ASSESSMENT NUMBER 10070
VALUATION NUMBER 136836
DUE DATE 21/08/2020
Financial Year 2020/2021
Issue Date 17/07/2020
V/U/V Valuation 9,672
Rate (Cents in \$) 9.66500000
ESL Rate (Cents in \$) 1.48390000
Minimum Payment \$1,062

RECEIVED
30 JUL 2020

BY:

PROPERTY ADDRESS:
S/U 12 S/P 35239
12/10 Prescott Place ORELIA WA 6167

For emailed notices:
kwinana.enotices.com.au
Reference No: A56258B23D

Local Government Charges

Description
Improved Residential
Refuse and Recycle

No. of Services

AMOUNT

1
Total Local Government Charges: \$1,359.00

State Government Charges

ESL Category 1 Residential

Total State Government Charges: \$143.52

TOTAL \$1,502.52

APPROVED	<i>Mo</i>
TENANT INV	Y / 0
ENTERED	
PAID	

PAYMENT OPTIONS		1	2	3	4	5
		Payment in full	Two Instalments	Four Instalments	Direct Debit, fortnightly*	Direct Debit, weekly*
		21/08/2020	21/08/2020	21/08/2020	21/08/2020	21/08/2020
		\$1,502.52	\$754.95	\$378.34	\$75.50	\$37.94
			31/12/2020	23/10/2020	02/03/2021	02/03/2021
			\$754.94	\$378.34	\$7.43	\$15.25
			Cost of option \$7.37	\$378.34	Cost of option \$7.43	Cost of option \$15.25
				\$378.34	Total amount \$1,509.95	Total amount \$1,517.77
				Cost of option \$10.84		
			Total amount \$1,509.89	Total amount \$1,513.36		

***IMPORTANT Please complete Direct Debit form on reverse of notice and refer to enclosed brochure for dates and Terms and Conditions.**

PAYMENT METHODS

Assessment No.: 10070
Name: Gracy Holdings Pty Ltd
Property Address: 12/10 Prescott Place ORELIA WA 6167

Due Date: 21/08/2020
Amount Payable: \$1,502.52

Pay online

Internet
Go to:
www.kwinana.wa.gov.au/paymyrates
Pay by Credit Card
(Visa & MasterCard)

Assessment No: 10070
Valuation No: 136836

BPAY®

Billier Code: 2907
Ref No: 0100701

BPAY® this payment via internet or phone banking.
BPAY View® - view and pay this bill using internet banking.
BPAY View Registration No. 0100701

Pay at Council Office

1. In Person:
Present this notice to the cashier.
Cashier hours 8:30am to 4:30pm.

