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# **Workpapers - 2021 Financial Year**

## **Hayley Cracknell Super Fund**

Preparer: Kelly Fu

Reviewer: Kelly Fu

Printed: 03 June 2022

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# Lead Schedule

## 2021 Financial Year

Code	Workpaper	CY Balance	LY Balance	Change	Status
23800	Distributions Received	(\$4,444.24)	(\$4,755.62)	(6.55)%	Completed
24200	Contributions	(\$16,642.94)	(\$25,541.29)	(34.84)%	Completed
24700	Changes in Market Values of Investments	(\$46,128.24)	(\$137,123.01)	(66.36)%	Completed
25000	Interest Received	(\$367.84)	(\$649.18)	(43.34)%	Completed
28000	Property Income	(\$31,481.82)	(\$24,600.00)	27.97%	Completed
30100	Accountancy Fees	\$2,090.00	\$1,980.00	5.56%	Completed
30400	ATO Supervisory Levy	\$518.00		100%	Completed
30700	Auditor's Remuneration	\$990.00	\$990.00	0%	Completed
31500	Bank Charges		\$3.20	100%	N/A - Not Applicable
37900	Interest Paid	\$3,061.00		100%	Completed
38000	Insurance	\$370.00	\$370.00	0%	Completed
39000	Life Insurance Premiums	\$10,536.88	\$8,403.31	25.39%	Completed
41930	Property Expenses - Agents Management Fees	\$2,236.70	\$1,801.80	24.14%	Completed
41960	Property Expenses - Council Rates	\$4,275.22	\$3,111.08	37.42%	Completed
41980	Property Expenses - Insurance Premium	\$2,139.33	\$2,205.42	(3)%	Completed
42020	Property Expenses - Land Tax	\$106.39		100%	Completed

Code	Workpaper	CY Balance	LY Balance	Change	Status
42040	Property Expenses - Pest Control		\$135.00	100%	N/A - Not Applicable
42060	Property Expenses - Repairs Maintenance	\$446.10	\$212.30	110.13%	Completed
42100	Property Expenses - Strata Levy Fees	\$2,215.09	\$3,165.78	(30.03)%	Completed
42150	Property Expenses - Water Rates	\$146.51	\$226.02	(35.18)%	Completed
48500	Income Tax Expense	\$3,099.16	\$4,026.46	(23.03)%	Completed
49000	Profit/Loss Allocation Account	\$66,834.70	\$166,038.73	(59.75)%	Completed
50000	Members	(\$895,818.25)	(\$828,983.55)	8.06%	Completed
60400	Bank Accounts	\$14,623.75	\$67,235.57	(78.25)%	Completed
60800	Term Deposits		\$60,598.88	100%	Completed
61800	Distributions Receivable	\$175.00	\$251.29	(30.36)%	Completed
67000	Rent Receivable		\$1,126.40	100%	Completed
71000	Collectables (Coins, Stamps, Wine and Other Personal Use Assets)	\$20,000.00	\$20,000.00	0%	Completed
77200	Real Estate Properties ( Australian - Residential)	\$550,000.00	\$500,000.00	10%	Completed
77250	Real Estate Properties (Australian - Non Residential)	\$270,160.44	\$105,000.00	157.3%	Completed
78400	Units in Unlisted Unit Trusts (Australian)	\$73,071.84	\$73,879.26	(1.09)%	Completed
80500	Amounts owing to other persons	(\$34,000.00)		100%	Completed

Code	Workpaper	CY Balance	LY Balance	Change	Status
84000	GST Payable/Refundable	\$2,135.38		100%	Completed
85000	Income Tax Payable /Refundable	(\$348.16)	\$2,112.15	(116.48)%	Completed
86000	PAYG Payable		(\$1,220.00)	100%	N/A - Not Applicable
A	Financial Statements				N/A - Not Applicable
B	Permanent Documents				N/A - Not Applicable
C	Other Documents				N/A - Not Applicable
D	Pension Documentation				N/A - Not Applicable
E	Estate Planning				N/A - Not Applicable



# 23800 - Distributions Received

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HCSF-WPT	Westlawn Property Trust (Ref 58630)	(\$2,041.66)	(\$2,245.81)	(9.09)%
HCSF-WPT1	Westlawn Property Trust (Ref 58631)	(\$2,402.58)	(\$2,509.81)	(4.27)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$4,444.24)	(\$4,755.62)	

## Supporting Documents

- Distribution Reconciliation Report [Report](#)
- 23800 - WPT 58630\_FY2021\_Tax\_Statement.pdf [HCSF-WPT](#)
- 23800 - WPT 58630 InvestorPaymentsReport 2021.pdf [HCSF-WPT](#)
- 23800 - WPT 58631\_FY2021\_Tax\_Statement.pdf [HCSF-WPT1](#)
- 23800 - WPT 58631 InvestorPaymentsReport 2021.pdf [HCSF-WPT1](#)

## Standard Checklist

- Attach a copy of all Tax Statements.
- Attach a copy of Distribution Reconciliation Report
- Ensure all Distributions have been reviewed on [Distribution Tax Automation](#)

Hayley Cracknell Super Fund

**Distribution Reconciliation Report**

For The Period 01 July 2020 - 30 June 2021

Date	Non Primary Production Income (A) * <sub>1</sub>				Distributed Capital Gains (B) * <sub>2</sub>				Foreign Income * <sub>3</sub>		Non-Assessable			Taxable Income	
	Payment Received	Franked	Unfranked	Interest/ Other	Franking Credits	Discounted (After Discount)	Rate * <sub>5</sub>	CGT Concession	Indexed	Other	Foreign Income	Foreign Credits	Tax Exempt		Tax Free
<b>Units in Unlisted Unit Trusts (Australian)</b>															
HCSF-WPT Westlawn Property Trust (Ref 58630)															
12/08/2020	145.83						S								0.00
11/09/2020	145.83						S								0.00
12/10/2020	175.00						S								0.00
12/11/2020	175.00						S								0.00
11/12/2020	175.00						S								0.00
12/01/2021	175.00						S								0.00
12/02/2021	175.00						S								0.00
12/03/2021	175.00						S								0.00
12/04/2021	175.00						S								0.00
12/05/2021	175.00						S								0.00
11/06/2021	175.00						S								0.00
30/06/2021	175.00						S								0.00
30/06/2021	0.00	1,195.36			419.99		I							846.30	1,615.35
	2,041.66	1,195.36			419.99									846.30	1,615.35
	<i>Net Cash Distribution:</i>		2,041.66												

HCSF-WPT1 Westlawn Property Trust (Ref 58631)

Hayley Cracknell Super Fund

**Distribution Reconciliation Report**

For The Period 01 July 2020 - 30 June 2021

Date	Payment Received	Non Primary Production Income (A) * <sub>1</sub>				Distributed Capital Gains (B) * <sub>2</sub>				Foreign Income * <sub>3</sub>		Non-Assessable			Taxable Income	
		Franked	Unfranked	Interest/ Other	Franking Credits	Discounted (After Discount)	Rate * <sub>5</sub>	CGT Concession	Indexed	Other	Foreign Income	Foreign Credits	Tax Exempt	Tax Free		Tax Deferred / AMIT * <sub>6</sub>
12/08/2020	168.28					S									0.00	
11/09/2020	168.28					S									0.00	
12/10/2020	201.94					S									0.00	
12/11/2020	202.82					S									0.00	
12/11/2020	203.89					S									0.00	
12/01/2021	204.95					S									0.00	
12/02/2021	206.03					S									0.00	
12/03/2021	207.10					S									0.00	
12/04/2021	208.18					S									0.00	
12/05/2021	209.27					S									0.00	
11/06/2021	210.37					S									0.00	
30/06/2021	211.47					S									0.00	
30/06/2021	0.00	1,406.71			494.25	I									995.87	1,900.96
	2,402.58	1,406.71			494.25										995.87	1,900.96
<i>Net Cash Distribution:</i>	<i>2,402.58</i>															
	<b>4,444.24</b>	<b>2,602.07</b>			<b>914.24</b>										<b>1,842.17</b>	<b>3,516.31</b>

## Hayley Cracknell Super Fund

# Distribution Reconciliation Report

For The Period 01 July 2020 - 30 June 2021

Date	Non Primary Production Income (A) * <sub>1</sub>				Distributed Capital Gains (B) * <sub>2</sub>				Foreign Income * <sub>3</sub>			Non-Assessable			Taxable Income
	Payment Received	Franked	Unfranked	Interest/ Other	Discounted (After Discount)	Rate * <sub>5</sub>	CGT Concession	Indexed	Other	Foreign Income	Foreign Credits	Tax Exempt	Tax Free	Tax Deferred / AMIT * <sub>6</sub>	
<b>TOTAL</b>	4,444.24	2,602.07			914.24									1,842.17	3,516.31

### Total Distributed Gains

Discount Rate	Discounted	Gross
Superfund 1/3	0.00	0.00
Individual 50%(I)	0.00	0.00
<b>Total</b>	<b>0.00</b>	<b>0.00</b>

### \*<sub>1</sub> Summary of Non Primary Production Income (A)

Tax Label	Franked	Unfranked	Interest/Other	Less Other Deduction	Income Before Credits * <sub>7</sub>	Franking Credits	Total Including Credits
11M Gross trust distributions	2,602.07				2,602.07	914.24	3,516.31

\*<sub>2</sub> Forms part of the Net Capital Gains calculation for Tax Label 11A.

\*<sub>3</sub> Forms part of the Foreign Credits calculation for Tax Label 11D, D1, 13C1.

\*<sub>4</sub> Taxable Income is designed to match Tax Statement provided by Fund Manager.

Taxable Income in the SMSF Annual Return will be different due to application of Capital Losses in Net Capital Gain calculation and application of different discount method.

\*<sub>5</sub> This is the discount rate selected for the transaction. "S" being Super Funds at 1/3 and "I" being Individual at 50%.

\*<sub>6</sub> AMIT cost base net increase is reflected as negative amount i.e. negative tax deferred and AMIT cost base net decrease is reflected as positive amount i.e. positive tax deferred.

\*<sub>7</sub> Sum of Income Before Credits reconciles with Taxable Trust Distributions in Statement of Taxable Income.

^ Variance between Payment Received and Net Cash Distribution.

GARY BRIAN HAYLEY &  
 LOUISE MARY CRACKNELL  
 <HAYLEY CRACKNELL SUPER FUND>  
 1453 KYOGLE ROAD  
 UKI NSW 2484

**Investor Number:** 0000058630  
**Investor Name:** GARY BRIAN HAYLEY & LOUISE MARY CRACKNELL  
**Fund/Scheme:** Westlawn Property Trust / Epiq Lennox Property Trust Stapled Security  
*Each stapled security consists of one unit in Westlawn Property Trust ARSN 095 611 804 and one unit in Epiq Lennox Property Trust ARSN 626 201 974*

## Annual Tax Statement for the year ended 30 June 2021

This statement assumes that you are an Australian resident individual unitholder. We recommend that if this is not applicable or your situation is unusual or complex that you seek professional advice.

### Epiq Lennox Property Trust

#### Summary of 2021 Tax Return Items

Tax Return	Amount (\$) <sup>1</sup>	Tax Return Label
NPP income - Franked distributions from trusts <sup>2</sup>	1,615.35	13C
Share of franking credit from franked dividends	419.99	13Q

### Westlawn Property Trust

#### Summary of 2021 Tax Return (supplementary section) Items

Tax Return (supplementary section)	Amount (\$) <sup>1</sup>	Tax Return Label
Share of credit for TFN amounts withheld	0.00	13R
Share of credit for non-resident withholding amounts withheld	0.00	13A

#### CGT Information - Additional Information for Item 18

Tax-deferred amounts <sup>3</sup>	846.30
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Please see reverse for detailed components of the distribution.

## Components of Distribution

	Cash Distribution (\$)	Tax Paid/Offsets (\$)	Taxable Amount (\$)
		<b>Franking Credits</b>	
<b>Dividend Franked amount (Franked Dist)</b>	1,195.36	419.99	1,615.35
<hr/>			
<b>Other Non-Assessable Amounts</b>			
Tax-deferred amounts	846.30		
<hr/>			
<b>Gross Cash Distribution</b>	<b>2,041.66</b>		
Less: TFN amounts withheld	0.00		
Less: Non-resident withholding tax	0.00		
<hr/>			
<b>Net Cash Distribution</b>	<b>2,041.66</b>		

**Notes:**

1. All amounts are in Australian dollars and withholding tax has been deducted where applicable.
2. Trustees may choose to show the franked distributions at label 13C rather than at label 13U. As the Epiq Lennox Property Trust is considered a Public Trading Trust pursuant to section 102R of the ITAA1936, payments from the trust are characterised as Dividends rather than trust distributions.
3. This amount does not need to be included in your income tax return. However, the tax deferred amount as shown, and referred to in subsection 104-70(1) of the ITAA 1997, will affect the cost base of units held by you in the Westlawn Property Trust. When calculating the cost base of your units in the trust, the tax deferred amount should be deducted from the unit cost base.

**PLEASE RETAIN THIS STATEMENT FOR INCOME TAX PURPOSES**

# Stapled Payments

## Clarence Property Corporation Limited

GARY BRIAN HAYLEY &  
LOUISE MARY CRACKNELL  
<HAYLEY CRACKNELL SUPER FUND>  
1453 KYOGLE ROAD  
UKI NSW 2484

Security	Date	Method	No. of Securities	Dividend(\$)	Franking(\$)	Imputed Credit(\$)	Unfranked(\$)	Distribution(\$)	Tax(\$)	Net Payment(\$)	Payment ID	Status
Clarence Property Diversified Fund	11-Jun-2021	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	213709976	Initial
Clarence Property Diversified Fund	12-May-2021	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	213293003	Initial
Clarence Property Diversified Fund	12-Apr-2021	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	212656207	Initial
Clarence Property Diversified Fund	12-Mar-2021	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	211497574	Initial
Clarence Property Diversified Fund	12-Feb-2021	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	209372791	Initial
Clarence Property Diversified Fund	12-Jan-2021	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	208639740	Initial
Clarence Property Diversified Fund	11-Dec-2020	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	208364709	Initial
Clarence Property Diversified Fund	12-Nov-2020	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	207963452	Initial

Security	Date	Method	No. of Securities	Dividend(\$)	Franking(\$)	Imputed Credit(\$)	Unfranked(\$)	Distribution(\$)	Tax(\$)	Net Payment(\$)	Payment ID	Status
Clarence Property Diversified Fund	12-Oct-2020	EFT	35,000	175.00	0.00	0.00	0.00	N/A	0.00	175.00	207421713	Initial
Clarence Property Diversified Fund	11-Sep-2020	EFT	35,000	145.83	0.00	0.00	0.00	N/A	0.00	145.83	206092766	Initial
Clarence Property Diversified Fund	12-Aug-2020	EFT	35,000	145.83	0.00	0.00	0.00	N/A	0.00	145.83	205134223	Initial
Clarence Property Diversified Fund	10-Jul-2020	EFT	35,000	116.67	0.00	0.00	0.00	N/A	0.00	116.67	204653260	Initial



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**Investor Number:** 0000058631  
**Investor Name:** GARY BRIAN HAYLEY & LOUISE MARY CRACKNELL  
**Fund/Scheme:** Westlawn Property Trust / Epiq Lennox Property Trust Stapled Security  
*Each stapled security consists of one unit in Westlawn Property Trust ARSN 095 611 804 and one unit in Epiq Lennox Property Trust ARSN 626 201 974*

## Annual Tax Statement for the year ended 30 June 2021

This statement assumes that you are an Australian resident individual unitholder. We recommend that if this is not applicable or your situation is unusual or complex that you seek professional advice.

### Epiq Lennox Property Trust

#### Summary of 2021 Tax Return Items

Tax Return	Amount (\$)¹	Tax Return Label
NPP income - Franked distributions from trusts²	1,900.96	13C
Share of franking credit from franked dividends	494.25	13Q

### Westlawn Property Trust

#### Summary of 2021 Tax Return (supplementary section) Items

Tax Return (supplementary section)	Amount (\$)¹	Tax Return Label
Share of credit for TFN amounts withheld	0.00	13R
Share of credit for non-resident withholding amounts withheld	0.00	13A

#### CGT Information - Additional Information for Item 18

Tax-deferred amounts³	995.87
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Please see reverse for detailed components of the distribution.

## Components of Distribution

	Cash Distribution (\$)	Tax Paid/Offsets (\$)	Taxable Amount (\$)
		<b>Franking Credits</b>	
<b>Dividend Franked amount (Franked Dist)</b>	1,406.71	494.25	1,900.96
<hr/>			
<b>Other Non-Assessable Amounts</b>			
Tax-deferred amounts	995.87		
<hr/>			
<b>Gross Cash Distribution</b>	<b>2,402.58</b>		
Less: TFN amounts withheld	0.00		
Less: Non-resident withholding tax	0.00		
<hr/>			
<b>Net Cash Distribution</b>	<b>2,402.58</b>		

**Notes:**

1. All amounts are in Australian dollars and withholding tax has been deducted where applicable.
2. Trustees may choose to show the franked distributions at label 13C rather than at label 13U. As the Epiq Lennox Property Trust is considered a Public Trading Trust pursuant to section 102R of the ITAA1936, payments from the trust are characterised as Dividends rather than trust distributions.
3. This amount does not need to be included in your income tax return. However, the tax deferred amount as shown, and referred to in subsection 104-70(1) of the ITAA 1997, will affect the cost base of units held by you in the Westlawn Property Trust. When calculating the cost base of your units in the trust, the tax deferred amount should be deducted from the unit cost base.

**PLEASE RETAIN THIS STATEMENT FOR INCOME TAX PURPOSES**

# Stapled Payments

## Clarence Property Corporation Limited

GARY BRIAN HAYLEY &  
LOUISE MARY CRACKNELL  
<HAYLEY CRACKNELL SUPER FUND>  
1453 KYOGLE ROAD  
UKI NSW 2484

Security	Date	Method	No. of Securities	Dividend(\$)	Franking(\$)	Imputed Credit(\$)	Unfranked(\$)	Distribution (\$)	Tax(\$)	Net Payment(\$)	Payment ID	Issue Price(\$)	Status
Clarence Property Diversified Fund	11-Jun-2021	Reinvestment	42,073	210.37	0.00	0.00	0.00	N/A	0.00	210.37	213711051	0.95000	Initial
Clarence Property Diversified Fund	12-May-2021	Reinvestment	41,854	209.27	0.00	0.00	0.00	N/A	0.00	209.27	213292919	0.95000	Initial
Clarence Property Diversified Fund	12-Apr-2021	Reinvestment	41,636	208.18	0.00	0.00	0.00	N/A	0.00	208.18	212655959	0.95000	Initial
Clarence Property Diversified Fund	12-Mar-2021	Reinvestment	41,420	207.10	0.00	0.00	0.00	N/A	0.00	207.10	211498618	0.95000	Initial
Clarence Property Diversified Fund	12-Feb-2021	Reinvestment	41,205	206.03	0.00	0.00	0.00	N/A	0.00	206.03	209372555	0.95000	Initial
Clarence Property Diversified Fund	12-Jan-2021	Reinvestment	40,990	204.95	0.00	0.00	0.00	N/A	0.00	204.95	208639025	0.95000	Initial
Clarence Property Diversified Fund	11-Dec-2020	Reinvestment	40,777	203.89	0.00	0.00	0.00	N/A	0.00	203.89	208365494	0.95000	Initial
Clarence Property Diversified Fund	12-Nov-2020	Reinvestment	40,564	202.82	0.00	0.00	0.00	N/A	0.00	202.82	207963811	0.95000	Initial

Security	Date	Method	No. of Securities	Dividend(\$)	Franking(\$)	Imputed Credit(\$)	Unfranked(\$)	Distribution (\$)	Tax(\$)	Net Payment(\$)	Payment ID	Issue Price(\$)	Status
Clarence Property Diversified Fund	12-Oct-2020	Reinvestment	40,387	201.94	0.00	0.00	0.00	N/A	0.00	201.94	207421371	0.95000	Initial
Clarence Property Diversified Fund	11-Sep-2020	Reinvestment	40,387	168.28	0.00	0.00	0.00	N/A	0.00	168.28	206093621	0.95000	Initial
Clarence Property Diversified Fund	12-Aug-2020	EFT	40,387	168.28	0.00	0.00	0.00	N/A	0.00	168.28	205134032	N/A	Initial
Clarence Property Diversified Fund	10-Jul-2020	EFT	40,387	134.62	0.00	0.00	0.00	N/A	0.00	134.62	204652738	N/A	Initial

# 24200 - Contributions

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	(\$11,392.44)	(\$11,392.44)	0%
HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	(\$5,250.50)	(\$14,148.85)	(62.89)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$16,642.94)	(\$25,541.29)	

## Supporting Documents

- Contributions Breakdown Report [Report](#)
- SuperStream Contribution Data Report [Report](#)

## Standard Checklist

- Attach copies of S290-170 notices (if necessary)
- Attach copy of Contributions Breakdown Report
- Attach SuperStream Contribution Data Report
- Check Fund is registered for SuperStream (if necessary)
- Ensure all Contributions have been allocated from Bank Accounts
- Ensure Work Test is satisfied if members are over 65

## Hayley Cracknell Super Fund

# Contributions Breakdown Report

For The Period 01 July 2020 - 30 June 2021

### Summary

Member	D.O.B	Age (at 30/06/2020)	Total Super Balance (at 30/06/2020) *1	Concessional	Non-Concessional	Other	Reserves	Total
Cracknell, Louise	Provided	54	353,115.47	11,392.44	0.00	0.00	0.00	11,392.44
Hayley, Gary	Provided	61	475,868.08	5,250.50	0.00	0.00	0.00	5,250.50
<b>All Members</b>				<b>16,642.94</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>16,642.94</b>

\*1 TSB can include information external to current fund's transaction records. The amount is per individual across all funds.

### Contribution Caps

Member	Contribution Type	Contributions	Cap	Current Position
Cracknell, Louise	Concessional (5 year carry forward cap available)	11,392.44	52,773.98	41,381.54 Below Cap
	Non-Concessional	0.00	100,000.00	100,000.00 Below Cap
Hayley, Gary	Concessional (5 year carry forward cap available)	5,250.50	48,873.90	43,623.40 Below Cap
	Non-Concessional	0.00	100,000.00	100,000.00 Below Cap

### Carry Forward Unused Concessional Contribution Cap

Member	2016	2017	2018	2019	2020	2021	Current Position
Cracknell, Louise							
Concessional Contribution Cap	N/A	35,000.00	25,000.00	25,000.00	25,000.00	25,000.00	
Concessional Contribution	N/A	7,709.73	12,082.98	10,833.58	11,392.44	11,392.44	
Unused Concessional Contribution	N/A	0.00	0.00	14,166.42	13,607.56	13,607.56	
Cumulative Carry Forward Unused	N/A	N/A	N/A	0.00	14,166.42	27,773.98	
Maximum Cap Available	N/A	35,000.00	25,000.00	25,000.00	39,166.42	52,773.98	41,381.54 Below Cap
Total Super Balance	N/A	0.00	247,325.93	278,419.35	282,028.68	353,115.47	



10/10/2020	5881			Employer	GETINGE AUSTRALIA PTY LTD	949.37
11/11/2020	AUTOMATIC DATA P ADP2020111118836 25	Employer	949.37			
12/11/2020				Employer	GETINGE AUSTRALIA PTY LTD	949.37
11/12/2020	AUTOMATIC DATA P ADP2020121119016 32	Employer	949.37			
12/12/2020				Employer	GETINGE AUSTRALIA PTY LTD	949.37
11/01/2021	AUTOMATIC DATA P ADP2021011119183 38	Employer	949.37			
12/01/2021				Employer	GETINGE AUSTRALIA PTY LTD	949.37
11/02/2021	AUTOMATIC DATA P ADP2021021119367 33	Employer	949.37			
12/02/2021				Employer	GETINGE AUSTRALIA PTY LTD	949.37
11/03/2021	AUTOMATIC DATA P ADP2021031119530 43	Employer	949.37			
12/03/2021				Employer	GETINGE AUSTRALIA PTY LTD	949.37
12/04/2021	AUTOMATIC DATA P ADP2021041219666 07	Employer	949.37			
13/04/2021				Employer	GETINGE AUSTRALIA PTY LTD	949.37
11/05/2021	AUTOMATIC DATA P ADP2021051119880	Employer	949.37			

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12/05/2021						Employer	GETINGE AUSTRALIA PTY LTD	949.37			
11/06/2021	AUTOMATIC DATA P ADP2021061110076 14	Employer	949.37								
12/06/2021						Employer	GETINGE AUSTRALIA PTY LTD	949.37			
<b>Total - Cracknell, Louise</b>			<b>11,392.44</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>		<b>11,392.44</b>	<b>0.00</b>	<b>0.00</b>	

**Hayley, Gary**

Date	Transaction Description	Contribution Type	Ledger Data				SuperStream Data				
			Concessional	Non-Concession	Other	Reserves	Contribution	Employer	Concessional	Non-Concess	Other
28/07/2020	QUICKSUPER QUICKSPR2743708 127	Employer	767.31				Employer	BETHELL FLOORING PTY LTD	767.31		
01/09/2020	QUICKSUPER QUICKSPR2768762 909	Employer	973.75				Employer	BETHELL FLOORING PTY LTD	973.75		
02/10/2020	QUICKSUPER QUICKSPR2791277 971	Employer	841.04				Employer	BETHELL FLOORING PTY LTD	841.04		
03/11/2020	QUICKSUPER QUICKSPR2813800 809	Employer	995.67				Employer	BETHELL FLOORING PTY LTD	995.67		
30/11/2020	QUICKSUPER QUICKSPR2834436 580	Employer	796.54				Employer	BETHELL FLOORING PTY LTD	796.54		
31/12/2020	QUICKSUPER QUICKSPR2857049 426	Employer	796.54				Employer	BETHELL FLOORING PTY LTD	796.54		
01/02/2021	QUICKSUPER QUICKSPR2879937 856	Employer	79.65				Employer	BETHELL FLOORING PTY LTD	79.65		
<b>Total - Hayley, Gary</b>			<b>5,250.50</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>			<b>5,250.50</b>	<b>0.00</b>	<b>0.00</b>

**Total for All Members**

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16,642.94	0.00	0.00	0.00
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# Hayley Cracknell Super Fund

## SuperStream Contribution Data Report

For The Period 01 July 2020 - 30 June 2021

Transaction Date	Reference	Employer Org	Pay Period	Employer	Personal - NCC	Spouse & Child	Other Family & Friends	Any Other	Total
<b>Cracknell, Louise</b>									
11/07/2020	ADP202007101814251	GETINGE AUSTRALIA PTY LTD	01/06/2020 - 30/06/2020	949.37	0.00	0.00	0.00	0.00	949.37
12/08/2020	ADP202008111830875	GETINGE AUSTRALIA PTY LTD	01/07/2020 - 31/07/2020	949.37	0.00	0.00	0.00	0.00	949.37
13/09/2020	ADP202009111849458	GETINGE AUSTRALIA PTY LTD	01/08/2020 - 31/08/2020	949.37	0.00	0.00	0.00	0.00	949.37
10/10/2020	ADP202010091865881	GETINGE AUSTRALIA PTY LTD	01/09/2020 - 30/09/2020	949.37	0.00	0.00	0.00	0.00	949.37
12/11/2020	ADP202011111883625	GETINGE AUSTRALIA PTY LTD	01/10/2020 - 31/10/2020	949.37	0.00	0.00	0.00	0.00	949.37
12/12/2020	ADP202012111901632	GETINGE AUSTRALIA PTY LTD	01/11/2020 - 30/11/2020	949.37	0.00	0.00	0.00	0.00	949.37
12/01/2021	ADP202101111918338	GETINGE AUSTRALIA PTY LTD	01/12/2020 - 15/12/2020	949.37	0.00	0.00	0.00	0.00	949.37
12/02/2021	ADP202102111936733	GETINGE AUSTRALIA PTY LTD	01/01/2021 - 31/01/2021	949.37	0.00	0.00	0.00	0.00	949.37
12/03/2021	ADP202103111953043	GETINGE AUSTRALIA PTY LTD	01/02/2021 - 28/02/2021	949.37	0.00	0.00	0.00	0.00	949.37
13/04/2021	ADP202104121966607	GETINGE AUSTRALIA PTY LTD	01/03/2021 - 31/03/2021	949.37	0.00	0.00	0.00	0.00	949.37
12/05/2021	ADP202105111988020	GETINGE AUSTRALIA PTY LTD	01/04/2021 - 30/04/2021	949.37	0.00	0.00	0.00	0.00	949.37
12/06/2021	ADP202106111007614	GETINGE AUSTRALIA PTY LTD	01/05/2021 - 31/05/2021	949.37	0.00	0.00	0.00	0.00	949.37
				11,392.44	0.00	0.00	0.00	0.00	11,392.44
<b>Hayley, Gary</b>									
28/07/2020	QUICKSPR2743708127	BETHELL FLOORING PTY LTD	01/06/2020 - 30/06/2020	767.31	0.00	0.00	0.00	0.00	767.31
01/09/2020	QUICKSPR2768762909	BETHELL FLOORING PTY LTD	01/07/2020 - 31/07/2020	973.75	0.00	0.00	0.00	0.00	973.75
02/10/2020	QUICKSPR2791277971	BETHELL FLOORING PTY LTD	01/08/2020 - 31/08/2020	841.04	0.00	0.00	0.00	0.00	841.04
03/11/2020	QUICKSPR2813800809	BETHELL FLOORING PTY LTD	01/09/2020 - 30/09/2020	995.67	0.00	0.00	0.00	0.00	995.67

**Hayley Cracknell Super Fund**  
**SuperStream Contribution Data Report**

For The Period 01 July 2020 - 30 June 2021

Transaction Date	Reference	Employer Org	Pay Period	Employer	Personal - NCC	Spouse & Child	Other Family & Friends	Any Other	Total
30/11/2020	QUICKSPR2834436580	BETHELL FLOORING PTY LTD	01/10/2020 - 31/10/2020	796.54	0.00	0.00	0.00	0.00	796.54
31/12/2020	QUICKSPR2857049426	BETHELL FLOORING PTY LTD	01/11/2020 - 30/11/2020	796.54	0.00	0.00	0.00	0.00	796.54
01/02/2021	QUICKSPR2879937856	BETHELL FLOORING PTY LTD	01/12/2020 - 31/12/2020	79.65	0.00	0.00	0.00	0.00	79.65
				5,250.50	0.00	0.00	0.00	0.00	5,250.50
				16,642.94	0.00	0.00	0.00	0.00	16,642.94

\*Data last updated: 13/04/2022

# 24700 - Changes in Market Values of Investments

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
24700	Changes in Market Values of Investments	(\$46,128.24)	(\$137,123.01)	(66.36)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$46,128.24)	(\$137,123.01)	

## Supporting Documents

- Net Capital Gains Reconciliation [Report](#)
- Realised Capital Gain Report [Report](#)
- Market Movement [Report](#)

## Standard Checklist

- Attach copies of Source Documentation (Contract Notes, Broker Statements, Chess Statements, Contracts of Sale, Managed Fund Statements etc)
- Attach copy of Market Movement report
- Attach copy of Net Capital Gains Reconciliation
- Attach copy of Realised Capital Gain Report
- Ensure all Asset Disposals have been entered
- Ensure all Market Values have been entered for June 30
- Ensure all Tax Deferred Distributions have been entered

# Hayley Cracknell Super Fund

## Market Movement Report

As at 30 June 2021

Investment	Date	Description	Unrealised				Realised			Total
			Units	Accounting Cost Movement	Market Movement	Depreciation	Balance	Consideration	Accounting Cost Base	
HAYLEY_HOPEISLAND - F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212										
	01/07/2020	Opening Balance	1.00	0.00	0.00	0.00	105,000.00	0.00	0.00	0.00
	24/09/2020	Instalment	0.00	150.00	0.00	0.00	105,150.00	0.00	0.00	0.00
	13/10/2020	Instalment	0.00	178.00	0.00	0.00	105,328.00	0.00	0.00	0.00
	04/12/2020	Disposal	(1.00)	(98,677.50)	0.00	0.00	6,650.50	104,497.96	98,677.50	5,820.46
	04/12/2020	Writeback	0.00	0.00	(6,650.50)	0.00	0.00	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>0.00</b>	<b>(98,349.50)</b>	<b>(6,650.50)</b>	<b>0.00</b>	<b>0.00</b>	<b>104,497.96</b>	<b>98,677.50</b>	<b>5,820.46</b>
HAYLEY_ILUKA - 35 Duke Street, Iluka NSW 2466										
	01/07/2020	Opening Balance	1.00	0.00	0.00	0.00	500,000.00	0.00	0.00	0.00
	30/06/2021	Revaluation	0.00	0.00	50,000.00	0.00	550,000.00	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>1.00</b>	<b>0.00</b>	<b>50,000.00</b>	<b>0.00</b>	<b>550,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
HAYLEY_STHMUR - 17/9 Kite Crescent, South Murwillumbah NSW, Australia										
	06/08/2020	Purchase	1.00	26,000.00	0.00	0.00	26,000.00	0.00	0.00	0.00
	28/10/2020	Instalment	0.00	234,000.00	0.00	0.00	260,000.00	0.00	0.00	0.00
	28/10/2020	Instalment	0.00	8,725.47	0.00	0.00	268,725.47	0.00	0.00	0.00
	28/10/2020	Instalment	0.00	85.30	0.00	0.00	268,810.77	0.00	0.00	0.00
	28/10/2020	Instalment	0.00	109.00	0.00	0.00	268,919.77	0.00	0.00	0.00
	28/10/2020	Instalment	0.00	1,240.67	0.00	0.00	270,160.44	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>1.00</b>	<b>270,160.44</b>	<b>0.00</b>	<b>0.00</b>	<b>270,160.44</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
HCSF-POI - Oil Painting - Poinciana at Tumbulgum										
	01/07/2020	Opening Balance	1.00	0.00	0.00	0.00	10,000.00	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>1.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>10,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
HCSF-UKI - Oil Painting - Uki School of Arts										
	01/07/2020	Opening Balance	1.00	0.00	0.00	0.00	10,000.00	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>1.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>10,000.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
HCSF-WPT - Westlawn Property Trust (Ref 58630)										
	01/07/2020	Opening Balance	35,000.00	0.00	0.00	0.00	34,300.00	0.00	0.00	0.00
	30/06/2021	Revaluation	0.00	0.00	(1,400.00)	0.00	32,900.00	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>35,000.00</b>	<b>0.00</b>	<b>(1,400.00)</b>	<b>0.00</b>	<b>32,900.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>

# Hayley Cracknell Super Fund

## Market Movement Report

As at 30 June 2021

Investment	Date	Description	Unrealised				Realised			Total
			Units	Accounting Cost Movement	Market Movement	Depreciation	Balance	Consideration	Accounting Cost Base	
HCSF-WPT1 - Westlawn Property Trust (Ref 58631)										
	01/07/2020	Opening Balance	40,387.00	0.00	0.00	0.00	39,579.26	0.00	0.00	0.00
	11/09/2020	Purchase	177.00	168.28	0.00	0.00	39,747.54	0.00	0.00	0.00
	12/10/2020	Purchase	213.00	201.94	0.00	0.00	39,949.48	0.00	0.00	0.00
	12/11/2020	Purchase	213.00	202.82	0.00	0.00	40,152.30	0.00	0.00	0.00
	12/11/2020	Purchase	215.00	203.89	0.00	0.00	40,356.19	0.00	0.00	0.00
	12/01/2021	Purchase	215.00	204.95	0.00	0.00	40,561.14	0.00	0.00	0.00
	12/02/2021	Purchase	216.00	206.03	0.00	0.00	40,767.17	0.00	0.00	0.00
	12/03/2021	Purchase	218.00	207.10	0.00	0.00	40,974.27	0.00	0.00	0.00
	12/04/2021	Purchase	219.00	208.18	0.00	0.00	41,182.45	0.00	0.00	0.00
	12/05/2021	Purchase	220.00	209.27	0.00	0.00	41,391.72	0.00	0.00	0.00
	11/06/2021	Purchase	221.00	210.37	0.00	0.00	41,602.09	0.00	0.00	0.00
	30/06/2021	Purchase	222.00	211.47	0.00	0.00	41,813.56	0.00	0.00	0.00
	30/06/2021	Revaluation	0.00	0.00	(1,641.72)	0.00	40,171.84	0.00	0.00	0.00
	<b>30/06/2021</b>		<b>42,736.00</b>	<b>2,234.30</b>	<b>(1,641.72)</b>	<b>0.00</b>	<b>40,171.84</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>Total Market Movement</b>					<b>40,307.78</b>				<b>5,820.46</b>	<b>46,128.24</b>

## Hayley Cracknell Super Fund

# Capital Gains Reconciliation Report

For The Period 01 July 2020 - 30 June 2021

	Total	Discounted	Indexed	Other	Notional
<b>Losses available to offset</b>					
Carried forward from prior losses	0.00				
Carried forward from prior losses - Collectables	0.00				
Current year capital losses	0.00				
Current year capital losses - Collectables	0.00				
<b>Total Losses Available</b>	<b>0.00</b>				
<b>Total Losses Available - Collectables</b>	<b>0.00</b>				
<b>Capital Gains</b>					
Capital gains from disposal of assets	5,820.46	5,820.46	0.00	0.00	0.00
Capital gains from disposal of assets - Collectables	0.00	0.00	0.00	0.00	0.00
Capital gains from trust distributions	0.00	0.00	0.00	0.00	0.00
<b>Capital Gains Before Losses applied</b>	<b>5,820.46</b>	<b>5,820.46</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>Losses and discount applied</b>					
Losses applied	0.00	0.00	0.00	0.00	0.00
Losses applied - Collectables	0.00	0.00	0.00	0.00	0.00
Capital gains after losses applied	5,820.46	5,820.46	0.00	0.00	0.00
Capital gains after losses applied - Collectables	0.00	0.00	0.00	0.00	0.00
CGT Discount applied	1,940.15				
CGT Discount applied - Collectables	0.00				



## Hayley Cracknell Super Fund

# Capital Gains Reconciliation Report

For The Period 01 July 2020 - 30 June 2021

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	Total	Discounted	Indexed	Other	Notional
<b>Net Capital Gain</b>					
Net capital gain	3,880.31				
Net capital gain - Collectables	0.00				
<b>Total Net Capital Gain (11A)</b>	<b>3,880.31</b>				
<b>Net Capital Losses Carried Forward to later income</b>					
Net Capital Losses Carried Forward to later income years	0.00				
Net Capital Losses Carried Forward to later income years - Collectables	0.00				
<b>Total Net Capital Losses Carried Forward to later income years (14V)</b>	<b>0.00</b>				

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### Note

Refer to Realised Gains Report for details of Disposals at a Security level

Refer to Distribution Reconciliation Report for Trust Distribution details at a Security level

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Hayley Cracknell Super Fund

# Realised Capital Gains Report

For The Period 01 July 2020 - 30 June 2021

Investment		Accounting Treatment				Tax Treatment						
Purchase Contract Date	Disposal Contract Date	Units	Cost	Proceeds	Accounting Profit/(Loss)	Adjusted Cost Base	Reduced Cost Base	Indexed Cost Base	Indexed Gains	Discounted Gains (Gross)	Other Gains	Capital Loss
<b>Real Estate Properties (Australian - Non Residential)</b>												
HAYLEY_HOPEISLAND - F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212												
21/02/2017	04/12/2020	1.00	98,677.50	104,497.96	5,820.46	98,677.50	98,677.50	0.00	0.00	5,820.46	0.00	0.00
		<b>1.00</b>	<b>98,677.50</b>	<b>104,497.96</b>	<b>5,820.46</b>	<b>98,677.50</b>	<b>98,677.50</b>	<b>0.00</b>	<b>0.00</b>	<b>5,820.46</b>	<b>0.00</b>	<b>0.00</b>
		<b>1.00</b>	<b>98,677.50</b>	<b>104,497.96</b>	<b>5,820.46</b>	<b>98,677.50</b>	<b>98,677.50</b>	<b>0.00</b>	<b>0.00</b>	<b>5,820.46</b>	<b>0.00</b>	<b>0.00</b>
		<b>1.00</b>	<b>98,677.50</b>	<b>104,497.96</b>	<b>5,820.46</b>	<b>98,677.50</b>	<b>98,677.50</b>	<b>0.00</b>	<b>0.00</b>	<b>5,820.46</b>	<b>0.00</b>	<b>0.00</b>

# 25000 - Interest Received

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
BSATD	Bank SA Term Deposit	(\$363.18)	(\$598.88)	(39.36)%
STG6733	St.George Investment ***6733	(\$4.66)	(\$50.30)	(90.74)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$367.84)	(\$649.18)	

## Supporting Documents

- Interest Reconciliation Report [Report](#)
- 25000 - St George bank interest 2021.pdf [STG6733](#)

## Standard Checklist

- Attach Interest Reconciliation Report
- Ensure all interest has been recorded from Bank Statements
- Review Statements to ensure all TFN withheld has been input

## Notes

Kelly Fu

**Note | BSATD**  
Refer to bank statements.

19/05/2022 15:40

# Hayley Cracknell Super Fund

## Interest Reconciliation Report

For The Period 01 July 2020 - 30 June 2021

Date	Payment Amount	Gross Interest	TFN Withheld	Foreign Income	Foreign Credits
<b>Bank Accounts</b>					
STG6733 St.George Investment ***6733					
31/07/2020	0.62	0.62			
31/08/2020	0.92	0.92			
30/09/2020	0.87	0.87			
31/10/2020	0.80	0.80			
30/11/2020	0.05	0.05			
31/12/2020	0.68	0.68			
30/01/2021	0.23	0.23			
27/02/2021	0.09	0.09			
31/03/2021	0.10	0.10			
30/04/2021	0.10	0.10			
31/05/2021	0.13	0.13			
30/06/2021	0.07	0.07			
	4.66	4.66			
	<b>4.66</b>	<b>4.66</b>			
<b>Term Deposits</b>					
BSATD Bank SA Term Deposit					
30/07/2020	363.18	363.18			
	363.18	363.18			
	<b>363.18</b>	<b>363.18</b>			

**Hayley Cracknell Super Fund**  
**Interest Reconciliation Report**

For The Period 01 July 2020 - 30 June 2021

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<b>Date</b>	<b>Payment Amount</b>	<b>Gross Interest</b>	<b>TFN Withheld</b>	<b>Foreign Income</b>	<b>Foreign Credits</b>
<b>TOTAL</b>	<b>367.84</b>	<b>367.84</b>			

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**Tax Return Reconciliation**

	<b>Totals</b>	<b>Tax Return Label</b>
<b>Gross Interest</b>	367.84	11C

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Account Number 477006733  
Statement Period 15/06/2021 to 14/07/2021  
Statement No. 55(page 2 of 3)

**Interest Details**

	Credit Interest	Debit Interest
Year to Date	\$0.00	\$0.00
Previous Year	\$4.66	\$0.00

**Information**

- Please check all entries on this statement and inform the Bank promptly of any error or unauthorised transaction.
- If your card is lost or stolen, please call us immediately on 1800 028 208.
- This statement should be retained for taxation purposes.
- When enquiring about the "termination value" of your account, you can visit your nearest branch or call 1300 658 120 and say "existing account".
- To contact us to make suggestions, compliments or find out more about our products and services, please call the customer enquiries number on this statement. This service may also be used to address and resolve complaints.

**Summary of Transaction Fees 01/06/2021 TO 30/06/2021**

Transaction Type	Total Trans	Free	Charged	Rate \$	Total \$
Phone Banking	0	0	0	0.00	0.00
Internet/Business Banking Online	4	4	0	0.00	0.00
EFTPOS	0	0	0	0.00	0.00
Cheque	0	0	0	0.00	0.00
Over The Counter	0	0	0	0.00	0.00
St.George/BankSA/BankMelbourne ATM	0	0	0	0.00	0.00
Bank@Post	0	0	0	0.00	0.00
Agency	0	0	0	0.00	0.00
Direct Debits	3	3	0	0.00	0.00
Overseas Withdrawal	0	0	0	5.00	0.00
VISA Debit	0	0	0	0.00	0.00
St.George/BankSA/BankMelb ATM Mini Trans. History	0	0	0	0.00	0.00
Periodical Payments	0	0	0	0.00	0.00
Account-keeping Fee					0.00
<b>SUB TOTAL</b>	<b>7</b>	<b>7</b>	<b>0</b>		<b>0.00</b>
<b>FEE REBATE</b>					<b>0.00</b>
<b>TOTALS</b>	<b>7</b>	<b>7</b>	<b>0</b>		<b>0.00</b>

**Summary of Transaction Fees for O/B ATM Inquiries/Withdrawals transactions JUN - NIL**

# 28000 - Property Income

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_HOPEISLAND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(\$5,000.00)	(\$6,400.00)	(21.88)%
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	(\$18,300.00)	(\$18,200.00)	0.55%
HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	(\$8,181.82)		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$31,481.82)	(\$24,600.00)	

## Supporting Documents

- General Ledger [Report](#)
- 28000 - F24 Rental agent statement 2021.pdf [HAYLEY\\_HOPEISLAND](#)
- 28000 - F24 agent payment 2021.pdf [HAYLEY\\_HOPEISLAND](#)
- 28000 - 35 Duke St Rental agent statement 2021.pdf [HAYLEY\\_ILUKA](#)
- Warehouse - Signed Commercial Lease Agreement.pdf [HAYLEY\\_STHMUR](#)

## Standard Checklist

- Attach all source documentation e.g. Rental Statements, Lease Statements
- Attach Rental Property Statement Report

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Income (28000)</b>					
<u>F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212 (HAYLEY HOPEISLAND)</u>					
03/08/2020	BANTAMZ ETA	BERTH F24		765.00	765.00 CR
01/09/2020	BANTAMZ ETA	BERTH F24		765.00	1,530.00 CR
01/10/2020	BANTAMZ ETA	BERTH F24		765.00	2,295.00 CR
04/11/2020	BANTAMZ ETA	BERTH F24		765.00	3,060.00 CR
01/12/2020	BANTAMZ ETA	BERTH F24		765.00	3,825.00 CR
01/12/2020	Rent agent statement - reconciliation		3,825.00		0.00 DR
01/12/2020	Rent agent statement - reconciliation			4,250.00	4,250.00 CR
08/12/2020	GRIFFITHS PAUL J	Refund Dep Inv1033		750.00	5,000.00 CR
			<b>3,825.00</b>	<b>8,825.00</b>	<b>5,000.00 CR</b>
<u>35 Duke Street, Iluka NSW 2466 (HAYLEY_ILUKA)</u>					
31/07/2020	KAYLEEN COCHRAN	IWPM		1,758.10	1,758.10 CR
31/08/2020	KAYLEEN COCHRAN	IWPM		1,139.30	2,897.40 CR
30/09/2020	KAYLEEN COCHRAN	IWPM		1,261.40	4,158.80 CR
02/11/2020	KAYLEEN COCHRAN	IWPM		1,261.40	5,420.20 CR
30/11/2020	KAYLEEN COCHRAN	IWPM		1,261.40	6,681.60 CR
31/12/2020	KAYLEEN COCHRAN	IWPM		1,261.40	7,943.00 CR
29/01/2021	KAYLEEN COCHRAN	IWPM		1,261.40	9,204.40 CR
02/02/2021	KAYLEEN COCHRAN	IWPM		630.70	9,835.10 CR
26/02/2021	KAYLEEN COCHRAN	IWPM		1,071.40	10,906.50 CR
31/03/2021	KAYLEEN COCHRAN	IWPM		1,261.40	12,167.90 CR
30/04/2021	KAYLEEN COCHRAN	IWPM		1,155.14	13,323.04 CR
31/05/2021	KAYLEEN COCHRAN	IWPM		1,367.66	14,690.70 CR
30/06/2021	KAYLEEN COCHRAN	IWPM		1,351.50	16,042.20 CR
30/06/2021	Rent agent statement - reconciliation		16,042.20		0.00 DR
30/06/2021	Rent agent statement - reconciliation			18,300.00	18,300.00 CR
			<b>16,042.20</b>	<b>34,342.20</b>	<b>18,300.00 CR</b>
<u>17/9 Kite Crescent, South Murwillumbah NSW, Australia (HAYLEY_STHMUR)</u>					
29/06/2021	The Vault	Warehouse Rent 6 M		8,181.82	8,181.82 CR
				<b>8,181.82</b>	<b>8,181.82 CR</b>

**Total Debits: 19,867.20**

**Total Credits: 51,349.02**



# Hope Island Marina

The Bantamz Trust

A.B.N. 16 916 355 138      A.C.N.

Ph: 0468 442 999

C3 - Hope Island Marina

Fax:

Hope Island QLD 4212

Email: hopeislandmarina@outlook.com

TO: Louise Cracknell & Gary Haley ATF Hayley  
629 Tumbulgum Toad  
Tygalga  
NSW 2484

## Financial Year Summary

For The Year Ending 2021

	Debits	Credits
<b><u>F24 (LOT 198) 16m</u></b>		
<b>Income</b>		
Rental Income		\$4,250.00
Other Income		\$0.00
<b>Expenses</b>		
Commercial Commission	\$425.00	
<b><u>Other Items</u></b>		
Balance Carried Forward From Prior Year		\$0.00
Other Account Credits		\$0.00
Administration Fees	\$0.00	
Other Account Debits	\$0.00	
Total Payments To Owner	\$3,825.00	

## Kelly Fu - PDK

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**From:** SEA-SKY Real Estate <sales@sea-sky.com.au>  
**Sent:** 8 December 2020 4:43 PM  
**To:** gary.hayley2@bigpond.com  
**Subject:** Re: Settlement F24 - Payment

Hi Gary and Louise,

All paid! It should show up in your account by tomorrow.

Kind regards,  
Michelle Beaman  
Principal



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P.O Box 994 Paradise Point QLD 4216  
0401 000 092  
sales@sea-sky.com.au  
www.sea-sky.com.au

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**From:** gary.hayley2@bigpond.com <gary.hayley2@bigpond.com>  
**Sent:** 08 December 2020 14:52  
**To:** SEA-SKY Real Estate <sales@sea-sky.com.au>  
**Subject:** RE: Settlement F24 - Payment

Thanks Michelle

Investment Bank Account: Louise Cracknell and Gary Hayley  
BSB: 112 879  
ACC: 477 006 733

Best Regards

### **Gary & Louise**

Gary Hayley & Louise Cracknell  
1453 Kyogle Road, Uki, NSW, 2484  
Gary - ☎ +61 477 766 461  
Louise - ☎ +61 430 240 022

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**From:** SEA-SKY Real Estate <sales@sea-sky.com.au>  
**Sent:** Friday, 4 December 2020 4:01 PM  
**To:** Gary Hayley <gary.hayley2@bigpond.com>  
**Subject:** Re: Settlement F24 - Payment

Good Afternoon Gary and Louise,

Congratulations on the settlement of the marina berth F24. I have some money left over to deposit into your bank account. Please could you send me your bank account information and I will deposit the \$750.00

Thank you.

Kind regards,  
Michelle Beaman  
Principal



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P.O Box 994 Paradise Point QLD 4216

0401 000 092

[sales@sea-sky.com.au](mailto:sales@sea-sky.com.au)

[www.sea-sky.com.au](http://www.sea-sky.com.au)

# Financial Year Statement

## Statement period

From: 1 July 2020

To: 30 June 2021

GARY HAYLEY LOUISE CRACKNELL  
1453 KYOGLE RD  
UKI NSW 2484

## Property

35 Duke St, Iluka NSW

Details	GST	Expense	Income
Excess Water income			\$490.31
Rent *			\$18,300.00
Excess Water - Expense		\$490.31	
General Maintenance expense	\$29.45	\$324.00	
Management Fee	\$164.70	\$1,811.70	
Plumbing expense	\$11.10	\$122.10	
	\$205.25	\$2,748.11	\$18,790.31
<b>Net Position at End of Period</b>			<b>\$16,042.20</b>

\* Total rent deduction(s) of \$0.00 applied during the statement period.  
NOTE: Includes rent deduction(s) and removal of rent deductions.

## COMMERCIAL LEASE AGREEMENT

**THIS LEASE (this "Lease") dated this 20th day of December, 2020**

**BETWEEN:**

**The Trustee for Hayley Cracknell Super Fund of 1453 Kyogle Rd Uki**

Telephone: (04) 76 769 444

(collectively and individually the "Landlord")

OF THE FIRST PART

**- AND -**

**The Vault - Antique & Modern of 1468 Kyogle Road, Uki, NSW**

Telephone: (04)77 766 461

(the "Tenant")

OF THE SECOND PART

**IN CONSIDERATION OF** the Landlord leasing certain premises to the Tenant, the Tenant leasing those premises from the Landlord and the mutual benefits and obligations set forth in this Lease, the receipt and sufficiency of which consideration is hereby acknowledged, the Parties to this Lease (the "Parties") agree as follows:

### Definitions

1. When used in this Lease, the following expressions will have the meanings indicated:
  - a. "Additional Rent" means all amounts payable by the Tenant under this Lease except Base Rent, whether or not specifically designated as Additional Rent elsewhere in this Lease;
  - b. "Building" means all buildings, improvements, equipment, fixtures, property and facilities from time to time located at Unit 17, 9 Kite Crescent, South Murwillumbah NSW, 2484, as from time to time altered, expanded or reduced by the Landlord in its sole discretion;
  - c. "Common Areas and Facilities" mean:
    - i. those portions of the Building areas, buildings, improvements, facilities, utilities, equipment and installations in or forming part of the Building which from time to time are not designated or intended by the Landlord to be let to tenants of the Building including, without limitation, exterior weather walls, roofs, entrances and exits, parking areas, driveways, loading docks and area, storage, mechanical and electrical rooms, areas above and below leasable premises and not included within leasable premises, security and alarm equipment, grassed and landscaped areas, retaining walls and maintenance, cleaning and operating equipment serving the Building; and

- ii. those lands, areas, buildings, improvements, facilities, utilities, equipment and installations which serve or are for the useful benefit of the Building, the tenants of the Building or the Landlord and those having business with them, whether or not located within, adjacent to or near the Building and which are designated from time to time by the Landlord as part of the Common Areas and Facilities;
- d. "Leasable Area" means with respect to any rentable premises, the area expressed in square metres of all floor space including floor space of mezzanines, if any, determined, calculated and certified by the Landlord and measured from the exterior face of all exterior walls, doors and windows, including walls, doors and windows separating the rentable premises from enclosed Common Areas and Facilities, if any, and from the centre line of all interior walls separating the rentable premises from adjoining rentable premises. There will be no deduction or exclusion for any space occupied by or used for columns, ducts or other structural elements;
- e. "Premises" means the warehouse at Unit 17, 9 Kite Crescent, South Murwillumbah, NSW, 2484.
- f. "Rent" means the total of Base Rent and Additional Rent.

## Intent of Lease

2. It is the intent of this Lease and agreed to by the Parties to this Lease that rent for this Lease will be on a gross rent basis meaning the Tenant will pay the Base Rent and any Additional Rent and the Landlord will be responsible for all other service charges related to the Premises and the operation of the Building save as specifically provided in this Lease to the contrary.

## Leased Premises

3. The Landlord agrees to rent to the Tenant the warehouse municipally described as Unit 17, 9 Kite Crescent, South Murwillumbah, NSW, 2484 (the "Premises").

The Premises will be used for only the following permitted use (the "Permitted Use"):  
Warehouse.

4. While the Tenant, or an assignee or subtenant approved by the Landlord, is using and occupying the Premises for the Permitted Use and is not in default under the Lease, the Landlord agrees not to Lease space in the Building to any tenant who will be conducting in such premises as its principal business, the services of: Warehouse.
5. The Premises are provided to the Tenant without any fixtures, chattels or leasehold improvements.
6. The Landlord reserves the right in its reasonable discretion to alter, reconstruct, expand, withdraw from or add to the Building from time to time. In the exercise of those rights, the Landlord undertakes to use reasonable efforts to minimise any interference with the visibility of the

Premises and to use reasonable efforts to ensure that direct entrance to and exit from the Premises is maintained.

7. The Tenant acknowledges that the Landlord or its agent will have the right to enter the Premises at all reasonable times to show them to prospective purchasers, encumbrancers, lessees or assignees, and may also during the ninety days preceding the termination of the terms of this Lease, place upon the Premises the usual type of notice to the effect that the Premises are for rent, which notice the Tenant will permit to remain on them.

## Term

8. The term of the Lease commences at 12:00 noon on 01 January 2021 and ends at 12:00 noon on 31 December 2024 (the "Term").
9. Should the Tenant remain in possession of the Premises with the consent of the Landlord after the natural expiration of this Lease, a new tenancy from month to month will be created between the Landlord and the Tenant which will be subject to all the terms and conditions of this Lease but will be terminable upon either party giving one month's notice to the other party.

## Rent

10. Subject to the provisions of this Lease, the Tenant will pay a base rent of \$1,500.00, payable per month, for the Premises (the "Base Rent"), without setoff, abatement or deduction.
11. The Tenant will pay the Base Rent of \$9,000 on or before the first date of 30 June 2021, then \$18,540 on or before the second date of 30 June 2021 and thereafter on or before the first of each and every month of the remaining Term to the Landlord.

## Use and Occupation

12. The Tenant will use and occupy the Premises only for the Permitted Use and for no other purpose whatsoever. The Tenant will carry on business under the name of The Vault - Antique & Modern and will not change such name without the prior written consent of the Landlord, such consent not to be unreasonably withheld. The Tenant will open the whole of the Premises for business to the public fully fixtured, stocked and staffed on the date of commencement of the term and throughout the term, will continuously occupy and utilise the entire Premises in the active conduct of its business in a reputable manner on such days and during such hours of business as may be determined from time to time by the Landlord.
13. The Tenant covenants that the Tenant will carry on and conduct its business from time to time carried on upon the Premises in such manner as to comply with any statute, including any subordinate legislation, which is in force now or in the future and taking into account any amendment or re-enactment, or any government department, local authority, other public or competent authority or court of competent jurisdiction and of the insurers in relation to the use,

occupation and enjoyment of the Building (including in relation to health and safety compliance with the proper practice recommended by all appropriate authorities).

## Quiet Enjoyment

14. The Landlord covenants that on paying the Rent and performing the covenants contained in this Lease, the Tenant will peacefully and quietly have, hold, and enjoy the Premises for the agreed term

## Overholding

15. If the Tenant continues to occupy the Premises without the written consent of the Landlord after the expiration or other termination of the Term, then, without any further written agreement, the Tenant will be a month-to-month tenant at a minimum monthly rental equal to twice the Base Rent and subject always to all of the other provisions of this Lease insofar as the same are applicable to a month-to-month tenancy and a tenancy from year to year will not be created by implication of law.

## Additional Rights on Reentry

16. If the Landlord reenters the Premises or terminates this Lease, then:

- a. notwithstanding any such termination or the Term thereby becoming forfeited and void, the provisions of this Lease relating to the consequences of termination will survive;
- b. the Landlord may use such reasonable force as it may deem necessary for the purpose of gaining admittance to and retaking possession of the Premises and the Tenant hereby releases the Landlord from all actions, proceedings, claims and demands whatsoever for and in respect of any such forcible entry or any loss or damage in connection therewith or consequential thereupon;
- c. the Landlord may expel and remove, forcibly, if necessary, the Tenant, those claiming under the Tenant, and their effects, as allowed by law, without being taken or deemed to be guilty of any manner of trespass;
- d. in the event that the Landlord has removed the property of the Tenant, the Landlord may store such property in a public warehouse or at a place selected by the Landlord, at the expense of the Tenant. If the Landlord feels that it is not worth storing such property given its value and the cost to store it, then the Landlord may dispose of such property in its sole discretion and use such funds, if any, towards any indebtedness of the Tenant to the Landlord. The Landlord will not be responsible to the Tenant for the disposal of such property other than to provide any balance of the proceeds to the Tenant after paying any storage costs and any amounts owed by the Tenant to the Landlord;
- e. the Landlord may relet the Premises or any part of the Premises for a term or terms which may be less or greater than the balance of the Term remaining and may grant reasonable



concessions in connection with such reletting including any alterations and improvements to the Premises;

- f. after reentry, the Landlord may procure the appointment of a receiver to take possession and collect rents and profits of the business of the Tenant, and, if necessary to collect the rents and profits the receiver may carry on the business of the Tenant and take possession of the personal property used in the business of the Tenant, including inventory, trade fixtures, and furnishings, and use them in the business without compensating the Tenant;
- g. after reentry, the Landlord may terminate the Lease on giving 5 days' written notice of termination to the Tenant. Without this notice, reentry of the Premises by the Landlord or its agents will not terminate this Lease;
- h. the Tenant will pay to the Landlord on demand:
  - i. all rent, Additional Rent and other amounts payable under this Lease up to the time of reentry or termination, whichever is later;
  - ii. reasonable expenses as the Landlord incurs or has incurred in connection with the reentering, terminating, reletting, collecting sums due or payable by the Tenant, realising upon assets seised; including without limitation, brokerage, fees and expenses and legal fees and disbursements and the expenses of keeping the Premises in good order, repairing the same and preparing them for reletting; and
  - iii. as liquidated damages for the loss of rent and other income of the Landlord expected to be derived from this Lease during the period which would have constituted the unexpired portion of the Term had it not been terminated, at the option of the Landlord, either:
    - 1. an amount determined by reducing to present worth at an assumed interest rate of twelve percent (12%) per annum all Base Rent and estimated Additional Rent to become payable during the period which would have constituted the unexpired portion of the Term, such determination to be made by the Landlord, who may make reasonable estimates of when any such other amounts would have become payable and may make such other assumptions of the facts as may be reasonable in the circumstances; or
    - 2. an amount equal to the Base Rent and estimated Additional Rent for a period of six (6) months.

17. Upon giving written notice no later than 60 days before the expiration of the Term, the Tenant may renew this Lease for an additional term. All terms of the renewed lease will be the same except for any signing incentives/inducements and this renewal clause.

## Landlord Chattels

18. The Landlord will not supply any chattels.

## Tenant Improvements

19. The Tenant will obtain written permission from the Landlord before doing any of the following:
- a. painting, wallpapering, redecorating or in any way significantly altering the appearance of the Premises;
  - b. removing or adding walls, or performing any structural alterations;
  - c. changing the amount of heat or power normally used on the Premises as well as installing additional electrical wiring or heating units;
  - d. subject to this Lease, placing or exposing or allowing to be placed or exposed anywhere inside or outside the Premises any placard, notice or sign for advertising or any other purpose;
  - e. affixing to or erecting upon or near the Premises any radio or TV antenna or tower, or satellite dish; or
  - f. installing or affixing upon or near the Premises any plant, equipment, machinery or apparatus without the Landlord's prior consent.

## Utilities and Other Costs

20. The Tenant is responsible for the direct payment of the following utilities and other charges in relation to the Premises: electricity.

## Insurance

21. The Tenant is hereby advised and understands that the personal property of the Tenant is not insured by the Landlord for either damage or loss, and the Landlord assumes no liability for any such loss. The Tenant is advised that, if insurance coverage is desired by the Tenant, the Tenant should inquire of Tenant's insurance agent regarding a Tenant's policy of insurance.

## Abandonment

22. If at any time during the Term, the Tenant abandons the Premises or any part of the Premises, the Landlord may, at its option, enter the Premises by any means without being liable for any prosecution for such entering, and without becoming liable to the Tenant for damages or for any payment of any kind whatever, and may, at the Landlord's discretion, as agent for the Tenant, relet the Premises, or any part of the Premises, for the whole or any part of the then unexpired Term, and may receive and collect all rent payable by virtue of such reletting, and, at the Landlord's option, hold the Tenant liable for any difference between the Rent that would have been payable under this Lease during the balance of the unexpired Term, if this Lease had continued in force, and the net rent for such period realised by the Landlord by means of the reletting. If the Landlord's right of reentry is exercised following abandonment of the premises by the Tenant, then the Landlord may consider any personal property belonging to the Tenant and left on the Premises to also have been abandoned, in which case the Landlord may dispose of all

such personal property in any manner the Landlord will deem proper and is relieved of all liability for doing so.

### Tenant's Indemnity

23. The Tenant will and does hereby indemnify and save harmless the Landlord of and from all loss and damage and all actions, claims, costs, demands, expenses, fines, liabilities and suits of any nature whatsoever for which the Landlord will or may become liable, incur or suffer by reason of a breach, violation or nonperformance by the Tenant of any covenant, term or provision hereof or by reason of any construction or other liens for any work done or materials provided or services rendered for alterations, improvements or repairs, made by or on behalf of the Tenant to the Premises, or by reason of any injury occasioned to or suffered by any person or damage to any property, or by reason of any wrongful act or omission, default or negligence on the part of the Tenant or any of its agents, concessionaires, contractors, customers, employees, invitees or licensees in or about the Building, or any losses caused, or contributed to, by any trespasser while that trespasser is on the Premises.

### Governing Law

24. It is the intention of the Parties to this Lease that the tenancy created by this Lease and the performance under this Lease, and all suits and special proceedings under this Lease, be construed in accordance with and governed, to the exclusion of the law of any other forum, by the laws of the State of New South Wales, without regard to the jurisdiction in which any action or special proceeding may be instituted.

25. It is the intention of the Parties that this Lease is a retail lease governed by the Retail Leases Act 1994, or any successor retail lease legislation.

### Severability

26. If there is a conflict between any provision of this Lease and the applicable legislation of the State of New South Wales (the "Act"), the Act will prevail and such provisions of the Lease will be amended or deleted as necessary in order to comply with the Act. Further, any provisions that are required by the Act are incorporated into this Lease.

### Assignment and Subletting

27. The Tenant will not assign this Lease in whole or in part, nor sublet all or any part of the Premises, nor grant any license or part with possession of the Premises or transfer to any other person in whole or in part or any other right or interest under this Lease (except to a parent, subsidiary or affiliate of the Tenant), without the prior written consent of the Landlord in each instance, which consent will not be unreasonably withheld so long as the proposed assignment or sublease complies with the provisions of this Lease.

28. Before giving consent, the Landlord may require reasonable documentation to satisfy the Landlord that the proposed assignee or subtenant is capable of performing the Tenant's obligations under this Lease.
29. If the Lease is assigned or if the Premises or any part of the Premises are sublet or occupied by anyone other than the Tenant, the Landlord may collect rent directly from the assignee, subtenant or occupant, and apply the net amount collected, or the necessary portion of that amount, to the rent owing under this Lease.
30. The prohibition against assigning or subletting without the consent required by this Lease will be constructed to include a prohibition against any assignment or sublease by operation of law.
31. The consent by the Landlord to any assignment or sublease will not constitute a waiver of the necessity of such consent to any subsequent assignment or sublease.

### **Bulk Sale**

32. No bulk sale of goods and assets of the Tenant may take place without first obtaining the written consent of the Landlord, which consent will not be unreasonably withheld so long as the Tenant and the Purchaser are able to provide the Landlord with assurances, in a form satisfactory to the Landlord, that the Tenant's obligations in this Lease will continue to be performed and respected, in the manner satisfactory to the Landlord, after completion of the said bulk sale.

### **Care and Use of Premises**

33. The Tenant will promptly notify the Landlord of any damage, or of any situation that may significantly interfere with the normal use of the Premises.
34. The Tenant will not make (or allow to be made) any noise or nuisance which, in the reasonable opinion of the Landlord, disturbs the comfort or convenience of other tenants.
35. The Tenant will not engage in any illegal trade or activity on or about the Premises.
36. The Landlord and Tenant will comply with standards of health, sanitation, fire, housing and safety as required by law.

### **Surrender of Premises**

37. At the expiration of the lease term, the Tenant will quit and surrender the Premises in as good a state and condition as they were at the commencement of this Lease, reasonable use and wear and damages by the elements excepted.

### **Hazardous Materials**

38. The Tenant will not keep or have on the Premises any article or thing of a dangerous, flammable, or explosive character that might unreasonably increase the danger of fire on the Premises or that might be considered hazardous by any responsible insurance company.

## Rules and Regulations

39. The Tenant will obey all rules and regulations posted by the Landlord regarding the use and care of the Building, parking lot and other common facilities that are provided for the use of the Tenant in and around the Building on the Premises.

## General Provisions

40. The Tenant may request that the Landlord register this Lease, and in either case, the Landlord will comply with section 15 of the Retail Leases Act 1994.
41. Any waiver by the Landlord of any failure by the Tenant to perform or observe the provisions of this Lease will not operate as a waiver of the Landlord's rights under this Lease in respect of any subsequent defaults, breaches or nonperformance and will not defeat or affect in any way the Landlord's rights in respect of any subsequent default or breach.
42. This Lease will extend to and be binding upon and inure to the benefit of the respective heirs, executors, administrators, successors and assigns, as the case may be, of each party to this Lease. All covenants are to be construed as conditions of this Lease.
43. All sums payable by the Tenant to the Landlord pursuant to any provision of this Lease will be deemed to be Additional Rent and will be recoverable by the Landlord as rental arrears.
44. Where there is more than one Tenant executing this Lease, all Tenants are jointly and severally liable for each other's acts, omissions and liabilities pursuant to this Lease.
45. Time is of the essence in this Lease.
46. This Lease will constitute the entire agreement between the Landlord and the Tenant. Any prior understanding or representation of any kind preceding the date of this Lease will not be binding on either party to this Lease except to the extent incorporated in this Lease. In particular, no warranties of the Landlord not expressed in this Lease are to be implied.

**IN WITNESS WHEREOF** the Parties to this Lease have duly affixed their signatures under hand and seal, or by a duly authorised officer under seal, on this 20th day of December, 2020

AM Kelly  
(Witness)

LM Cracknell  
Louise Cracknell (Landlord)

AM Kelly  
(Witness)

GB Hayley  
Gary Hayley for The Vault - Antique & Modern (Tenant)

# 30100 - Accountancy Fees

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** Completed

Account Code	Description	CY Balance	LY Balance	Change
30100	Accountancy Fees	\$2,090.00	\$1,980.00	5.56%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$2,090.00	\$1,980.00	

## Supporting Documents

- General Ledger [Report](#)
- 30100 - Accounting fee paid 2021.pdf

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Accountancy Fees (30100)</b>					
<u>Accountancy Fees (30100)</u>					
09/06/2021	INTERNET WITHDRAWAL Invoice	Inv - 42830 PDK	2,090.00		2,090.00 DR
			<b>2,090.00</b>		<b>2,090.00 DR</b>

**Total Debits: 2,090.00**

**Total Credits: 0.00**

## TAX INVOICE

Invoice Date 19 May 2021

Invoice No. 42830

Client Code HCSF

Hayley Cracknell Super Fund  
1453 Kyogle Road  
UKI NSW 2484

**To our Professional Fees and Charges in attending to the following :-**

Preparation of Financial Statements and Statutory Minutes for the Hayley Cracknell Superannuation Fund for the year ended 30 June 2020.

Preparation and lodgement of Fund Income Tax Return for the Hayley Cracknell Superannuation Fund for the year ended 30 June 2020 including schedules as required.

Preparation of Self Managed Superannuation Fund Minutes on ownership confirmation of investments.

Preparation of SMSF Minutes of Arts Investments.

Preparation of SMSF Minutes of Queensland and New South Wales Properties.

Preparation and lodgements of Business Activity Statements for September 2020, December 2020 and March 2021.

Various discussions thereto.

Our Fee Total	1,900.00
Plus: GST	190.00
<b>TOTAL FEE</b>	<b>\$2,090.00</b>



# 30400 - ATO Supervisory Levy

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
30400	ATO Supervisory Levy	\$518.00		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$518.00		

## Supporting Documents

- General Ledger [Report](#)

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>ATO Supervisory Levy (30400)</b>					
<u>ATO Supervisory Levy (30400)</u>					
03/07/2020	ATO	ION OFFATO006000012398010	259.00		259.00 DR
27/05/2021	ATO	ATO003000014801154	259.00		518.00 DR
			<b>518.00</b>		<b>518.00 DR</b>

**Total Debits: 518.00**

**Total Credits: 0.00**

# 30700 - Auditor's Remuneration

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
30700	Auditor's Remuneration	\$990.00	\$990.00	0%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$990.00	\$990.00	

## Supporting Documents

- General Ledger [Report](#)
- 30700 - Auditing fee paid 2021.pdf

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Auditor's Remuneration (30700)</b>					
Auditor's Remuneration (30700)					
09/06/2021	INTERNET WITHDRAWAL Audit Invoic	Inv - 42833	990.00		990.00 DR
			<b>990.00</b>		<b>990.00 DR</b>

**Total Debits: 990.00**

**Total Credits: 0.00**

# TAX INVOICE

Invoice Date 24 May 2021

Invoice No. 42833

Client Code HCSF

Hayley Cracknell Super Fund  
1453 Kyogle Road  
UKI NSW 2484

## To our Professional Fees and Charges in attending to the following :-

Annual audit of the records, financial statements and tax return of the Hayley Cracknell Super Fund for the year ended 30 June 2020 as required under SIS Regulations.

Preparation of Audit Report.

Review of statutory minute book documentation for history of fund per requirements under SIS Legislation.

Resolve all queries as requested by Auditor.

Our Fee Total	900.00
Plus: GST	90.00
<b>TOTAL FEE</b>	<b>\$ 990.00</b>

### Remittance Advice - Please return with your payment

Payment required within Fourteen (14) Days from date of Invoice

**Invoice Due Date - 07 June 2021**

**Please forward cheques to:**  
PDK Financial Synergy P/L  
PO Box 3685  
ADELAIDE SA 5000

Credit Card: Mastercard/Visa (Please circle)

Card No:

Expires: \_\_\_\_ / \_\_\_\_

**For Direct Deposit:**  
BSB: 035-000  
Account No: 683075

Name on Card: \_\_\_\_\_

Signature: \_\_\_\_\_

Client Code: HCSF

Invoice No: 42833

Amount Due: \$ 990.00

Amount Paid: \$ \_\_\_\_\_

Liability limited by a scheme approved under Professional Standards Legislation

# 31500 - Bank Charges

2021 Financial Year

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Preparer Kelly Fu

Reviewer Kelly Fu

Status N/A - Not Applicable

Account Code	Description	CY Balance	LY Balance	Change
31500	Bank Charges		\$3.20	100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
			\$3.20	

## Supporting Documents

No supporting documents

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# 37900 - Interest Paid

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** Completed

Account Code	Description	CY Balance	LY Balance	Change
37900	Interest Paid	\$3,061.00		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$3,061.00		

## Supporting Documents

- General Ledger [Report](#)
- 80500 - Mortgage repayment and interest calculation 2021.xlsx.pdf

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Interest Paid (37900)</b>					
<u>Interest Paid (37900)</u>					
29/06/2021	INTERNET WITHDRAWAL Interest Payment Warehou		3,061.00		3,061.00 DR
			<b>3,061.00</b>		<b>3,061.00 DR</b>

**Total Debits: 3,061.00**

**Total Credits: 0.00**



Compound Period: Monthly

Nominal Annual Rate: 5.300%

CASH FLOW DATA

Event	Date	Amount	Number	Period	End Date
1 Loan	28/10/2020	165,000.00	1		
2 Payment	12/04/2020	6,000.00	1		
3 Payment	12/10/2020	25,000.00	1		
4 Payment	01/04/2021	25,000.00	1		
5 Payment	01/08/2021	25,000.00	1		
6 Payment	01/12/2021	25,000.00	1		
7 Payment	24/05/2021	25,000.00	1		
8 Interest	30/06/2021	3,061.00	1		

AMORTIZATION SCHEDULE - Normal Amortization

	Date	Payment	Interest	Principal	Balance
Loan	28/10/2020				<b>165,000.00</b>
1	12/04/2020	6,000.00	897.20	5,102.80	159,897.20
2	12/10/2020	25,000.00	139.31	24,860.69	135,036.51
3	01/04/2021	25,000.00	490.20	24,509.80	110,526.71
4	01/08/2021	25,000.00	64.20	24,935.80	85,590.91
5	01/12/2021	25,000.00	49.71	24,950.29	60,640.62
6	24/05/2021	25,000.00	1,185.98	23,814.02	36,826.60
7	30/06/2021	3,061.00	234.40	2,826.60	<b>34,000.00</b>
2021 Totals		134,061.00	<b>3,061.00</b>	131,000.00	

# 38000 - Insurance

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
38000	Insurance	\$370.00	\$370.00	0%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$370.00	\$370.00	

## Supporting Documents

- General Ledger [Report](#)

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

## Notes

Kelly Fu

<b>Note</b> Ongoing audit shield insurance per PDK.	18/05/2022 10:46
--	------------------

Hayley Cracknell Super Fund

# General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Insurance (38000)</b>					
<i>Insurance (38000)</i>					
08/12/2020	TFR WDL BPAY INTERNET 404251210869012 Audit Shield		370.00		370.00 DR
			<b>370.00</b>		<b>370.00 DR</b>

**Total Debits: 370.00**

**Total Credits: 0.00**

# 39000 - Life Insurance Premiums

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accumulation)	\$4,531.96	\$3,603.52	25.76%
HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulation)	\$6,004.92	\$4,799.79	25.11%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$10,536.88	\$8,403.31	

## Supporting Documents

- General Ledger [Report](#)
- 39000 - AIA Insurance Gary + Louise 2021.pdf

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Life Insurance Premiums (39000)</b>					
<u>(Life Insurance Premiums) Cracknell, Louise - Accumulation (CRALOU00001A)</u>					
23/07/2020	AIA AUSTRALIA .CAN ASS65433853 28 07 20		348.58		348.58 DR
25/08/2020	AIA AUSTRALIA . 65433853 28 08 20		348.58		697.16 DR
23/09/2020	AIA AUSTRALIA . 65433853 28 09 20		348.58		1,045.74 DR
26/10/2020	AIA AUSTRALIA . 65433853 28 10 20		348.58		1,394.32 DR
24/11/2020	AIA AUSTRALIA . 65433853 28 11 20		348.58		1,742.90 DR
23/12/2020	AIA AUSTRALIA . 65433853 28 12 20		348.58		2,091.48 DR
25/01/2021	AIA AUSTRALIA . 65433853 28 01 21		348.58		2,440.06 DR
23/02/2021	AIA AUSTRALIA . 65433853 28 02 21		348.58		2,788.64 DR
23/03/2021	AIA AUSTRALIA . 65433853 28 03 21		435.83		3,224.47 DR
23/04/2021	AIA AUSTRALIA . 65433853 28 04 21		435.83		3,660.30 DR
25/05/2021	AIA AUSTRALIA . 65433853 28 05 21		435.83		4,096.13 DR
23/06/2021	AIA AUSTRALIA . 65433853 28 06 21		435.83		4,531.96 DR
			<b>4,531.96</b>		<b>4,531.96 DR</b>
<u>(Life Insurance Premiums) Hayley, Gary - Accumulation (HAYGAR00001A)</u>					
30/07/2020	AIA AUSTRALIA .CAN ASS65433919 01 08 20		456.56		456.56 DR
31/08/2020	AIA AUSTRALIA . 65433919 01 09 20		456.56		913.12 DR
29/09/2020	AIA AUSTRALIA . 65433919 01 10 20		456.56		1,369.68 DR
29/10/2020	AIA AUSTRALIA . 65433919 01 11 20		456.56		1,826.24 DR
30/11/2020	AIA AUSTRALIA . 65433919 01 12 20		456.56		2,282.80 DR
30/12/2020	AIA AUSTRALIA . 65433919 01 01 21		456.56		2,739.36 DR
29/01/2021	AIA AUSTRALIA . 65433919 01 02 21		456.56		3,195.92 DR
01/03/2021	AIA AUSTRALIA . 65433919 01 03 21		561.80		3,757.72 DR
30/03/2021	AIA AUSTRALIA . 65433919 01 04 21		561.80		4,319.52 DR
29/04/2021	AIA AUSTRALIA . 65433919 01 05 21		561.80		4,881.32 DR
31/05/2021	AIA AUSTRALIA . 65433919 01 06 21		561.80		5,443.12 DR
29/06/2021	AIA AUSTRALIA . 65433919 01 07 21		561.80		6,004.92 DR
			<b>6,004.92</b>		<b>6,004.92 DR</b>
<b>Total Debits:</b>	<b>10,536.88</b>				
<b>Total Credits:</b>	<b>0.00</b>				



AIA Australia Limited  
(ABN 79 004 837 861 AFSL 230043)

PO Box 6111  
Melbourne VIC 3004  
Phone : 1800 333 613  
Fax : 1800 832 266

AIA.COM.AU

15 July 2021



002388 041

HAYLEY CRACKNELL SUPERFUND,  
1453 KYOGLE ROAD  
UKI NSW 2484  
AUSTRALIA

**Premium Receipt**

Period ending 30 June 2021

Any questions? Call 1800 333 613

Dear Policyholder,

**Policy Number:** 65433853  
**Life Insured:** CRACKNELL, MISS LOUISE  
**Policy Owner:** HAYLEY CRACKNELL SUPERFUND,

We wish to advise that the following is the summary of the total premiums we received for covers under your policy for the financial year ending 30th June 2021:

Description	Base Premium	Stamp Duty	Total Premiums Received
LIFE COVER (SUPER)	\$2,552.08	\$0.00	\$2,552.08
TPD (SUPER) (ANY OCCUPATION)	\$1,791.20	\$0.00	\$1,791.20
TPD BUY-BACK (SUPER) (ANY OCC)	\$96.28	\$0.00	\$96.28
Policy Fee			\$92.40
<b>Total</b>			<b>\$4,531.96*</b>

Please note that this is not a request for payment, but a confirmation of premiums received.

To determine whether premiums paid under your policy are tax deductible, you should speak with your tax adviser.

If you have any questions about this letter, please speak with your financial adviser or contact our Client Services Team on 1800 333 613 Monday to Friday, 8am-6pm AEST or email us at [au.customer@aia.com](mailto:au.customer@aia.com).

Yours sincerely,

Pina Sciarrone  
Chief Retail Insurance Officer

*\*Any transaction that occurs after the reporting period will be recorded on your next statement.*

Adviser: MATRIX:PLATINUM FIN PLANNING

PS1118

429009-988200 6521686



AIA Australia Limited  
(ABN 79 004 837 861 AFSL 230043)

PO Box 6111  
Melbourne VIC 3004  
Phone : 1800 333 613  
Fax : 1800 832 268

AIA.COM.AU

15 July 2021



002410 041

HAYLEY CRACKNELL SUPERFUND,  
1453 KYOGLE ROAD  
UKI NSW 2484  
AUSTRALIA

**Premium Receipt**

Period ending 30 June 2021

Any questions? Call 1800 333 613

Dear Policyholder,

**Policy Number:** 65433919  
**Life Insured:** HAYLEY, MR GARY  
**Policy Owner:** HAYLEY CRACKNELL SUPERFUND,

We wish to advise that the following is the summary of the total premiums we received for covers under your policy for the financial year ending 30th June 2021:

Description	Base Premium	Stamp Duty	Total Premiums Received
LIFE COVER (SUPER)	\$5,912.52	\$0.00	\$5,912.52
Policy Fee			\$92.40
Total			\$6,004.92*

Please note that this is not a request for payment, but a confirmation of premiums received.

To determine whether premiums paid under your policy are tax deductible, you should speak with your tax adviser.

If you have any questions about this letter, please speak with your financial adviser or contact our Client Services Team on 1800 333 613 Monday to Friday, 8am-6pm AEST or email us at [au.customer@aia.com](mailto:au.customer@aia.com).

Yours sincerely,

Pina Sciarrone  
Chief Retail Insurance Officer

*\*Any transaction that occurs after the reporting period will be recorded on your next statement.*

Adviser: MATRIX:PLATINUM FIN PLANNING

120009 044200 46221602

PS1118

# 41930 - Property Expenses - Agents Management Fees

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_HOPEISLAND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	\$425.00		100%
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	\$1,811.70	\$1,801.80	0.55%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$2,236.70	\$1,801.80	

## Supporting Documents

- General Ledger [Report](#)
- 28000 - 35 Duke St Rental agent statement 2021.pdf
- 28000 - F24 Rental agent statement 2021.pdf

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices



## Hayley Cracknell Super Fund

# General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Agents Management Fees (41930)</b>					
<u>F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212 (HAYLEY HOPEISLAND)</u>					
01/12/2020	Rent agent statement - reconciliation		425.00		425.00 DR
			<b>425.00</b>		<b>425.00 DR</b>
<u>35 Duke Street, Iluka NSW 2466 (HAYLEY ILUKA)</u>					
30/06/2021	Rent agent statement - reconciliation		1,811.70		1,811.70 DR
			<b>1,811.70</b>		<b>1,811.70 DR</b>

**Total Debits: 2,236.70**

**Total Credits: 0.00**

# Financial Year Statement

**Statement period**

From: 1 July 2020

To: 30 June 2021

GARY HAYLEY LOUISE CRACKNELL  
1453 KYOGLE RD  
UKI NSW 2484

**Property**

35 Duke St, Iluka NSW

Details	GST	Expense	Income
Excess Water income			\$490.31
Rent *			\$18,300.00
Excess Water - Expense		\$490.31	
General Maintenance expense	\$29.45	\$324.00	
Management Fee	\$164.70	\$1,811.70	
Plumbing expense	\$11.10	\$122.10	
	\$205.25	\$2,748.11	\$18,790.31

**Net Position at End of Period****\$16,042.20**

\* Total rent deduction(s) of \$0.00 applied during the statement period.  
NOTE: Includes rent deduction(s) and removal of rent deductions.

# Hope Island Marina

The Bantamz Trust

A.B.N. 16 916 355 138      A.C.N.

Ph: 0468 442 999

C3 - Hope Island Marina

Fax:

Hope Island QLD 4212

Email: hopeislandmarina@outlook.com

TO: Louise Cracknell & Gary Haley ATF Hayley  
629 Tumbulgum Toad  
Tygalga  
NSW 2484

## Financial Year Summary

For The Year Ending 2021

	Debits	Credits
<b><u>F24 (LOT 198) 16m</u></b>		
<b>Income</b>		
Rental Income		\$4,250.00
Other Income		\$0.00
<b>Expenses</b>		
Commercial Commission	\$425.00	
<b><u>Other Items</u></b>		
Balance Carried Forward From Prior Year		\$0.00
Other Account Credits		\$0.00
Administration Fees	\$0.00	
Other Account Debits	\$0.00	
Total Payments To Owner	\$3,825.00	

# 41960 - Property Expenses - Council Rates

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_HOPEISLAND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	\$391.06	\$763.10	(48.75)%
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	\$2,361.67	\$2,347.98	0.58%
HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	\$1,522.49		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$4,275.22	\$3,111.08	

## Supporting Documents

- General Ledger [Report](#)
- 77250 - Sale Settlement - F24 Marina Berth 4.12.2020.pdf [HAYLEY\\_HOPEISLAND](#)
- 41960 - Council rates F24 2021.pdf [HAYLEY\\_HOPEISLAND](#)
- 41960 - Council rates 35 Duke St 2021.pdf [HAYLEY\\_ILUKA](#)
- 77250 - Purchase Settlement - 17,9 Kite Cres, Nth Murwillumbah 2.11.2020.pdf [HAYLEY\\_STHMUR](#)

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Council Rates (41960)</b>					
<u>F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212 (HAYLEY HOPEISLAND)</u>					
14/09/2020	TFR WDL BPAY INTERNET COGC - RATES	232031070	395.05		395.05 DR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01			58.05	337.00 DR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01		54.06		391.06 DR
			<b>449.11</b>	<b>58.05</b>	<b>391.06 DR</b>
<u>35 Duke Street, Iluka NSW 2466 (HAYLEY ILUKA)</u>					
14/09/2020	TFR WDL BPAY INTERNET CLARENCE VALLEY CNCL	1113844	591.67		591.67 DR
02/12/2020	TFR WDL BPAY INTERNET CLARENCE VALLEY CNCL	1113844	590.00		1,181.67 DR
03/03/2021	TFR WDL BPAY INTERNET CLARENCE VALLEY CNCL	1113844	590.00		1,771.67 DR
01/06/2021	TFR WDL BPAY INTERNET CLARENCE VALLEY CNCL	1113844	590.00		2,361.67 DR
			<b>2,361.67</b>		<b>2,361.67 DR</b>
<u>17/9 Kite Crescent, South Murwillumbah NSW, Australia (HAYLEY STHMUR)</u>					
28/10/2020	TELEGRAPHIC TFR (RTGS)		1,522.49		1,522.49 DR
			<b>1,522.49</b>		<b>1,522.49 DR</b>
<b>Total Debits:</b>			<b>4,333.27</b>		
<b>Total Credits:</b>				<b>58.05</b>	

## Settlement Statement

**Matter:** Hayley As Trustee Under Instrument 717932476 and Cracknell As Trustee Under Instrument 717932476 to Peterson and Peterson - Our Ref: AG:AvD:20/4547  
**Property Address:** F24 "Marina Berth" Santa Barbara Road HOPE ISLAND QLD 4212  
**Settlement Date:** Friday, 4 December 2020  
**Settlement Venue:** PEXA  
**Settlement Time:** 12:30 PM  
**Adjustment Date:** 4/12/2020

<b>Contract Price:</b>	\$105,000.00
<b>Less Deposit:</b>	\$6,000.00
	<b>\$99,000.00</b>

<b>Plus Council Rate (6 monthly)</b> Period from 01/07/2020 to 31/12/2020 - 184 days \$395.58 x 27 / 184 days	\$58.05
	<b>\$99,058.05</b>

<b>Plus Body Corp Sinking Fund</b> Period from 01/12/2020 to 28/02/2021 - 90 days \$121.25 x 86 / 90 days	\$115.86
	<b>\$99,173.91</b>

<b>Plus Body Corp Admin Fund</b> Period from 01/12/2020 to 28/02/2021 - 90 days \$692.10 x 86 / 90 days	\$661.34
	<b>\$99,835.25</b>

<b>Less Water and Sewerage Access Charges</b> Period from 31/10/2020 to 04/12/2020 - 35 days \$87.20 x 34 / 35 days	\$87.20
	<b>\$99,748.05</b>

<b>Less Water Usage</b> Period from 31/10/2020 to 08/02/2021 - 100 days Consumed 1530.000000 KI / 100 days = 15.300000 KI/day Period from 31/10/2020 to 04/12/2020 - 34 days 15.300000 kls per day x 34 days x \$4.212000 /KI x 4 / 902	\$9.17
	<b>\$99,738.88</b>

<b>BALANCE AT SETTLEMENT:</b>	<b>\$99,738.88</b>
-------------------------------	--------------------

**Bank Cheque Details:**

Body Corporate for Hope Island Marina GTP 107336	\$813.35
Gold Coast City Council	\$54.06
Affinity Lawyers	\$528.00
PEXA	\$57.04
Louise Cracknell and Gary Hayley	\$98,286.43

<b>BANK CHEQUE TOTAL</b>	<b>\$99,738.88</b>
--------------------------	--------------------

<b>Documents to be handed over at Settlement:</b>	<b>To</b>	<b>Sale Price:</b>
		\$105,000
<b>Documents to collect/show at Settlement:</b>	<b>From</b>	- 528.00
		- 57.04
		- 83.00 (unknown)
<b>Documents to check at Settlement:</b>	<b>Collected by</b>	<b>=\$104,497.96</b>



## Tax Invoice

Invoice # 1027

**Date:** 24/09/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
24/09/2020	ADVERTISING - domain.com.au	\$136.36	\$13.64	\$150.00

Message: Thank you

Total Price inc. GST

\$150.00

Total GST

\$13.64

Less Payments Received

Total Balance Due inc. GST

**\$150.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference



## Tax Invoice

Invoice # 1028

**Date:** 9/10/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
9/10/2020	Body Corporate Statement	\$130.00	\$13.00	\$143.00
9/10/2020	Title Search	\$31.82	\$3.18	\$35.00

Message: Thank you

Total Price inc. GST

\$178.00

Total GST

\$16.18

Less Payments Received

Total Balance Due inc. GST

**\$178.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference



Notice number  
2 3203107 0

Date of issue  
20 July 2020



041 - 11721 - 5569 - RC  
G B Hayley and L M Cracknell  
629 Tumbulgum Rd  
TYGALGAH NSW 2484

*CA*

Current rating period:  
1 July 2020 to 31 December 2020

**\$369.10**

(see back for payment options)

Due date for payment:  
**20 August 2020**

Total amount payable after due date:  
**\$395.05**

(interest penalty applies after due date)

Lot 198 Santa Barbara Road, HOPE ISLAND QLD 4212  
Lot 198 GTP107336

(Payments received after 2 July 2020 may not be included in this notice)

State Government and associated charges	(see rate assessment page for details)	\$31.40
Council rates and charges	(see rate assessment page for details)	\$363.65
Less 10% Council discount on GENERAL RATE if full payment received by the due date		\$25.95CR
<b>Amount payable if paid by: 20 August 2020</b>		<b>\$369.10</b>

My Account lets you manage your Council accounts and services online. Use My Account to view or pay your rate notice online, view your account balance, update your contact details or request a payment plan. Visit [cityofgoldcoast.com.au/myaccount](http://cityofgoldcoast.com.au/myaccount) to sign in or find out more.

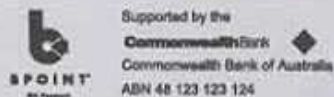
To view your rating category statement and other rate notice inserts online, visit [cityofgoldcoast.com.au/inserts](http://cityofgoldcoast.com.au/inserts)

To make a **voluntary** contribution towards the acquisition and enhancement of the City's koala habitat, please use the BPAY® details on the reverse.

*PAID  
14/08  
\$395.05*

0466670056650114  
AU\_1-6\_2\_003437 / 001719 / 005560

Name: G B Hayley and L M Cracknell  
Ref: 2 3203107 0



Supported by the  
Commonwealth Bank  
Commonwealth Bank of Australia  
ABN 48 123 123 124



Billor Code: 575217  
Ref: 2 3203107 0



Post Billpay

Date: / /

Cash:

Check:

Check: (see reverse)

Total Amount Payable  
If paid by: 20 August 2020

\$369.10

Total Amount Payable  
If paid after: 20 August 2020

\$395.05

Teller stamp  
and initials

No. of  
Cheques

For Credit  
Gold Coast City Council

Item Code: 831    User ID: 066684    Customer Reference No.: 000002320310707

\$

Locked Bag 23  
GRAFTON NSW 2460

1 July 2020 To 30 June 2021

clarence  
VALLEY COUNCIL

ABN 85 864 095 684

Enquiries regarding this notice  
Phone (02) 6643 0200  
Fax (02) 6642 7647

Office Hours: Please see over

NOTICE IS HEREBY GIVEN THAT THE UNDERMENTIONED LAND HAS BEEN RATED BY THE CLARENCE VALLEY COUNCIL



G B Hayley & L M Cracknell  
629 Tumbulgum Road  
TYGALGAH NSW 2484

*SMSF*



041  
ID16285  
R2\_16737

**PROPERTY NUMBER**

111384

POSTING DATE DUE DATE  
27/07/2020 31/08/2020

VALUATION BASE DATE  
01/07/2019



TO:-  
Being the Owner,  
Holder, Tenant or  
Other Person liable  
to pay Rates and  
Charges in respect  
of any Property or  
Agent for any such  
person.

**PROPERTY LOCATION AND DESCRIPTION**

35 Duke Street ILUKA NSW 2466  
Lot 76 DP 28504

689.2 SQM

• FOR IMPORTANT  
INFORMATION AND  
PAYMENT METHODS  
PLEASE SEE REVERSE

• IF ADDRESS SHOWN  
IS INCORRECT, PLEASE  
CONTACT COUNCIL  
DIRECT BY MAIL  
GIVING COUNCIL'S  
PROPERTY NUMBER

**Rates and Charges**

Rateable Value	Charge Rate	Amount
190,000	@ 0.366405 c/\$	696.17
	1 Per Service	1134.00
	1 Per Service	124.00
	1 Per Service	344.50
	Charge	63.00

Ordinary Residential Rate Iluka A  
Sewer Res Connected Pressure System  
Residential Water 20mm  
Domestic Waste 3 Bin Service  
Waste Management Levy

This property has been categorised as shown in the above Ordinary Rate

1ST INSTALMENT	2ND INSTALMENT	3RD INSTALMENT	4TH INSTALMENT	Please deduct any payments since	\$ TOTAL
\$591.67 31/08/2020	\$590.00 30/11/2020	\$590.00 28/02/2021	\$590.00 31/05/2021	26/07/2020	\$2,361.67

NOTE:- Sec 566 of the Local Government Act 1993 require Council to charge interest on a DAILY basis for overdue Rates and Charges. The interest rate from 1/7/20-31/12/20 is 0% and 1/1/21-30/6/21 is 7% per annum calculated daily.

**PREFERRED METHOD OF PAYMENT**

**2020/2021 RATE NOTICE**

**TOTAL DUE**

\$2,361.67

**1ST INSTALMENT**

\$591.67

**DUE DATE**

31/08/2020



BILLER CODE: 46318  
Ref: 1113844  
INTERNET [www.clarence.nsw.gov.au/payrates](http://www.clarence.nsw.gov.au/payrates)  
PHONE 1300 BPOINT



For emailed notices:  
[clarence.enotices.com.au](http://clarence.enotices.com.au)  
Reference No: B40A8809CP

A surcharge of 0.6% applies to payments by credit card



BILLER CODE: 46318  
Ref: 1113844

BPAY this payment via internet or phone banking.  
BPAY View - View and pay this bill using internet banking.  
BPAY View Registration No.: Please enter the BPAY Reference number.  
(next to the BPAY Logo above)



BILLPAY CODE: 2096  
Ref: 1113844

Pay in person at any Post Office,  
by phone 13 18 16, or go to  
[www.postbillpay.com.au](http://www.postbillpay.com.au)



\*2096 1113844

*PAID  
14/09  
REF: 1113844*

PLEASE SEE REVERSE SIDE FOR METHODS OF PAYMENT

PLEASE TICK BOX IF RECEIPT IS REQUIRED



Locked Bag 23  
GRAFTON NSW 2460

clarence  
VALLEY COUNCIL

ABN 85 884 095 684

Enquiries regarding this notice

Phone (02) 6643 0200

Fax (02) 6642 7647

Office Hours: Please see over  
RATES 2nd INSTALMENT NOTICE 2020/2021

*SMSF*



G B Hayley & L M Cracknell  
629 Tumbulgum Road  
TYGALGAH NSW 2484



041  
1013298  
R2\_9807

PROPERTY NUMBER

111384

POSTING DATE DUE DATE

23/10/2020 30/11/2020

VALUATION BASE DATE

01/07/2019



TO:-  
Being the Owner,  
Holder, Tenant or  
Other Person liable  
to pay Rates and  
Charges in respect  
of any Property or  
Agent for any such  
person.

PROPERTY LOCATION AND DESCRIPTION

35 Duke Street ILUKA NSW 2466  
Lot 76 DP 28504

• FOR IMPORTANT  
INFORMATION AND  
PAYMENT METHODS  
PLEASE SEE REVERSE.

• IF ADDRESS SHOWN  
IS INCORRECT PLEASE  
CONTACT COUNCIL  
DIRECT BY MAIL  
QUOTING COUNCIL'S  
PROPERTY NUMBER.

NOTE: The provisions of Section 566 of the Local Government Act 1993 require Council to charge interest on a DAILY basis for overdue Rates and Charges. The interest rate from 1 July 2020 will be 0.00% per annum calculated daily.

All arrears are due and payable immediately. Failure to pay any arrears referred in this notice may result in legal action without further notice.

*PAID  
02/11/20  
Rec # I 21222216*

ARREARS PAYABLE IMMEDIATELY	THIS INSTALMENT	DAILY INTEREST IS CALCULATED ON OVERDUE RATES AT	Please deduct any payments since	\$	TOTAL
\$0.00	\$590.00	0.00% P.A.	20/10/2020		\$590.00

PREFERRED METHOD OF PAYMENT



BILLER CODE: 46318  
Ref: 111384  
INTERNET [www.clarence.nsw.gov.au/payrates](http://www.clarence.nsw.gov.au/payrates)  
PHONE 1300 BPOINT



For emailed notices:  
[clarence.enotices.com.au](http://clarence.enotices.com.au)  
Reference No: DEDF523D1V

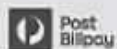
LOCATION: 35 Duke Street ILUKA NSW 2466

A surcharge of 0.6% applies to payments by credit card



BILLER CODE: 46318  
Ref: 1113844

BPAY this payment via internet or phone banking.  
BPAY View - View and pay this bill using internet banking.  
BPAY View Registration No.: 1113844



BILLPAY CODE: 2096  
Ref: 1113844

Pay in person at any Post Office,  
by phone 13 18 16, or go to  
[www.postbillpay.com.au](http://www.postbillpay.com.au)



\*2096 1113844

TOTAL DUE

\$590.00

2ND INSTALMENT

\$590.00

DUE DATE

30/11/2020

PLEASE SEE REVERSE SIDE FOR METHODS OF PAYMENT

PLEASE TICK BOX IF RECEIPT IS REQUIRED

Locked Bag 23  
GRAFTON NSW 2460

clarence  
VALLEY COUNCIL

ABN 85 864 095 884

Enquiries regarding this notice

Phone (02) 6643 0200

Fax (02) 6642 7647

Office Hours: Please see over  
RATES 3rd INSTALMENT NOTICE 2020/2021



G B Hayley & L M Cracknell  
629 Tumbulgum Road  
TYGALGAH NSW 2484



041  
1013113  
R2\_9279

PROPERTY NUMBER

111384

POSTING DATE DUE DATE

25/01/2021 28/02/2021

VALUATION BASE DATE

01/07/2019

TO:-  
Being the Owner,  
Holder, Tenant or  
Other Person liable  
to pay Rates and  
Charges in respect  
of any Property or  
Agent for any such  
person.

PROPERTY LOCATION AND DESCRIPTION

35 Duke Street ILUKA NSW 2466  
Lot 76 DP 28504

• FOR IMPORTANT  
INFORMATION AND  
PAYMENT METHODS  
PLEASE SEE REVERSE.

• IF ADDRESS SHOWN  
IS INCORRECT PLEASE  
CONTACT COUNCIL  
DIRECT BY MAIL  
QUOTING COUNCIL'S  
PROPERTY NUMBER.

NOTE: The provisions of Section 566 of the Local Government Act 1993 require Council to charge interest on a DAILY basis for overdue Rates and Charges. The interest rate from 1 January 2021 will be 7.00% per annum calculated daily.

All arrears are due and payable immediately. Failure to pay any arrears referred in this notice may result in legal action without further notice.

ARREARS PAYABLE IMMEDIATELY	THIS INSTALMENT	DAILY INTEREST IS CALCULATED ON OVERDUE RATES AT	Please deduct any payments since	\$	TOTAL
\$0.00	\$590.00	7.00% P.A.	19/01/2021		\$590.00

PREFERRED METHOD OF PAYMENT



BILLER CODE: 46318  
Ref: 111384  
INTERNET [www.clarence.nsw.gov.au/payrates](http://www.clarence.nsw.gov.au/payrates)  
PHONE 1300 BPOINT



For emailed notices:  
[clarence.enotices.com.au](http://clarence.enotices.com.au)  
Reference No: BB9DBB19A0

LOCATION: 35 Duke Street ILUKA NSW 2466

A surcharge of 0.6% applies to payments by credit card



BILLER CODE: 46318  
Ref: 1113844

BPAY this payment via internet or phone banking.  
BPAY View - View and pay this bill using internet banking.  
BPAY View Registration No.: 1113844



BILLPAY CODE: 2096  
Ref: 1113844

Pay in person at any Post Office,  
by phone 13 18 16, or go to  
[www.postbillpay.com.au](http://www.postbillpay.com.au)



\*2096 1113844

TOTAL DUE

\$590.00

3RD INSTALMENT

\$590.00

DUE DATE

28/02/2021

*PAID 03/03/21*

*Rec# I10980185*

PLEASE SEE REVERSE SIDE FOR METHODS OF PAYMENT

PLEASE TICK BOX IF RECEIPT IS REQUIRED



Locked Bag 23  
GRAFTON NSW 2460

clarence  
VALLEY COUNCIL

ABN 85 884 095 684

Enquiries regarding this notice

Phone (02) 6643 0200

Fax (02) 6642 7647

Office Hours: Please see over  
RATES 4th INSTALMENT NOTICE 2020/2021



G B Hayley & L M Cracknell  
1453 Kyogle Road  
UKI NSW 2484



041  
1012982  
R2\_8909

*File SMSF*

PROPERTY NUMBER

111384

POSTING DATE DUE DATE

23/04/2021 31/05/2021

VALUATION BASE DATE

01/07/2019



TC:-  
Being the Owner,  
Holder, Tenant or  
Other Person liable  
to pay Rates and  
Charges in respect  
of any Property or  
Agent for any such  
person.

PROPERTY LOCATION AND DESCRIPTION

35 Duke Street ILUKA NSW 2466.  
Lot 76 DP 28504

• FOR IMPORTANT  
INFORMATION AND  
PAYMENT METHODS  
PLEASE SEE REVERSE.

• IF ADDRESS SHOWN  
IS INCORRECT, PLEASE  
CONTACT COUNCIL  
DIRECT BY MAIL  
QUOTING COUNCIL'S  
PROPERTY NUMBER.

NOTE: The provisions of Section 566 of the Local Government Act 1993 require Council to charge interest on a DAILY basis for overdue Rates and Charges. The interest rate from 1 January 2021 will be 7.00% per annum calculated daily.

All arrears are due and payable immediately. Failure to pay any arrears referred in this notice may result in legal action without further notice.

ARREARS PAYABLE IMMEDIATELY	THIS INSTALMENT	DAILY INTEREST IS CALCULATED ON OVERDUE RATES AT	Please deduct any payments since	\$	TOTAL
\$0.00	\$590.00	7.00% P.A.	20/04/2021		\$590.00

PREFERRED METHOD OF PAYMENT



BILLER CODE: 46318  
Ref: 111384  
INTERNET [www.clarence.nsw.gov.au/payrates](http://www.clarence.nsw.gov.au/payrates)  
PHONE 1300 BPOINT



For emailed notices:  
[clarence.enotices.com.au](http://clarence.enotices.com.au)  
Reference No: F0AB04E72X

LOCATION: 35 Duke Street ILUKA NSW 2466

A surcharge of 0.6% applies to payments by credit card



BILLER CODE: 46318  
Ref: 1113844

BPAY this payment via internet or phone banking.  
BPAY View - View and pay this bill using internet banking.  
BPAY View Registration No.: 1113844



BILLPAY CODE: 2096  
Ref: 1113844

Pay in person at any Post Office,  
by phone 13 18 16, or go to  
[www.postbillpay.com.au](http://www.postbillpay.com.au)



\*2096 1113844

TOTAL DUE

\$590.00

4TH INSTALMENT

\$590.00

DUE DATE

31/05/2021

*Paid 01/06  
Rec # I41066725*

PLEASE SEE REVERSE SIDE FOR METHODS OF PAYMENT

PLEASE TICK BOX IF RECEIPT IS REQUIRED



# SETTLEMENT STATEMENT

CRACKNELL, HAYLEY Purchase from IDH CONSTRUCTIONS PTY LTD, KITE DEVELOPMENTS PTY LTD

Property: 17/9-15 Kite Crescent, South Murwillumbah

Settlement Date: **Monday, 02 November 2020**

Adjustment Date: **Monday, 02 November 2020**

Contract Price		\$286,000.00
Less Deposit	\$28,600.00	
PEXA fee for electronic settlement		\$114.07
Purchaser allows s.184 certificate excluding GST		\$109.00
Council Rates \$2264.70 - Treated as Paid Period 09/07/2020 to 30/06/2021 = 357 days Purchaser pays 02/11/2020 to 30/06/2021 = 240 days		\$1,522.49
Strata Insurance \$7456.7 x unit/lot entitlement (43/1005) \$319.04 - Paid Period 15/12/2019 to 15/12/2020 = 367 days Purchaser pays 02/11/2020 to 15/12/2020 = 43 days		\$37.38
Land Tax \$660.00 - Paid Period 01/01/2020 to 31/12/2020 = 366 days Purchaser pays 02/11/2020 to 31/12/2020 = 59 days		\$106.39
GST on adjustments as per Contract		\$177.53
Stamp Duty		\$8,465.00
Government registration fees		\$146.40
Our account as attached		\$1,450.00
<b>Amount required from you to settle:</b>	\$269,528.26	
<b>Totals:</b>	\$298,128.26	\$298,128.26

Prepared by Everingham Conveyancing on 26/10/2020

Our Reference: 202053

## Purchase price:

\$ 260,000 (excl. GST)  
+ 114.07  
+ 109.00  
+ 8,465.00  
+ 146.40  
+ 1,450.00  
- 124.06 (GST)  
= \$270,160.41 (cost base)



JENNIFER EVERINGHAM  
Certified Practising Conveyancer

Lic. No. 1089620  
ABN 50 290 556 429

EVERINGHAM CONVEYANCING

Post to: PO Box 2107, Kingscliff NSW 2487

P: 02 6674 8822 M: 0414 895 027  
F: 02 6678 1026

[jennifer\\_everingham@bigpond.com](mailto:jennifer_everingham@bigpond.com)

TAX INVOICE NO. 12606

26 October 2020

Mr G B Hayley and  
Ms L M Cracknell  
1453 Kyogle Road  
UKI NSW 2484

To: Conveyancing costs associated with your purchase of strata-titled industrial property at Unit 17/9-15 Kite Crescent, South Murwillumbah including receiving your instructions to act on your behalf in this matter, receiving Sales Advice from REAL Specialists advising details of your proposed purchase of the property, receiving draft counterpart Contract for Sale prepared by vendors' solicitor, perusal of terms of Contract, writing to you to advise you on the terms of the Contract, receiving your instructions on the outcome of your pre-purchase inspection/s of the property, receiving signed contract from you and confirming payment to the agent of the 10% deposit, attending to exchange of contracts to secure your purchase of the property and advising you accordingly, making essential enquiries of relevant public authorities in relation to matters concerning the property, preparation of Purchaser Declarations, meeting with you to sign Purchaser Declarations, calculation of stamp duty, attending to stamping of Contract and electronic Transfer, requesting and receiving from vendors' solicitor a Certificate of Currency of owners' corporation insurance and forwarding same to you, receiving s.184 certificate from vendors' solicitor, calculation of settlement figures, confirming settlement adjustments with vendors' solicitor, arranging funds for settlement from you including payment of stamp duty, Transfer registration costs, PEXA fee and legal costs, arranging electronic settlement as authorised by you, ensuring settlement of this matter in accordance with the parties' requirements and obligations and your instructions, reporting to you following settlement and forwarding vendors' Tax Invoice showing GST included in sale price, forwarding original Certificate of Title for the property to you for safekeeping or retaining on your behalf if so instructed, etc

Professional Costs and Disbursements as quoted including GST \$ 1,450.00

**Total Costs and Disbursements payable upon settlement \$ 1,450.00**  
Total includes GST of \$124.06

Yours faithfully

JENNIFER EVERINGHAM  
Certified Practising Conveyancer

# 41980 - Property Expenses - Insurance Premium

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	\$2,139.33	\$2,205.42	(3)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$2,139.33	\$2,205.42	

## Supporting Documents

- General Ledger [Report](#)
- 41980 - ANZ Landlord Insurance Renewal Pack -ANZ P HLL 5622397.pdf

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices



## Hayley Cracknell Super Fund

# General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Insurance Premium (41980)</b>					
<u>35 Duke Street, Iluka NSW 2466 (HAYLEY ILUKA)</u>					
06/07/2020	ANZ Insurance	bcx:12007375	183.66		183.66 DR
04/08/2020	ANZ Insurance	bcx:12362506	183.66		367.32 DR
04/09/2020	ANZ Insurance	bcx:12731747	177.57		544.89 DR
05/10/2020	ANZ Insurance	bcx:13102761	177.16		722.05 DR
04/11/2020	ANZ Insurance	bcx:13459349	177.16		899.21 DR
04/12/2020	ANZ Insurance	bcx:13826171	177.16		1,076.37 DR
04/01/2021	ANZ Insurance	bcx:14182801	177.16		1,253.53 DR
04/02/2021	ANZ Insurance	bcx:14552989	177.16		1,430.69 DR
04/03/2021	ANZ Insurance	bcx:14908424	177.16		1,607.85 DR
06/04/2021	ANZ Insurance	bcx:15271065	177.16		1,785.01 DR
04/05/2021	ANZ Insurance	bcx:15628764	177.16		1,962.17 DR
04/06/2021	ANZ Insurance	bcx:15990423	177.16		2,139.33 DR
			<b>2,139.33</b>		<b>2,139.33 DR</b>

**Total Debits: 2,139.33**

**Total Credits: 0.00**

# ANZ LANDLORD INSURANCE

31 July 2020

**MS LOUISE MARY CRACKNELL MR GARY BRIAN HAYLEY**  
 629 TUMBULGUM RD  
 TYGALGAH NSW 2484

**FIRST PAYMENT OF  
 \$177.57 ON 04/09/2020  
 FUTURE DEDUCTIONS OF  
 \$177.16 START ON  
 05/10/2020**

Dear Ms CRACKNELL and Mr HAYLEY,

## IT'S TIME TO RENEW YOUR POLICY

As a valued ANZ customer, I'm writing to remind you that your landlord insurance expires on 04/09/2020 at 4:00pm so we're pleased to enclose your renewal.

### What we have enclosed

Enclosed, you will find your ANZ Landlord Insurance Renewal Schedule and Tax Invoice.

### Your excess changes

Your excess may have changed as we have introduced a new standard excess of \$500 on our contents cover. Check 'Your Excesses' section of the enclosed Renewal schedule as this shows your new standard excess amount along with your premium. If you would like to discuss your excess options please call 13 16 14.

### Important things you need to do

- 1 Please read your previously issued Product Disclosure Statement and Policy (PDS), Supplementary PDS and your Duty of Disclosure.
- 2 Check the Renewal Schedule and let us know if anything has changed since you spoke to us or if any details are incorrect, missing or incomplete. Some types of changes may impact our renewal terms.
- 3 Please ensure you have sufficient funds in your account for the next payment of \$177.57 which will be deducted on 04/09/2020. If you don't want to renew, let us know. If not your deductions will continue.

### YOUR POLICY NUMBER

ANZ P HLL 5622397

### YOUR POLICY RENEWS

04/09/2020 at 4:00pm

### YOUR POLICY ENDS

04/09/2021 at 4:00pm

### INSURED

Ms LOUISE CRACKNELL  
 Mr GARY HAYLEY

### YOUR SAVINGS

Combined cover discount	\$236.22
Over 50 seniors discount	\$196.85
<b>Total you have saved</b>	<b>\$433.07</b>

More details overleaf

## QUESTIONS OR CHANGES?

13 16 14 weekdays 8am to 8pm (AEST)

[anzinsurance@qbe.com](mailto:anzinsurance@qbe.com)

PO Box 213,  
 Parramatta, NSW,  
 2124

ANZ Landlord Insurance is underwritten by QBE Insurance (Australia) Limited (QBE) ABN 78 003 191 035 (AFSL 239545). ANZ Landlord Insurance is distributed by Australia and New Zealand Banking Group Limited (ANZ) ABN 11 005 357 522 (AFSL 234527). This product is not a deposit or other liability of ANZ or its related group of companies and none of them stands behind or guarantees QBE or the product.

4 Keep all these documents in a safe place.

**Any questions?**

Please call us on 13 16 14, weekdays 8am to 8pm (AEST). We're here to help.

Kind regards,

**Customer Service Team**

**YOUR PAYMENT DETAILS**

Payment frequency	Monthly
First payment	\$177.57
Future payments	\$177.16
<b>Total Premium</b>	<b>\$2,126.33</b>

## PRIVACY CONSENT

QBE will collect your personal information when you deal with us, our agents, other companies in the QBE group, intermediaries who arrange insurance with us (such as Australia and New Zealand Banking Group Limited) or suppliers acting on our behalf. We use your personal information so we and our intermediaries can do business with you, which includes issuing and administering our products and services and processing claims. We may disclose your personal information to our related bodies corporate, business partners and intermediaries, and as otherwise set out in our Privacy Policy. Sometimes we might send your personal information overseas. The locations we send it to can vary but include the Philippines, India, Ireland, the UK, the US, China and countries within the European Union.

Our Privacy Policy describes in detail where and from whom we collect personal information, how we typically disclose personal information, as well as where we store it and the full list of ways we could use it. Our Privacy Policy also sets out how (i) you can access and/or correct your personal information; (ii) make a privacy complaint; and (iii) how we will deal with any privacy complaints. To get a free copy of it please visit [qbe.com.au/privacy](http://qbe.com.au/privacy) or contact QBE Customer Care on 13 16 14 or using the other contact methods in the 'Customer Complaints' section of this document.

It's up to you to decide whether to give us your personal information, but without it we and our intermediaries might not be able to do business with you, including not paying your claim.

## YOUR PREMIUM COMPARISON

To help you keep track of how your premium may change from year to year, we've included a quick comparison so that you can check this year's Total Premium against last year's premium.

Last year's premium shows the total amount you were charged for your policy, with any changes you made during the year, adjusted to make an annual like-for-like comparison.

We're often asked why premiums change from year to year. It's a natural question.

Your premium is likely to change each time you renew because premiums are affected by many different things, not just costs associated with rebuilding your home. Changes to your location or claims history can play a part. Sometimes, a premium will be different because you've changed something, like updating your home insurance.

We may also update your policy. For example, for building insurance, the value of your home increases over time, so your premium needs to reflect the cost of replacement at today's prices. Also, for home contents insurance, we adjust your sum insured on renewal to help keep pace with the cost of living. This helps avoid the risk of underinsurance.

We continually monitor the premiums we receive and the cost of paying claims, so we regularly review our pricing to get the balance right. It means that your premium is likely to change each time you renew, so here's your latest comparison.

	Last year	This year
<b>Premium including savings</b>	\$1564.65	\$1535.43
<b>Emergency Services Levy</b>	\$273.81	\$237.99
<b>GST</b>	\$183.85	\$177.34
<b>Stamp Duty</b>	\$182.01	\$175.57
<b>Total premium</b>	<b>\$2204.32</b>	<b>\$2126.33</b>

### If you need to know more

If you'd like to know more about premiums or other parts of your price like excesses or discounts, please visit [www.qbe.com/au/priceexplained](http://www.qbe.com/au/priceexplained)

# YOUR ANZ LANDLORD INSURANCE RENEWAL SCHEDULE & TAX INVOICE

## YOUR POLICY INFORMATION

<b>Policy number</b>	ANZ P HLL 5622397
<b>Start date</b>	4th September 2020 at 4:00pm
<b>End date</b>	4th September 2021 at 4:00pm
<b>Insureds</b>	Ms LOUISE CRACKNELL Mr GARY HAYLEY

### Your ANZ Landlord Insurance Product Disclosure Statement & Policy (PDS) QM2089-1117

Your ANZ Landlord Insurance is based on this Renewal Schedule, the above PDS and previously issued Supplementary PDS.

## YOUR POLICY PREMIUM

<b>Payment frequency</b>	Monthly	Base premium	\$1,968.50
<b>First payment</b>	\$177.57	Total savings	\$433.07
GST included in payment	\$14.87	Premium including savings	\$1,535.43
<b>Future payments</b>	\$177.16	Emergency Services Levy	\$237.99
GST included in future payments	\$14.77	GST	\$177.34
		Stamp Duty	\$175.57
		<b>Total Premium</b>	<b>\$2,126.33</b>

This document serves as a tax invoice for GST purposes in respect of each instalment when paid in the future. Should changes be made to your policy, you will be provided with a new schedule which will become your Tax Invoice/Adjustment Note. The GST payable on insurance may be less than the standard 1/11 of the amount payable. Your GST credit is based on the GST on the instalment you paid as detailed above.

## 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. If we do this, you must tell 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 something 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.

ANZ Landlord Insurance is underwritten by QBE Insurance (Australia) Limited (QBE) ABN 78 003 191 035 (AFSL 239545). ANZ Landlord Insurance is distributed by Australia and New Zealand Banking Group Limited (ANZ) ABN 11 005 357 522 (AFSL 234527). This product is not a deposit or other liability of ANZ or its related group of companies and none of them stands behind or guarantees QBE or the product.

## YOUR PROPERTY DETAILS

### Insured address

35 DUKE ST, ILUKA, NSW, 2466

### Occupancy

I own the home but rent it out to tenants

### Building type

House

### Wall construction

Timber

### Year built

1993

### Home security

No security advised

### Mortgagee(s)

No mortgagee advised

## YOUR COVER DETAILS

### Cover type

Building and Contents

### Flood cover

Covered

### Sum insured

Buildings

Full building replacement

Contents

\$14,291.00

### Rent default

Weekly rental limit

\$417.00

Maximum number of weeks

12 Weeks

### Legal liability

\$30 million

Your excesses		Your savings	
Landlord building excess	\$500	Combined cover discount	\$236.22
Landlord contents excess	\$500	Over 50 seniors discount	\$196.85
Earthquake or tsunami excess	\$250	<b>Total Savings</b>	<b>\$433.07</b>
Theft and damage by tenants excess	\$250	<b>Premium breakdown</b>	
Rent default waiting period	14 days	Premium including savings	\$1,535.43
Refer to your PDS to find out how excesses are applied. You will be advised at the time of claim as to how excesses will be applied and the total contribution which you will need to make towards a claim. Please refer to both your PDS and Policy Schedule for an explanation of all excesses.		Fire Services Levy	\$237.99
		GST	\$177.34
		Stamp Duty	\$175.57
		<b>Total Premium</b>	<b>\$2,126.33</b>

# YOUR ANZ LANDLORD INSURANCE RENEWAL SCHEDULE & TAX INVOICE

The following sections show further information we hold about you, your property and your policy. Please check these details are correct and let us know if anything has changed since you spoke to us.

## USAGE

**Used for any business or income producing activity other than a home office**

No

## SECURITY DETAILS

**Deadlocks on all external doors**

No

**Security screens or bars on all external windows**

No

**Key locks on all external windows**

No

## INSURANCE HISTORY

**Have any of the insured had a building or contents claim at this address in the last 4 years?**

No

## PERSONAL INFORMATION

**Insured/s**

Title	First name	Surname	Date of birth
Ms	LOUISE	CRACKNELL	21/08/1965
Mr	GARY	HAYLEY	21/08/1958

**Phone**

(02) 8874 3100

**Email address**

CRACKNELL.LOUISE@GM  
AIL.COM

**Preferred mode of correspondence**

E-mail

**Payment method**

Bank Account

**Institution**

STG

## PERSONAL HISTORY

**Have any of the insured been charged or convicted of any criminal offence in the last 5 years?**

No



# DIRECT DEBIT REQUEST FORM

YOUR POLICY NUMBER IS ANZ P HLL 5622397

## REQUEST AND AUTHORITY TO DEBIT

### Your surname or company name

CRACKNELL

### Your given names or ABN/ARBN

LOUISE

"You" request and authorise QBE Insurance (Australia) Limited 512844 to arrange, through its own financial institution, a debit to your nominated account any amount QBE Insurance (Australia) Limited, has deemed payable by you. This debit or charge will be made through the Bulk Electronic Clearing System (BECS) from your account held at the financial institution you have nominated below and will be subject to the terms and conditions of the Direct Debit Request Service Agreement.

## FINANCIAL INSTITUTION

### Name

STG

### Address

## DETAILS OF ACCOUNT TO BE DEBITED

### Account name(s)

Hayley Cracknell Superfund

### BSB number (must be 6 digits)

1 1 2 - 8 7 9

### Account Number

477006733

## ACKNOWLEDGMENT

By providing us with a valid instruction in respect to your Direct Debit Request, you have understood and agreed to the terms and conditions governing the debit arrangements between you and QBE Insurance (Australia) Limited as set out in this Request and in your Direct Debit Request Service Agreement.

This is your Direct Debit Service Agreement with QBE Insurance (Australia) Limited 78 003 191 035. It explains what your obligations are when undertaking a Direct Debit arrangement with us. It also details what our obligations are to you as your Direct Debit provider.

Please keep this agreement for future reference. It forms part of the terms and conditions of your Direct Debit Request (DDR) and should be read in conjunction with your DDR authorisation.

## DEFINITIONS

**Account** means the account held at your financial institution from which we are authorised to arrange for funds to be debited.

**Agreement** means this Direct Debit Request Service Agreement between You and us.

**Banking day** means a day other than a Saturday or a Sunday or a public holiday listed throughout Australia.

**Debit day** means the day that payment by you to us is due.

**Debit payment** means a particular transaction where a debit is made.

**Direct debit request** means the Direct Debit Request between us and you.

Us or We means **QBE Insurance (Australia) Limited 512844**, (the Debit User) you have authorised by requesting a Direct Debit Request.

**You** means the customer who has signed or authorised by other means the Direct Debit Request

**Your financial institution** means the financial institution nominated by you on the DDR at which the account is maintained

## 1. DEBITING YOUR ACCOUNT

- 1.1 By signing a Direct Debit Request or by providing us with a valid instruction, you have authorised us to arrange for funds to be debited from your account. You should refer to the Direct Debit Request and this agreement for the terms of the arrangement between us and you.
- 1.2 We will only arrange for funds to be debited from your account as authorised in the Direct Debit Request or we will only arrange for funds to be debited from your account if we have sent to the address nominated by you in the Direct Debit Request, a billing advice which specifies the amount payable by you to us and when it is due.
- 1.3 If the debit day falls on a day that is not a banking day, we may direct your financial institution to debit your account on the following banking day. If you are unsure about which day your account has or will be debited you should ask your financial institution.

## 2. AMENDMENTS BY US

- 2.1 We may vary any details of this agreement or a Direct Debit Request at any time by giving you at least fourteen **(14) days** written notice.

## 3. AMENDMENTS BY YOU

You may change\*, stop or defer a debit payment, or terminate this agreement by providing us with at least **5 days** notification by writing to:

**PO Box 213, Parramatta, NSW, 2124**

**or**

by telephoning us on **13 16 14** during business hours

**or**

arranging it through your own financial institution, which is required to act promptly on your instructions.

\*Note: in relation to the above reference to 'change', your financial institution may 'change' your debit payment only to the extent of advising us **QBE Insurance (Australia) Limited** of your new account details.

## 4. YOUR OBLIGATIONS

- 4.1 It is your responsibility to ensure that there are sufficient clear funds available in your account to allow a debit payment to be made in accordance with the Direct Debit Request.
- 4.2 If there are insufficient clear funds in your account to meet a debit payment:
  - (a) You may be charged a fee and/or interest by your financial institution;
  - (b) You may also incur fees or charges imposed or incurred by us; and
  - (c) You must arrange for the debit payment to be made by another method or arrange for sufficient clear funds to be in your account by an agreed time so that we can process the debit payment.
- 4.3 You should check your account statement to verify that the amounts debited from your account are correct.

## 5. DISPUTE

- 5.1 If you believe that there has been an error in debiting your account, you should notify us directly on **13 16 14** and confirm that notice in writing to **PO Box 213, Parramatta, NSW, 2124**, as soon as possible so that we can resolve your query more quickly. Alternatively you can take it up directly with your financial institution.
- 5.2 If we conclude as a result of our investigations that your account has been incorrectly debited we will respond to your query by arranging for your financial institution to adjust your account (including interest and charges) accordingly. We will also notify you in writing of the amount by which your account has been adjusted.
- 5.3 If we conclude as a result of our investigations that your account has not been incorrectly debited we will respond to your query by providing you with reasons and any evidence for this finding in writing.

## 6. ACCOUNTS

You should check:

- (a) with your financial institution whether direct debiting is available from your account as direct debiting is not available on all accounts offered by financial institutions.
- (b) your account details which you have provided to us are correct by checking them against a recent account statement; and
- (c) with your financial institution before completing the Direct Debit Request if you have any queries about how to complete the Direct Debit Request.

## 7. CONFIDENTIALITY

- 7.1 We will keep any information (including your account details) in your Direct Debit Request confidential. We will make reasonable efforts to keep any such information that we have about you secure and to ensure that any of our employees or agents who have access to information about you do not make any unauthorised use, modification, reproduction or disclosure of that information.
- 7.2 We will only disclose information that we have about you:
  - (a) to the extent specifically required by law; or
  - (b) for the purposes of this agreement (including disclosing information in connection with any query or claim).

## 8. NOTICE

- 8.1 If you wish to notify us in writing about anything relating to this agreement, you should write to **QBE Insurance (Australia) Limited PO Box 213, Parramatta, NSW, 2124**.
- 8.2 We will notify you by sending a notice in the ordinary post to the address you have given us in the Direct Debit Request.
- 8.3 Any notice will be deemed to have been received on the third banking day after posting.

# 42020 - Property Expenses - Land Tax

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	\$106.39		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$106.39		

## Supporting Documents

- General Ledger [Report](#)
- 77250 - Purchase Settlement - 17,9 Kite Cres, Nth Murwillumbah 2.11.2020.pdf [HAYLEY\\_STHMUR](#)

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Land Tax (42020)</b>					
<i>17/9 Kite Crescent, South Murwillumbah NSW, Australia (HAYLEY_STHMUR)</i>					
28/10/2020	TELEGRAPHIC TFR (RTGS)		106.39		106.39 DR
			<b>106.39</b>		<b>106.39 DR</b>
<b>Total Debits:</b>	<b>106.39</b>				
<b>Total Credits:</b>	<b>0.00</b>				

# SETTLEMENT STATEMENT

CRACKNELL, HAYLEY Purchase from IDH CONSTRUCTIONS PTY LTD, KITE DEVELOPMENTS PTY LTD

Property: 17/9-15 Kite Crescent, South Murwillumbah

Settlement Date: **Monday, 02 November 2020**

Adjustment Date: **Monday, 02 November 2020**

Contract Price		\$286,000.00
Less Deposit	\$28,600.00	
PEXA fee for electronic settlement		\$114.07
Purchaser allows s.184 certificate excluding GST		\$109.00
Council Rates \$2264.70 - Treated as Paid Period 09/07/2020 to 30/06/2021 = 357 days Purchaser pays 02/11/2020 to 30/06/2021 = 240 days		\$1,522.49
Strata Insurance \$7456.7 x unit/lot entitlement (43/1005) \$319.04 - Paid Period 15/12/2019 to 15/12/2020 = 367 days Purchaser pays 02/11/2020 to 15/12/2020 = 43 days		\$37.38
Land Tax \$660.00 - Paid Period 01/01/2020 to 31/12/2020 = 366 days Purchaser pays 02/11/2020 to 31/12/2020 = 59 days		\$106.39
GST on adjustments as per Contract		\$177.53
Stamp Duty		\$8,465.00
Government registration fees		\$146.40
Our account as attached		\$1,450.00
<b>Amount required from you to settle:</b>	\$269,528.26	
<b>Totals:</b>	\$298,128.26	\$298,128.26

Prepared by Everingham Conveyancing on 26/10/2020

Our Reference: 202053

## Purchase price:

\$ 260,000 (excl. GST)  
+ 114.07  
+ 109.00  
+ 8,465.00  
+ 146.40  
+ 1,450.00  
- 124.06 (GST)  
= \$270,160.41 (cost base)



JENNIFER EVERINGHAM  
Certified Practising Conveyancer

Lic. No. 1089620  
ABN 50 290 556 429

EVERINGHAM CONVEYANCING

Post to: PO Box 2107, Kingscliff NSW 2487

P: 02 6674 8822 M: 0414 895 027  
F: 02 6678 1026

[jennifer\\_everingham@bigpond.com](mailto:jennifer_everingham@bigpond.com)

TAX INVOICE NO. 12606

26 October 2020

Mr G B Hayley and  
Ms L M Cracknell  
1453 Kyogle Road  
UKI NSW 2484

To: Conveyancing costs associated with your purchase of strata-titled industrial property at Unit 17/9-15 Kite Crescent, South Murwillumbah including receiving your instructions to act on your behalf in this matter, receiving Sales Advice from REAL Specialists advising details of your proposed purchase of the property, receiving draft counterpart Contract for Sale prepared by vendors' solicitor, perusal of terms of Contract, writing to you to advise you on the terms of the Contract, receiving your instructions on the outcome of your pre-purchase inspection/s of the property, receiving signed contract from you and confirming payment to the agent of the 10% deposit, attending to exchange of contracts to secure your purchase of the property and advising you accordingly, making essential enquiries of relevant public authorities in relation to matters concerning the property, preparation of Purchaser Declarations, meeting with you to sign Purchaser Declarations, calculation of stamp duty, attending to stamping of Contract and electronic Transfer, requesting and receiving from vendors' solicitor a Certificate of Currency of owners' corporation insurance and forwarding same to you, receiving s.184 certificate from vendors' solicitor, calculation of settlement figures, confirming settlement adjustments with vendors' solicitor, arranging funds for settlement from you including payment of stamp duty, Transfer registration costs, PEXA fee and legal costs, arranging electronic settlement as authorised by you, ensuring settlement of this matter in accordance with the parties' requirements and obligations and your instructions, reporting to you following settlement and forwarding vendors' Tax Invoice showing GST included in sale price, forwarding original Certificate of Title for the property to you for safekeeping or retaining on your behalf if so instructed, etc

Professional Costs and Disbursements as quoted including GST \$ 1,450.00

**Total Costs and Disbursements payable upon settlement \$ 1,450.00**  
Total includes GST of \$124.06

Yours faithfully

JENNIFER EVERINGHAM  
Certified Practising Conveyancer

# 42040 - Property Expenses - Pest Control

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status N/A - Not Applicable

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466		\$135.00	100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
			\$135.00	

## Supporting Documents

No supporting documents

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices



# 42060 - Property Expenses - Repairs Maintenance

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	\$446.10	\$212.30	110.13%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$446.10	\$212.30	

## Supporting Documents

- General Ledger [Report](#)
- 28000 - 35 Duke St Rental agent statement 2021.pdf

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices

## Hayley Cracknell Super Fund

# General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Repairs Maintenance (42060)</b>					
35 Duke Street, Iluka NSW 2466 (HAYLEY ILUKA)					
30/06/2021	Rent agent statement - reconciliation		324.00		324.00 DR
30/06/2021	Rent agent statement - reconciliation		122.10		446.10 DR
			<b>446.10</b>		<b>446.10 DR</b>

**Total Debits: 446.10**

**Total Credits: 0.00**

# Financial Year Statement

**Statement period**

From: 1 July 2020

To: 30 June 2021

GARY HAYLEY LOUISE CRACKNELL  
1453 KYOGLE RD  
UKI NSW 2484

**Property**

35 Duke St, Iluka NSW

Details	GST	Expense	Income
Excess Water income			\$490.31
Rent *			\$18,300.00
Excess Water - Expense		\$490.31	
General Maintenance expense	\$29.45	\$324.00	
Management Fee	\$164.70	\$1,811.70	
Plumbing expense	\$11.10	\$122.10	
	\$205.25	\$2,748.11	\$18,790.31
<b>Net Position at End of Period</b>			<b>\$16,042.20</b>

\* Total rent deduction(s) of \$0.00 applied during the statement period.  
NOTE: Includes rent deduction(s) and removal of rent deductions.

# 42100 - Property Expenses - Strata Levy Fees

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_HOPEISLAND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	\$828.15	\$3,165.78	(73.84)%
HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	\$1,386.94		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$2,215.09	\$3,165.78	

## Supporting Documents

- General Ledger [Report](#)
- 77250 - Sale Settlement - F24 Marina Berth 4.12.2020.pdf [HAYLEY\\_HOPEISLAND](#)
- 42100 - Strata levy F24 2021.pdf [HAYLEY\\_HOPEISLAND](#)
- 42100 - Strata levy 17,9 Kite Cres 2021.pdf [HAYLEY\\_STHMUR](#)
- 77250 - Purchase Settlement - 17,9 Kite Cres, Nth Murwillumbah 2.11.2020.pdf [HAYLEY\\_STHMUR](#)

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Strata Levy Fees (42100)</b>					
<u>F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212 (HAYLEY_HOPEISLAND)</u>					
29/09/2020	TFR WDL BPAY INTERNET 144897551 STRATAPAY-LEVY		792.00		792.00 DR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01			115.86	676.14 DR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01			661.34	14.80 DR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01		813.35		828.15 DR
			<b>1,605.35</b>	<b>777.20</b>	<b>828.15 DR</b>
<u>17/9 Kite Crescent, South Murwillumbah NSW, Australia (HAYLEY_STHMUR)</u>					
28/10/2020	TELEGRAPHIC TFR (RTGS)		37.38		37.38 DR
27/01/2021	TFR WDL BPAY INTERNET 23388713210000000231DEFT PAYMENTS		877.11		914.49 DR
29/04/2021	TFR WDL BPAY INTERNET 23388713210000000231DEFT PAYMENTS		472.45		1,386.94 DR
			<b>1,386.94</b>		<b>1,386.94 DR</b>

**Total Debits: 2,992.29**

**Total Credits: 777.20**

## Settlement Statement

**Matter:** Hayley As Trustee Under Instrument 717932476 and Cracknell As Trustee Under Instrument 717932476 to Peterson and Peterson - Our Ref: AG:AvD:20/4547  
**Property Address:** F24 "Marina Berth" Santa Barbara Road HOPE ISLAND QLD 4212  
**Settlement Date:** Friday, 4 December 2020  
**Settlement Venue:** PEXA  
**Settlement Time:** 12:30 PM  
**Adjustment Date:** 4/12/2020

<b>Contract Price:</b>	\$105,000.00
<b>Less Deposit:</b>	\$6,000.00
	<b>\$99,000.00</b>

<b>Plus</b> Council Rate (6 monthly) Period from 01/07/2020 to 31/12/2020 - 184 days \$395.58 x 27 / 184 days	\$58.05
	<b>\$99,058.05</b>

<b>Plus</b> Body Corp Sinking Fund Period from 01/12/2020 to 28/02/2021 - 90 days \$121.25 x 86 / 90 days	\$115.86
	<b>\$99,173.91</b>

<b>Plus</b> Body Corp Admin Fund Period from 01/12/2020 to 28/02/2021 - 90 days \$692.10 x 86 / 90 days	\$661.34
	<b>\$99,835.25</b>

<b>Less</b> Water and Sewerage Access Charges Period from 31/10/2020 to 04/12/2020 - 35 days \$87.20 x 34 / 35 days	\$87.20
	<b>\$99,748.05</b>

<b>Less</b> Water Usage Period from 31/10/2020 to 08/02/2021 - 100 days Consumed 1530.000000 KI / 100 days = 15.300000 KI/day Period from 31/10/2020 to 04/12/2020 - 34 days 15.300000 kls per day x 34 days x \$4.212000 /KI x 4 / 902	\$9.17
	<b>\$99,738.88</b>

<b>BALANCE AT SETTLEMENT:</b>	<b>\$99,738.88</b>
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**Bank Cheque Details:**

Body Corporate for Hope Island Marina GTP 107336	\$813.35
Gold Coast City Council	\$54.06
Affinity Lawyers	\$528.00
PEXA	\$57.04
Louise Cracknell and Gary Hayley	\$98,286.43

<b>BANK CHEQUE TOTAL</b>	<b>\$99,738.88</b>
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<b>Documents to be handed over at Settlement:</b>	<b>To</b>	<b>Sale Price:</b>
		\$105,000
<b>Documents to collect/show at Settlement:</b>	<b>From</b>	- 528.00
		- 57.04
		- 83.00 (unknown)
<b>Documents to check at Settlement:</b>	<b>Collected by</b>	<b>=\$104,497.96</b>



## Tax Invoice

Invoice # 1027

**Date:** 24/09/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
24/09/2020	ADVERTISING - domain.com.au	\$136.36	\$13.64	\$150.00

Message: Thank you

Total Price inc. GST

\$150.00

Total GST

\$13.64

Less Payments Received

Total Balance Due inc. GST

**\$150.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference



## Tax Invoice

Invoice # 1028

**Date:** 9/10/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
9/10/2020	Body Corporate Statement	\$130.00	\$13.00	\$143.00
9/10/2020	Title Search	\$31.82	\$3.18	\$35.00

Message: Thank you

Total Price inc. GST

\$178.00

Total GST

\$16.18

Less Payments Received

Total Balance Due inc. GST

**\$178.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference



Level 1 - The Boardwalk Marina Village  
 Rialto Quay Drive  
 Hope Island Resort  
 Hope Island QLD 4212  
 PO Box 175  
 Oxenford QLD 4210



Cambridge Management Services Pty Ltd

Telephone: (07) 5530 9900  
 Fax: (07) 5530 9901  
 Int: +61 7 5530 9900  
 www.cambridgems.com.au  
 qld@cambridgems.com.au

*SMSF*

TAX INVOICE  
 ABN 89 424 251 743

Building Units and Group Titles Act 1980-1990  
**NOTICE OF CONTRIBUTIONS**

Mr G Hayley & Ms L Cracknell  
 629 Tumbulgum Road  
 Tygalgah NSW 2484

*Co-A*

Date of Notice	20 August 2020		
A/c No	198		
Lot No	198	Unit Number	F24
Contrib Ent.	4		
Interest Ent.	0		

Body Corporate for						
<b>HOPE ISLAND MARINA G.T.P. 107336</b>						
1 Rialto Quay Drive Hope Island Resort Hope Island QLD 4212						
Account	Period	Due Date	Amount	Discount	If paid by	Net Amount
Admin Fund	01/09/20 to 30/11/20	30/09/20	673.20	0.00		673.20
Sinking Fund	01/09/20 to 30/11/20	30/09/20	118.80	0.00		118.80
<b>Totals (Levies include GST)</b>			792.00	0.00		<b>\$792.00</b>
GST component on gross is \$72.00						
<b>Interest at the rate of 12.00% per annum (1.00% per month) is payable on overdue Levies.</b>						
<b>Please make cheques payable to: StrataPay plus your StrataPay Reference Number</b>						

Teller stamp and initials	The due date to pay the levy is 30th September 2020	Amount Paid \$
	<i>Sheduled 29/09 Rec# 540387689</i>	Date Paid / /

**Payment Options**

<p> Tel: 1300 552 311 Ref: 1448 9755 1</p> <p> www.stratapay.com.au Ref: 1448 9755 1</p> <p> Tel: 1300 552 311 Ref: 1448 9755 1</p> <p> Biller Code: 74625 Ref: 1448 9755 1</p> <p> Billpay Code: 9216 Ref No: 1448 9755 122</p> <p> Make cheque payable to: StrataPay 1448 9755 1</p> <p> BSB: 067-970 Account No: 1448 9755 1 (Applies to this bill only)</p>	<p><b>Telephone:</b> Call this number to pay by credit card using a land line or mobile phone. International: +613 8648 0158</p> <p><b>Internet:</b> Visit this website to make a secure credit card payments over the internet.</p> <p><b>Direct Debit:</b> Make auto payments directly from your nominated bank account or credit card. Go to www.stratapay.com/ddr to register.</p> <p><b>BPay:</b> Contact your participating financial institution to make a payment from your cheque or savings account using BPay.</p> <p><b>In Person:</b> Present this bill at any Post Office to make cash, cheque or debit card payments.</p> <p><b>Mail:</b> Send cheque with this slip by mail to: <b>StrataPay, Locked Bag 9 GCMC, Bundall Qld 9726 Australia</b></p> <p><b>Internet Banking - EFT:</b> Use this BSB and Account Number to pay directly from your bank account in Australian Dollars (AUD). Account Name: StrataPay Bank: CBA, Sydney, Australia.</p>	<p></p> <p></p> <p></p>
---	---	-------------------------

**STRATAPAY**

StrataPay Reference  
**1448 9755 1**

Amount	Due Date
<b>\$792.00</b>	<b>30 Sep 20</b>

Cambridge Management Services  
 107336/02100198 Lot 198/F24

Mr G Hayley & Ms L Cracknell  
 629 Tumbulgum Road  
 Tygalgah NSW 2484



\*71 216 144897551 22

All payments made through StrataPay payment options are subject to User Terms and Conditions available at www.stratapay.com or by calling 1300 552 311 or email info@stratapay.com. By using the payment options provided by StrataPay you are taken to have read and understood these User Terms and Conditions prior to using StrataPay. Credit card acceptance is subject to notices above. Additional charges may apply.

21M 01

Strata Schemes Management Act 2015

# Notice of Levy Contributions

ABN 15 792 035 740

Gary Hayley and Louise  
Mary Cracknell ATF Hayley  
1453 Kyogle Road  
UKI NSW 2484

Notice Date 2 December 2020  
Lot Number 23 Unit Number 17  
Account Number 23  
Entitlements 43 / 0

The Owners

## Strata Plan No. 100299

9-15 Kite Crescent Muwillumbah NSW 2484

Account	Period	Due Date	Amount	Discount	If paid by	Net Amount
Admin Fund	01/11/20 to 31/01/21	05/01/21	855.72	0.00		855.72
Capital Works Fund	01/11/20 to 31/01/21	05/01/21	21.39	0.00		21.39

*PAID*  
*27/01*  
*Rec # I41694618*

**Amount Payable \$877.11**  
**Payment Due 05/01/21**

Please pay as directed on the Payment Slip.  
Interest at the rate of 10% per annum is payable on overdue Fees.

Sign up to receive your levy notice(s) /correspondence via email by visiting:  
[www.stratatitle.com.au](http://www.stratatitle.com.au)

**Tel:** 1300 552 311  
**Ref:** 1523 6804 6

**Telephone:** Call this number to pay by credit card using a land line or mobile phone. International +613 8648 0158

**www.stratamax.com.au**  
**Ref:** 1523 6804 6

**Internet:** Visit this website to make a secure credit card payment over the internet.

**Tel:** 1300 552 311  
**Ref:** 1523 6804 6

**Direct Debit:** Make auto payments directly from your nominated bank account or credit card. Go to [www.stratapay.com/ddr](http://www.stratapay.com/ddr) to register.

By using Stratapay payment options you are taken to have read and agreed to the User Terms & Conditions available at [www.stratapay.com](http://www.stratapay.com) or by phoning 1300 135 610. Additional charges may apply.

**BPAY** Biller Code: 96503  
Ref: 233887132 1000 0000 231

**BPay:** Contact your participating financial institution to make a payment from your cheque or savings account.

**In Person:** Pay by cash, cheque or EFTPOS at any Post Office in Australia. Payments made at Australia Post will incur a \$2.75 DEFT processing fee.

**Mail:** Send this payment with your cheque to: DEFT Payment Systems, GPO Box 4690 Sydney NSW 2001

**Make cheques payable to:** DP 100299

**STRATAPAY**  
A Smarter Way...

VISA MasterCard American Express

**Account Reference**  
23/17 100299/1000000023

**Reference Name**  
HAYLEY GARY & CRACKNELL LOUISE

StrataPay Reference No.  
**1523 6804 6**

Due Date  
**05 Jan 21**

Amount  
**\$877.11**

**DEFT**  
MACQUARIE BANK

**DEFT Reference Number**  
233887132 1000 0000 231

Managed by  
Strata Title Management  
Account  
DP 100299



\*442 233887132 10000000231



Postmaster: Please do not open this envelope until you have received it from the sender.  
 Registered Mail - Registered Mail - Registered Mail  
 +61 2 9200 2000

Registered Mail - Registered Mail - Registered Mail  
 +61 2 9200 2000

Strata Schemes Management Act 2015

Gary Hayley and Louise  
 Mary Cracknell ATF Hayley  
 1453 Kyogle Road  
 UKI NSW 2484

Date of Notice	12 March 2021		
A/c No.	23		
Lot No.	23	Unit No.	17
Entitlements	43		

Account	Period	Due Date	Amount	Discount	If received by	Net Amount
Admin Fund	01/05/21 to 31/07/21	01/05/2021	\$213.93	\$0.00		\$213.93
Capital Works Fund	01/05/21 to 31/07/21	01/05/2021	\$21.39	\$0.00		\$21.39
Previously invoiced, see reverse			\$237.13	\$0.00		\$237.13
<b>Totals</b>			<b>\$472.45</b>	<b>\$0.00</b>		<b>\$472.45</b>

*Scheduled  
 PAID  
 29/04/21  
 Rec # S 420307 #7*

**Interest at the rate of 10% per annum is payable on overdue Fees.**

Please make your cheque payable to The Owners, Strata Plan No. 100299

Teller stamp and initials	Sign up to receive your levy notice(s) /correspondence via email by visiting: <a href="http://www.stratatitle.com.au">www.stratatitle.com.au</a>	Amount Paid
		\$
		Date Paid / /

**Tel: 1300 552 311**      **Telephone:** Call this number to pay by credit card using a land line or mobile phone. International +613 8648 0158  
 Ref: 1523 6804 6

**www.stratamax.com.au**      **Internet:** Visit this website to make a secure credit card payment over the internet.  
 Ref: 1523 6804 6

**Tel: 1300 552 311**      **Direct Debit:** Make auto payments directly from your nominated bank account or credit card. Go to [www.stratapay.com/ddr](http://www.stratapay.com/ddr) to register.  
 Ref: 1523 6804 6

By using StrataPay payment options you are taken to have read and agreed to the User Terms & Conditions available at [www.stratapay.com](http://www.stratapay.com) or by phoning 1300 135 610. Additional charges may apply.

**STRATAPAY**  
 A Smarter Way...  
 VISA    MASTERCARD    DEBIT

Account Reference  
 23/17 100299/100000023  
 Reference Name  
 HAYLEY GARY & CRACKNELL LOUISE

StrataPay Reference No.  
**1523 6804 6**

Due Date  
**01 May 21**

Amount  
**\$472.45**

**BPAY**      Biller Code: 96503      **BPay:** Contact your participating financial institution to make a payment from your cheque or savings account.  
 Ref: 233887132 1000 0000 231

**Post**      **In Person:** Pay by cash, cheque or EFTPOS at any Post Office in Australia. Payments made at Australia Post will incur a \$2.75 DEFT processing fee.  
 billpay

**Mail:** Send this payment with your cheque to:  
 DEFT Payment Systems, GPO Box 4690  
 Sydney NSW 2001

**Make cheques payable to:**  
 DP 100299

**DEFT**  
 DEFT Reference Number  
 233887132 1000 0000 231

Managed by  
 VESTURE MANAGEMENT P/L  
 Account  
 DP 100299



\*442 233887132 10000000231

# SETTLEMENT STATEMENT

CRACKNELL, HAYLEY Purchase from IDH CONSTRUCTIONS PTY LTD, KITE DEVELOPMENTS PTY LTD

Property: 17/9-15 Kite Crescent, South Murwillumbah

Settlement Date: **Monday, 02 November 2020**

Adjustment Date: **Monday, 02 November 2020**

Contract Price		\$286,000.00
Less Deposit	\$28,600.00	
PEXA fee for electronic settlement		\$114.07
Purchaser allows s.184 certificate excluding GST		\$109.00
Council Rates \$2264.70 - Treated as Paid Period 09/07/2020 to 30/06/2021 = 357 days Purchaser pays 02/11/2020 to 30/06/2021 = 240 days		\$1,522.49
Strata Insurance \$7456.7 x unit/lot entitlement (43/1005) \$319.04 - Paid Period 15/12/2019 to 15/12/2020 = 367 days Purchaser pays 02/11/2020 to 15/12/2020 = 43 days		\$37.38
Land Tax \$660.00 - Paid Period 01/01/2020 to 31/12/2020 = 366 days Purchaser pays 02/11/2020 to 31/12/2020 = 59 days		\$106.39
GST on adjustments as per Contract		\$177.53
Stamp Duty		\$8,465.00
Government registration fees		\$146.40
Our account as attached		\$1,450.00
<b>Amount required from you to settle:</b>	\$269,528.26	
<b>Totals:</b>	\$298,128.26	\$298,128.26

Prepared by Everingham Conveyancing on 26/10/2020

Our Reference: 202053

## Purchase price:

\$ 260,000 (excl. GST)  
+ 114.07  
+ 109.00  
+ 8,465.00  
+ 146.40  
+ 1,450.00  
- 124.06 (GST)  
= \$270,160.41 (cost base)



JENNIFER EVERINGHAM  
Certified Practising Conveyancer

Lic. No. 1089620  
ABN 50 290 556 429

EVERINGHAM CONVEYANCING

Post to: PO Box 2107, Kingscliff NSW 2487

P: 02 6674 8822 M: 0414 895 027  
F: 02 6678 1026

[jennifer\\_everingham@bigpond.com](mailto:jennifer_everingham@bigpond.com)

TAX INVOICE NO. 12606

26 October 2020

Mr G B Hayley and  
Ms L M Cracknell  
1453 Kyogle Road  
UKI NSW 2484

To: Conveyancing costs associated with your purchase of strata-titled industrial property at Unit 17/9-15 Kite Crescent, South Murwillumbah including receiving your instructions to act on your behalf in this matter, receiving Sales Advice from REAL Specialists advising details of your proposed purchase of the property, receiving draft counterpart Contract for Sale prepared by vendors' solicitor, perusal of terms of Contract, writing to you to advise you on the terms of the Contract, receiving your instructions on the outcome of your pre-purchase inspection/s of the property, receiving signed contract from you and confirming payment to the agent of the 10% deposit, attending to exchange of contracts to secure your purchase of the property and advising you accordingly, making essential enquiries of relevant public authorities in relation to matters concerning the property, preparation of Purchaser Declarations, meeting with you to sign Purchaser Declarations, calculation of stamp duty, attending to stamping of Contract and electronic Transfer, requesting and receiving from vendors' solicitor a Certificate of Currency of owners' corporation insurance and forwarding same to you, receiving s.184 certificate from vendors' solicitor, calculation of settlement figures, confirming settlement adjustments with vendors' solicitor, arranging funds for settlement from you including payment of stamp duty, Transfer registration costs, PEXA fee and legal costs, arranging electronic settlement as authorised by you, ensuring settlement of this matter in accordance with the parties' requirements and obligations and your instructions, reporting to you following settlement and forwarding vendors' Tax Invoice showing GST included in sale price, forwarding original Certificate of Title for the property to you for safekeeping or retaining on your behalf if so instructed, etc

Professional Costs and Disbursements as quoted including GST \$ 1,450.00

**Total Costs and Disbursements payable upon settlement \$ 1,450.00**  
Total includes GST of \$124.06

Yours faithfully

JENNIFER EVERINGHAM  
Certified Practising Conveyancer

# 42150 - Property Expenses - Water Rates

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_HOPEISLAND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	\$146.51	\$226.02	(35.18)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$146.51	\$226.02	

## Supporting Documents

- General Ledger [Report](#)
- 42150 - Water bill F24 2021.pdf [HAYLEY\\_HOPEISLAND](#)
- 77250 - Sale Settlement - F24 Marina Berth 4.12.2020.pdf [HAYLEY\\_HOPEISLAND](#)

## Standard Checklist

- Attach Agent statements (either monthly or annual)
- Attach any other statements, notices or invoices

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Property Expenses - Water Rates (42150)</b>					
<u>F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212 (HAYLEY HOPEISLAND)</u>					
14/09/2020	INTERNET WITHDRAWAL Gold Coast Water Rates		50.14		50.14 DR
04/12/2020	ECONVEYANCE SETTLEMENT CRF24 Settlement PEXA205240357D11F01		87.20		137.34 DR
04/12/2020	ECONVEYANCE SETTLEMENT CRF24 Settlement PEXA205240357D11F01		9.17		146.51 DR
			<b>146.51</b>		<b>146.51 DR</b>

**Total Debits: 146.51**

**Total Credits: 0.00**



# GOLDCOAST. Water and Sewerage Rate Notice

cityofgoldcoast.com.au/water  
(07) 5667 5801 or 1300 000 928

Notice number  
**8 3203107 2**

Date of issue  
**3 August 2020**



041 - 26162 - 11368  
GARY B HAYLEY (TRUSTEE) & LOUISE M  
CRACKNELL (TRUSTEE)  
629 TUMBULGUM ROAD  
TYGALGAH NSW 2484

*SMSF*

### Current Billing Period:

28 April 2020 to 23 July 2020

Amount due:

**\$50.14**

(see back for payment options)

Due date for payment:

**3 September 2020**

(interest penalty applies after due date)

To make payment

[cityofgoldcoast.com.au/rates](http://cityofgoldcoast.com.au/rates)

LOT 198 SANTA BARBARA ROAD, HOPE ISLAND  
L 198 GTP107336

(Payments received after 25 July 2020 may not be included in this notice)

<b>Water and sewerage charges</b> (INCLUDES STATE BULK WATER PRICE)	(see account page for details)	<b>\$50.14</b>
--	--------------------------------	----------------

<b>Amount payable if paid by: 3 SEPTEMBER 2020</b>	<b>\$50.14</b>
--	----------------

My Account is the secure and convenient way to manage your City services online. Sign up for My Account to check your rates and water notices, view your account balances online, and change your contact details and address. Also, to make it easier to manage your payments, eligible property owners can apply for extra time to pay rates and water bills. For more information visit [cityofgoldcoast.com.au/myaccount](http://cityofgoldcoast.com.au/myaccount)

*PAID  
14/09  
Rec # 13118202*

CITY OF  
**GOLDCOAST.**

### In Person / Mail Payment Advice

Name: GARY B HAYLEY (TRUSTEE) & LOUISE M  
Ref: 8 3203107 2

\*419 832031072

Credit



Supported by the  
**Commonwealth Bank**  
Commonwealth Bank of Australia  
ASB 48 123 123 124



Billor Code: 868745  
Ref: 8 3203107 2



Post  
Billpay

Date: / /  
Cash:  
Cheques (see reverse)

Total amount payable  
Due by: **3 September 2020**

**\$50.14**

Teller stamp  
and initials

No. of  
Cheques

For Credit  
**Gold Coast City Council**

Tran Code: **8 3 1** User ID: **0 6 6 6 8 4** Customer Reference No.: **0 0 0 0 0 8 3 2 0 3 1 0 7 2 0**

\$

+757+



0467200113680110

AU\_1-6\_2\_012323 / 006162 / 011368



## Settlement Statement

**Matter:** Hayley As Trustee Under Instrument 717932476 and Cracknell As Trustee Under Instrument 717932476 to Peterson and Peterson - Our Ref: AG:AvD:20/4547  
**Property Address:** F24 "Marina Berth" Santa Barbara Road HOPE ISLAND QLD 4212  
**Settlement Date:** Friday, 4 December 2020  
**Settlement Venue:** PEXA  
**Settlement Time:** 12:30 PM  
**Adjustment Date:** 4/12/2020

<b>Contract Price:</b>	\$105,000.00
<b>Less Deposit:</b>	\$6,000.00
	<b>\$99,000.00</b>

<b>Plus</b> Council Rate (6 monthly) Period from 01/07/2020 to 31/12/2020 - 184 days \$395.58 x 27 / 184 days	\$58.05
	<b>\$99,058.05</b>

<b>Plus</b> Body Corp Sinking Fund Period from 01/12/2020 to 28/02/2021 - 90 days \$121.25 x 86 / 90 days	\$115.86
	<b>\$99,173.91</b>

<b>Plus</b> Body Corp Admin Fund Period from 01/12/2020 to 28/02/2021 - 90 days \$692.10 x 86 / 90 days	\$661.34
	<b>\$99,835.25</b>

<b>Less</b> Water and Sewerage Access Charges Period from 31/10/2020 to 04/12/2020 - 35 days \$87.20 x 34 / 35 days	\$87.20
	<b>\$99,748.05</b>

<b>Less</b> Water Usage Period from 31/10/2020 to 08/02/2021 - 100 days Consumed 1530.000000 KI / 100 days = 15.300000 KI/day Period from 31/10/2020 to 04/12/2020 - 34 days 15.300000 kls per day x 34 days x \$4.212000 /KI x 4 / 902	\$9.17
	<b>\$99,738.88</b>

<b>BALANCE AT SETTLEMENT:</b>	<b>\$99,738.88</b>
-------------------------------	--------------------

**Bank Cheque Details:**

Body Corporate for Hope Island Marina GTP 107336	\$813.35
Gold Coast City Council	\$54.06
Affinity Lawyers	\$528.00
PEXA	\$57.04
Louise Cracknell and Gary Hayley	\$98,286.43

<b>BANK CHEQUE TOTAL</b>	<b>\$99,738.88</b>
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<b>Documents to be handed over at Settlement:</b>	<b>To</b>	<b>Sale Price:</b>
		\$105,000
<b>Documents to collect/show at Settlement:</b>	<b>From</b>	- 528.00
		- 57.04
		- 83.00 (unknown)
<b>Documents to check at Settlement:</b>	<b>Collected by</b>	<b>=\$104,497.96</b>



## Tax Invoice

Invoice # 1027

**Date:** 24/09/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
24/09/2020	ADVERTISING - domain.com.au	\$136.36	\$13.64	\$150.00

Message: Thank you

Total Price inc. GST

\$150.00

Total GST

\$13.64

Less Payments Received

Total Balance Due inc. GST

**\$150.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference



## Tax Invoice

Invoice # 1028

**Date:** 9/10/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
9/10/2020	Body Corporate Statement	\$130.00	\$13.00	\$143.00
9/10/2020	Title Search	\$31.82	\$3.18	\$35.00

Message: Thank you

Total Price inc. GST

\$178.00

Total GST

\$16.18

Less Payments Received

Total Balance Due inc. GST

**\$178.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference

# 48500 - Income Tax Expense

2021 Financial Year

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Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
48500	Income Tax Expense	\$3,099.16	\$4,026.46	(23.03)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$3,099.16	\$4,026.46	

## Supporting Documents

No supporting documents

# 49000 - Profit/Loss Allocation Account

2021 Financial Year

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Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
49000	Profit/Loss Allocation Account	\$66,834.70	\$166,038.73	(59.75)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$66,834.70	\$166,038.73	

## Supporting Documents

No supporting documents

## 50000 - Members

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	Opening Balance	Contribution Income	Earnings	Member Payments	Tax & Fees	Closing Balance	Change
CRALOU00001A	Cracknell, Louise - Accumulation (Accumulation)	(\$353,115.47)	(\$11,392.44)	(\$27,690.17)	\$4,531.96	\$2,353.88	(\$385,312.24)	9.12%
HAYGAR00001A	Hayley, Gary - Accumulation (Accumulation)	(\$475,868.08)	(\$5,250.50)	(\$37,051.87)	\$6,004.92	\$1,659.52	(\$510,506.01)	7.28%
<b>TOTAL</b>		<b>Opening Balance</b>	<b>Contribution Income</b>	<b>Earnings</b>	<b>Member Payments</b>	<b>Tax &amp; Fees</b>	<b>Closing Balance</b>	
		(\$828,983.55)	(\$16,642.94)	(\$64,742.04)	\$10,536.88	\$4,013.40	(\$895,818.25)	

### Supporting Documents

- Members Statements [Report](#)
- Members Summary [Report](#)

### Standard Checklist

- Attach copies of Members Statements

# Hayley Cracknell Super Fund Members Statement

Gary Hayley  
1453 Kyogle Road  
Uki, New South Wales, 2484, Australia

## Your Details

Date of Birth : Provided  
Age: 62  
Tax File Number: Provided  
Date Joined Fund: 29/08/2016  
Service Period Start Date:  
Date Left Fund:  
Member Code: HYGAR00001A  
Account Start Date: 29/08/2016  
Account Phase: Accumulation Phase  
Account Description: Accumulation

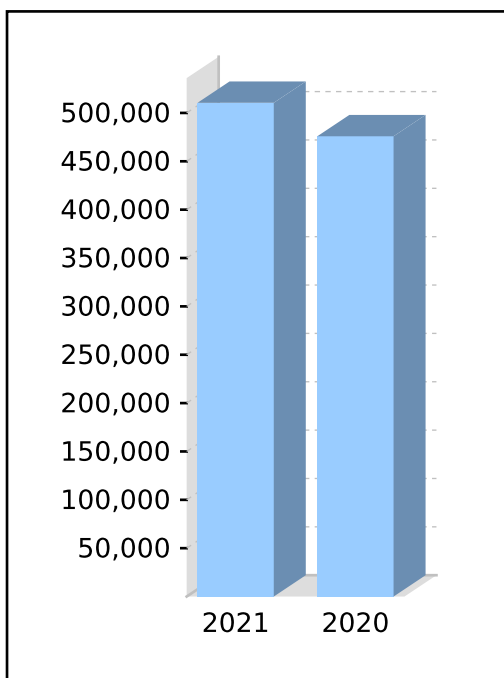
Nominated Beneficiaries N/A  
Vested Benefits 510,506.01  
Total Death Benefit 1,035,506.01

## Your Balance

Total Benefits 510,506.01

Preservation Components  
Preserved 486,957.01  
Unrestricted Non Preserved  
Restricted Non Preserved 23,549.00

Tax Components  
Tax Free 13,050.25  
Taxable 497,455.76



## Your Detailed Account Summary

	This Year
Opening balance at 01/07/2020	475,868.08
<u>Increases to Member account during the period</u>	
Employer Contributions	5,250.50
Personal Contributions (Concessional)	
Personal Contributions (Non Concessional)	
Government Co-Contributions	
Other Contributions	
Proceeds of Insurance Policies	
Transfers In	
Net Earnings	37,051.87
Internal Transfer In	
<u>Decreases to Member account during the period</u>	
Pensions Paid	
Contributions Tax	787.58
Income Tax	871.94
No TFN Excess Contributions Tax	
Excess Contributions Tax	
Refund Excess Contributions	
Division 293 Tax	
Insurance Policy Premiums Paid	6,004.92
Management Fees	
Member Expenses	
Benefits Paid/Transfers Out	
Superannuation Surcharge Tax	
Internal Transfer Out	
Closing balance at 30/06/2021	510,506.01

# Hayley Cracknell Super Fund Members Statement

Louise Mary Cracknell  
1453 Kyogle Road  
Uki, New South Wales, 2484, Australia

## Your Details

Date of Birth : Provided  
Age: 55  
Tax File Number: Provided  
Date Joined Fund: 29/08/2016  
Service Period Start Date:  
Date Left Fund:  
Member Code: CRALOU00001A  
Account Start Date: 29/08/2016  
Account Phase: Accumulation Phase  
Account Description: Accumulation

Nominated Beneficiaries N/A  
Vested Benefits 385,312.24  
Total Death Benefit 1,435,312.24  
Disability Benefit 420,000.00

## Your Balance

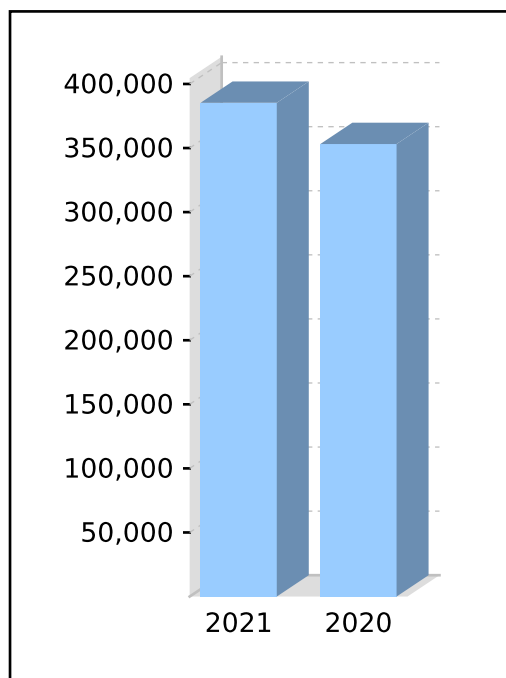
Total Benefits 385,312.24

### Preservation Components

Preserved 385,312.24  
Unrestricted Non Preserved  
Restricted Non Preserved

### Tax Components

Tax Free 11,161.01  
Taxable 374,151.23



## Your Detailed Account Summary

	This Year
Opening balance at 01/07/2020	353,115.47
<u>Increases to Member account during the period</u>	
Employer Contributions	11,392.44
Personal Contributions (Concessional)	
Personal Contributions (Non Concessional)	
Government Co-Contributions	
Other Contributions	
Proceeds of Insurance Policies	
Transfers In	
Net Earnings	27,690.17
Internal Transfer In	
<u>Decreases to Member account during the period</u>	
Pensions Paid	
Contributions Tax	1,708.92
Income Tax	644.96
No TFN Excess Contributions Tax	
Excess Contributions Tax	
Refund Excess Contributions	
Division 293 Tax	
Insurance Policy Premiums Paid	4,531.96
Management Fees	
Member Expenses	
Benefits Paid/Transfers Out	
Superannuation Surcharge Tax	
Internal Transfer Out	
Closing balance at 30/06/2021	385,312.24



# Hayley Cracknell Super Fund

## Members Summary

As at 30 June 2021

Opening Balances	Increases				Decreases					Closing Balance	
	Contributions	Transfers In	Net Earnings	Insurance Proceeds	Pensions Paid	Contributions Tax	Taxes Paid	Benefits Paid/ Transfers Out	Insurance Premiums		Member Expenses
<b>Gary Hayley (Age: 62)</b>											
HAYGAR00001A - Accumulation											
475,868.08	5,250.50		37,051.87			787.58	871.94		6,004.92		510,506.01
<b>475,868.08</b>	<b>5,250.50</b>		<b>37,051.87</b>			<b>787.58</b>	<b>871.94</b>		<b>6,004.92</b>		<b>510,506.01</b>
<b>Louise Mary Cracknell (Age: 55)</b>											
CRALOU00001A - Accumulation											
353,115.47	11,392.44		27,690.17			1,708.92	644.96		4,531.96		385,312.24
<b>353,115.47</b>	<b>11,392.44</b>		<b>27,690.17</b>			<b>1,708.92</b>	<b>644.96</b>		<b>4,531.96</b>		<b>385,312.24</b>
<b>828,983.55</b>	<b>16,642.94</b>		<b>64,742.04</b>			<b>2,496.50</b>	<b>1,516.90</b>		<b>10,536.88</b>		<b>895,818.25</b>

# 60400 - Bank Accounts

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
STG6733	St.George Investment ***6733	\$14,623.75	\$67,235.57	(78.25)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$14,623.75	\$67,235.57	

## Supporting Documents

- Bank Statement Report [Report](#)
- 60400 - St George bank statements 2021.pdf

## Standard Checklist

- Attach Copies of Bank Statements
- Attach copy of Bank Statement Report
- Ensure all Balances match Statement Balances at June 30
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund Bank Statement Report

For The Period 01 July 2020 to 30 June 2021

**Chart Code:** 60400 / STG6733  
**Account Name:** St.George Investment \*\*\*6733  
**BSB and Account Number:** 112879 477006733

**Opening Balance** - **Total Debits** + **Total Credits** = **Closing Balance**  
 \$ 67,235.57 \$ 286,054.89 \$ 233,443.07 \$ 14,623.75

**Data Feed Used**  
 BGL Bank Data Service

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
01/07/2020	Opening Balance			67,235.57		
01/07/2020	KAYLEEN COCHRAN IWPMdisbJune20hayc		1,126.40	68,361.97	68,361.97	
03/07/2020	ATO ION OFFATO006000012398010		999.61	69,361.58	69,361.58	
06/07/2020	ANZ Insurance bcx:12007375	183.66		69,177.92	69,177.92	
10/07/2020	WestlawnProperty 0000058630		116.67	69,294.59		
10/07/2020	WestlawnProperty 0000058631		134.62	69,429.21		
10/07/2020	AUTOMATIC DATA P ADP202007101814251		949.37	70,378.58	70,378.58	
16/07/2020	TFR WDL BPAY INTERNET 4505005873612060 TAX OFFICE PAYMENTS	1,220.00		69,158.58	69,158.58	
23/07/2020	AIA AUSTRALIA .CAN ASS65433853 28 07 20	348.58		68,810.00	68,810.00	
28/07/2020	QUICKSUPER QUICKSPR2743708127		767.31	69,577.31	69,577.31	
30/07/2020	TRANSFER CREDIT		60,962.06	130,539.37		
30/07/2020	AIA AUSTRALIA .CAN ASS65433919 01 08 20	456.56		130,082.81	130,082.81	
31/07/2020	CREDIT INTEREST		0.62	130,083.43		
31/07/2020	KAYLEEN COCHRAN IWPM		1,758.10	131,841.53	131,841.53	
03/08/2020	BANTAMZ ETA BERTH F24		765.00	132,606.53	132,606.53	
04/08/2020	ANZ Insurance bcx:12362506	183.66		132,422.87	132,422.87	
06/08/2020	INTERNET WITHDRAWAL Unit 17 Kite Cres Deposi	28,600.00		103,822.87	103,822.87	

# Hayley Cracknell Super Fund Bank Statement Report

For The Period 01 July 2020 to 30 June 2021

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
11/08/2020	AUTOMATIC DATA P ADP202008111830875		949.37	104,772.24	104,772.24	
12/08/2020	WestlawnProperty 0000058630		145.83	104,918.07		
12/08/2020	WestlawnProperty 0000058631		168.28	105,086.35	105,086.35	
25/08/2020	AIA AUSTRALIA . 65433853 28 08 20	348.58		104,737.77		
31/08/2020	CREDIT INTEREST		0.92	104,738.69		
31/08/2020	KAYLEEN COCHRAN IWPM		1,139.30	105,877.99		
31/08/2020	AIA AUSTRALIA . 65433919 01 09 20	456.56		105,421.43		
01/09/2020	BANTAMZ ETA BERTH F24		765.00	106,186.43		
01/09/2020	QUICKSUPER QUICKSPR2768762909		973.75	107,160.18	107,160.18	
04/09/2020	ANZ Insurance bcx:12731747	177.57		106,982.61	106,982.61	
11/09/2020	WestlawnProperty 0000058630		145.83	107,128.44		
11/09/2020	AUTOMATIC DATA P ADP202009111849458		949.37	108,077.81	108,077.81	
14/09/2020	INTERNET WITHDRAWAL Gold Coast Water Rates	50.14		108,027.67		
14/09/2020	TFR WDL BPAY INTERNET 232031070 COGC - RATES	395.05		107,632.62		
14/09/2020	TFR WDL BPAY INTERNET 1113844 CLARENCE VALLEY CNCL	591.67		107,040.95	107,040.95	
23/09/2020	AIA AUSTRALIA . 65433853 28 09 20	348.58		106,692.37	106,692.37	
24/09/2020	INTERNET WITHDRAWAL Inv 1027 Hayley	150.00		106,542.37	106,542.37	
29/09/2020	AIA AUSTRALIA . 65433919 01 10 20	456.56		106,085.81		
29/09/2020	TFR WDL BPAY INTERNET 144897551 STRATAPAY-LEVY	792.00		105,293.81	105,293.81	
30/09/2020	CREDIT INTEREST		0.87	105,294.68		
30/09/2020	KAYLEEN COCHRAN IWPM		1,261.40	106,556.08	106,556.08	

# Hayley Cracknell Super Fund

## Bank Statement Report

For The Period 01 July 2020 to 30 June 2021

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
01/10/2020	BANTAMZ ETA BERTH F24		765.00	107,321.08	107,321.08	
02/10/2020	QUICKSUPER QUICKSPR2791277971		841.04	108,162.12	108,162.12	
05/10/2020	ANZ Insurance bcx:13102761	177.16		107,984.96	107,984.96	
09/10/2020	AUTOMATIC DATA P ADP202010091865881		949.37	108,934.33	108,934.33	
12/10/2020	WestlawnProperty 0000058630		175.00	109,109.33	109,109.33	
13/10/2020	INTERNET WITHDRAWAL Inv 1028 Marina Searches	178.00		108,931.33	108,931.33	
26/10/2020	AIA AUSTRALIA . 65433853 28 10 20	348.58		108,582.75	108,582.75	
28/10/2020	TELEGRAPHIC TFR (RTGS)	104,528.26		4,054.49	4,054.49	
29/10/2020	AIA AUSTRALIA . 65433919 01 11 20	456.56		3,597.93	3,597.93	
31/10/2020	CREDIT INTEREST		0.80	3,598.73	3,598.73	
02/11/2020	KAYLEEN COCHRAN IWPM		1,261.40	4,860.13	4,860.13	
03/11/2020	QUICKSUPER QUICKSPR2813800809		995.67	5,855.80	5,855.80	
04/11/2020	BANTAMZ ETA BERTH F24		765.00	6,620.80		
04/11/2020	ANZ Insurance bcx:13459349	177.16		6,443.64	6,443.64	
11/11/2020	AUTOMATIC DATA P ADP202011111883625		949.37	7,393.01	7,393.01	
12/11/2020	WestlawnProperty 0000058630		175.00	7,568.01	7,568.01	
24/11/2020	AIA AUSTRALIA . 65433853 28 11 20	348.58		7,219.43	7,219.43	
30/11/2020	CREDIT INTEREST		0.05	7,219.48		
30/11/2020	QUICKSUPER QUICKSPR2834436580		796.54	8,016.02		
30/11/2020	KAYLEEN COCHRAN IWPM		1,261.40	9,277.42		
30/11/2020	AIA AUSTRALIA . 65433919 01 12 20	456.56		8,820.86		

# Hayley Cracknell Super Fund

## Bank Statement Report

For The Period 01 July 2020 to 30 June 2021

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
01/12/2020	BANTAMZ ETA BERTH F24		765.00	9,585.86	9,585.86	
02/12/2020	TFR WDL BPAY INTERNET 1113844 CLARENCE VALLEY CNCL	590.00		8,995.86	8,995.86	
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01		98,369.43	107,365.29		
04/12/2020	ANZ Insurance bcx:13826171	177.16		107,188.13	107,188.13	
08/12/2020	GRIFFITHS PAUL J Refund Dep Inv1033		750.00	107,938.13		
08/12/2020	TFR WDL BPAY INTERNET 404251210869012 Audit Shield	370.00		107,568.13	107,568.13	
10/12/2020	INTERNET WITHDRAWAL Warehouse Loan Repayment	25,000.00		82,568.13	82,568.13	
11/12/2020	WestlawnProperty 0000058630		175.00	82,743.13		
11/12/2020	AUTOMATIC DATA P ADP202012111901632		949.37	83,692.50	83,692.50	
23/12/2020	AIA AUSTRALIA . 65433853 28 12 20	348.58		83,343.92	83,343.92	
30/12/2020	AIA AUSTRALIA . 65433919 01 01 21	456.56		82,887.36	82,887.36	
31/12/2020	CREDIT INTEREST		0.68	82,888.04		
31/12/2020	QUICKSUPER QUICKSPR2857049426		796.54	83,684.58		
31/12/2020	KAYLEEN COCHRAN IWPM		1,261.40	84,945.98	84,945.98	
04/01/2021	ANZ Insurance bcx:14182801	177.16		84,768.82		
04/01/2021	INTERNET WITHDRAWAL Warehouse Loan Repayment	25,000.00		59,768.82	59,768.82	
08/01/2021	INTERNET WITHDRAWAL Warehouse Loan Payment 3	25,000.00		34,768.82	34,768.82	
11/01/2021	AUTOMATIC DATA P ADP202101111918338		949.37	35,718.19	35,718.19	
12/01/2021	WestlawnProperty 0000058630		175.00	35,893.19		
12/01/2021	INTERNET WITHDRAWAL Warehouse Loan Repayment	25,000.00		10,893.19	10,893.19	
25/01/2021	AIA AUSTRALIA . 65433853 28 01 21	348.58		10,544.61	10,544.61	

# Hayley Cracknell Super Fund

## Bank Statement Report

For The Period 01 July 2020 to 30 June 2021

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
27/01/2021	TFR WDL BPAY INTERNET 23388713210000000231DEFT PAYMENTS	877.11		9,667.50	9,667.50	
29/01/2021	KAYLEEN COCHRAN IWPM		1,261.40	10,928.90		
29/01/2021	AIA AUSTRALIA . 65433919 01 02 21	456.56		10,472.34	10,472.34	
30/01/2021	CREDIT INTEREST		0.23	10,472.57	10,472.57	
01/02/2021	QUICKSUPER QUICKSPR2879937856		79.65	10,552.22	10,552.22	
02/02/2021	KAYLEEN COCHRAN IWPMdisdJan21HayCr		630.70	11,182.92	11,182.92	
04/02/2021	ANZ Insurance bcx:14552989	177.16		11,005.76	11,005.76	
11/02/2021	AUTOMATIC DATA P ADP202102111936733		949.37	11,955.13	11,955.13	
12/02/2021	WestlawnProperty 0000058630		175.00	12,130.13	12,130.13	
23/02/2021	AIA AUSTRALIA . 65433853 28 02 21	348.58		11,781.55	11,781.55	
26/02/2021	KAYLEEN COCHRAN IWPM		1,071.40	12,852.95	12,852.95	
27/02/2021	CREDIT INTEREST		0.09	12,853.04	12,853.04	
01/03/2021	AIA AUSTRALIA . 65433919 01 03 21	561.80		12,291.24	12,291.24	
03/03/2021	TFR WDL BPAY INTERNET 1113844 CLARENCE VALLEY CNCL	590.00		11,701.24	11,701.24	
04/03/2021	ANZ Insurance bcx:14908424	177.16		11,524.08	11,524.08	
11/03/2021	AUTOMATIC DATA P ADP202103111953043		949.37	12,473.45	12,473.45	
12/03/2021	WestlawnProperty 0000058630		175.00	12,648.45	12,648.45	
23/03/2021	AIA AUSTRALIA . 65433853 28 03 21	435.83		12,212.62	12,212.62	
30/03/2021	AIA AUSTRALIA . 65433919 01 04 21	561.80		11,650.82	11,650.82	
31/03/2021	CREDIT INTEREST		0.10	11,650.92		
31/03/2021	KAYLEEN COCHRAN IWPM		1,261.40	12,912.32	12,912.32	

# Hayley Cracknell Super Fund

## Bank Statement Report

For The Period 01 July 2020 to 30 June 2021

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
06/04/2021	ANZ Insurance    bcx:15271065	177.16		12,735.16	12,735.16	
12/04/2021	WestlawnProperty    0000058630		175.00	12,910.16		
12/04/2021	AUTOMATIC DATA P    ADP202104121966607		949.37	13,859.53	13,859.53	
23/04/2021	AIA AUSTRALIA .    65433853 28 04 21	435.83		13,423.70	13,423.70	
29/04/2021	TFR WDL BPAY INTERNET 23388713210000000231DEFT PAYMENTS	472.45		12,951.25		
29/04/2021	AIA AUSTRALIA .    65433919 01 05 21	561.80		12,389.45	12,389.45	
30/04/2021	CREDIT INTEREST		0.10	12,389.55		
30/04/2021	KAYLEEN COCHRAN    IWPM		1,155.14	13,544.69	13,544.69	
04/05/2021	ANZ Insurance    bcx:15628764	177.16		13,367.53	13,367.53	
11/05/2021	AUTOMATIC DATA P    ADP202105111988020		949.37	14,316.90	14,316.90	
12/05/2021	WestlawnProperty    0000058630		175.00	14,491.90	14,491.90	
13/05/2021	TFR WDL BPAY INTERNET 4505005873612060 TAX OFFICE PAYMENTS	2,243.00		12,248.90	12,248.90	
19/05/2021	ATO                    ATO505005873611004		22,840.00	35,088.90	35,088.90	
24/05/2021	INTERNET WITHDRAWAL    Loan Repayment Warehouse	25,000.00		10,088.90	10,088.90	
25/05/2021	AIA AUSTRALIA .    65433853 28 05 21	435.83		9,653.07	9,653.07	
27/05/2021	ATO                    ATO003000014801154		594.54	10,247.61	10,247.61	
31/05/2021	CREDIT INTEREST		0.13	10,247.74		
31/05/2021	KAYLEEN COCHRAN    IWPM		1,367.66	11,615.40		
31/05/2021	AIA AUSTRALIA .    65433919 01 06 21	561.80		11,053.60	11,053.60	
01/06/2021	TFR WDL BPAY INTERNET 1113844 CLARENCE VALLEY CNCL	590.00		10,463.60	10,463.60	
04/06/2021	ANZ Insurance    bcx:15990423	177.16		10,286.44	10,286.44	



**Hayley Cracknell Super Fund**  
**Bank Statement Report**

For The Period 01 July 2020 to 30 June 2021

Date	Description	Debit \$	Credit \$	Ledger Balance \$	Statement Balance \$	Variance \$
09/06/2021	INTERNET WITHDRAWAL Inv - 42833 Audit Invoic	990.00		9,296.44		
09/06/2021	INTERNET WITHDRAWAL Inv - 42830 PDK Invoice	2,090.00		7,206.44	7,206.44	
11/06/2021	WestlawnProperty 0000058630		175.00	7,381.44		
11/06/2021	AUTOMATIC DATA P ADP202106111007614		949.37	8,330.81	8,330.81	
23/06/2021	AIA AUSTRALIA . 65433853 28 06 21	435.83		7,894.98		
29/06/2021	The Vault Warehouse Rent 6 M		9,000.00	16,894.98		
29/06/2021	AIA AUSTRALIA . 65433919 01 07 21	561.80		16,333.18		
29/06/2021	INTERNET WITHDRAWAL Interest Payment Warehou	3,061.00		13,272.18	13,272.18	
30/06/2021	CREDIT INTEREST		0.07	13,272.25		
30/06/2021	KAYLEEN COCHRAN IWPM		1,351.50	14,623.75	14,623.75	
30/06/2021	CLOSING BALANCE			14,623.75	14,623.75	
		<u>286,054.89</u>	<u>233,443.07</u>			



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/06/2021 to 14/07/2021  
**Statement No.** 55(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
8,330.81	+	11,475.94	-	4,235.79	=	15,570.96

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 JUN	OPENING BALANCE			8,330.81
23 JUN	AIA AUSTRALIA . 65433853 28/06/21	435.83		7,894.98
29 JUN	INTERNET WITHDRAWAL 29JUN 15:34 Interest Payment Warehou	3,061.00		4,833.98
29 JUN	The Vault Warehouse Rent 6 M		9,000.00	13,833.98
29 JUN	AIA AUSTRALIA . 65433919 01/07/21	561.80		13,272.18
30 JUN	KAYLEEN COCHRAN IWPM		1,351.50	14,623.68
30 JUN	CREDIT INTEREST		0.07	14,623.75
05 JUL	ANZ Insurance bcx:16351245	177.16		14,446.59
09 JUL	AUTOMATIC DATA P ADP202107091024827		949.37	15,395.96
12 JUL	WestlawnProperty 0000058630		175.00	15,570.96
14 JUL	CLOSING BALANCE			15,570.96

### Summary of Automatic Deductions

Date	Paid To	Amount \$
23 JUN	AIA AUSTRALIA . 65433853 28/06/21	435.83
29 JUN	AIA AUSTRALIA . 65433919 01/07/21	561.80
5 JUL	ANZ Insurance bcx:16351245	177.16



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/05/2021 to 14/06/2021  
**Statement No.** 54(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
12,248.90	+	25,926.70	-	29,844.79	=	8,330.81

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 MAY	OPENING BALANCE			12,248.90
19 MAY	ATO ATO50500587361I004		22,840.00	35,088.90
24 MAY	INTERNET WITHDRAWAL 24MAY 10:40 Loan Repayment Warehouse	25,000.00		10,088.90
25 MAY	AIA AUSTRALIA . 65433853 28/05/21	435.83		9,653.07
27 MAY	ATO ATO003000014801154		594.54	10,247.61
31 MAY	KAYLEEN COCHRAN IWPM		1,367.66	11,615.27
31 MAY	AIA AUSTRALIA . 65433919 01/06/21	561.80		11,053.47
31 MAY	CREDIT INTEREST		0.13	11,053.60
01 JUN	TFR WDL BPAY INTERNET01JUN 10:14 TO CLARENCE VALLEY CNCL1113844	590.00		10,463.60
04 JUN	ANZ Insurance bcx:15990423	177.16		10,286.44
09 JUN	INTERNET WITHDRAWAL 09JUN 09:33 Inv - 42833 Audit Invoic	990.00		9,296.44
09 JUN	INTERNET WITHDRAWAL 09JUN 09:36 Inv - 42830 PDK Invoice	2,090.00		7,206.44
11 JUN	WestlawnProperty 0000058630		175.00	7,381.44
11 JUN	AUTOMATIC DATA P ADP202106111007614		949.37	8,330.81
14 JUN	CLOSING BALANCE			8,330.81



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/03/2021 to 14/04/2021  
**Statement No.** 52(page 1 of 2)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

Opening Balance	Total Credits	Total Debits	Closing Balance
12,648.45	2,385.87	1,174.79	13,859.53

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 MAR	OPENING BALANCE			12,648.45
23 MAR	AIA AUSTRALIA . 65433853 28/03/21	435.83		12,212.62
30 MAR	AIA AUSTRALIA . 65433919 01/04/21	561.80		11,650.82
31 MAR	KAYLEEN COCHRAN IWPM		1,261.40	12,912.22
31 MAR	CREDIT INTEREST		0.10	12,912.32
06 APR	ANZ Insurance bcx:15271065	177.16		12,735.16
12 APR	WestlawnProperty 0000058630		175.00	12,910.16
12 APR	AUTOMATIC DATA P ADP202104121966607		949.37	13,859.53
14 APR	CLOSING BALANCE			13,859.53

### Summary of Automatic Deductions

Date	Paid To	Amount \$
23 MAR	AIA AUSTRALIA . 65433853 28/03/21	435.83
30 MAR	AIA AUSTRALIA . 65433919 01/04/21	561.80
6 APR	ANZ Insurance bcx:15271065	177.16

### Interest Details

Credit Interest

Debit Interest



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/02/2021 to 14/03/2021  
**Statement No.** 51(page 1 of 2)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
12,130.13	+	2,195.86	-	1,677.54	=	12,648.45

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 FEB	OPENING BALANCE			12,130.13
23 FEB	AIA AUSTRALIA . 65433853 28/02/21	348.58		11,781.55
26 FEB	KAYLEEN COCHRAN IWPM		1,071.40	12,852.95
27 FEB	CREDIT INTEREST		0.09	12,853.04
01 MAR	AIA AUSTRALIA . 65433919 01/03/21	561.80		12,291.24
03 MAR	TFR WDL BPAY INTERNET03MAR 09:33 TO CLARENCE VALLEY CNCL1113844	590.00		11,701.24
04 MAR	ANZ Insurance bcx:14908424	177.16		11,524.08
11 MAR	AUTOMATIC DATA P ADP202103111953043		949.37	12,473.45
12 MAR	WestlawnProperty 0000058630		175.00	12,648.45
14 MAR	CLOSING BALANCE			12,648.45

### Summary of Automatic Deductions

Date	Paid To	Amount \$
23 FEB	AIA AUSTRALIA . 65433853 28/02/21	348.58
1 MAR	AIA AUSTRALIA . 65433919 01/03/21	561.80
4 MAR	ANZ Insurance bcx:14908424	177.16

### Interest Details



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/01/2021 to 14/02/2021  
**Statement No.** 50(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
10,893.19	+	3,096.35	-	1,859.41	=	12,130.13

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 JAN	OPENING BALANCE			10,893.19
25 JAN	AIA AUSTRALIA . 65433853 28/01/21	348.58		10,544.61
27 JAN	TFR WDL BPAY INTERNET27JAN 16:11 TO DEFT PAYMENTS 23388713210000000231	877.11		9,667.50
29 JAN	KAYLEEN COCHRAN IWPM		1,261.40	10,928.90
29 JAN	AIA AUSTRALIA . 65433919 01/02/21	456.56		10,472.34
30 JAN	CREDIT INTEREST		0.23	10,472.57
01 FEB	QUICKSUPER QUICKSPR2879937856		79.65	10,552.22
02 FEB	KAYLEEN COCHRAN IWPMdisdJan21HayCr		630.70	11,182.92
04 FEB	ANZ Insurance bcx:14552989	177.16		11,005.76
11 FEB	AUTOMATIC DATA P ADP202102111936733		949.37	11,955.13
12 FEB	WestlawnProperty 0000058630		175.00	12,130.13
14 FEB	CLOSING BALANCE			12,130.13

### Summary of Automatic Deductions

Date	Paid To	Amount \$
25 JAN	AIA AUSTRALIA . 65433853 28/01/21	348.58
29 JAN	AIA AUSTRALIA . 65433919 01/02/21	456.56



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/12/2020 to 14/01/2021  
**Statement No.** 49(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
83,692.50	+	3,182.99	-	75,982.30	=	10,893.19

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 DEC	OPENING BALANCE			83,692.50
23 DEC	AIA AUSTRALIA . 65433853 28/12/20	348.58		83,343.92
30 DEC	AIA AUSTRALIA . 65433919 01/01/21	456.56		82,887.36
31 DEC	QUICKSUPER QUICKSPR2857049426		796.54	83,683.90
31 DEC	KAYLEEN COCHRAN IWPM		1,261.40	84,945.30
31 DEC	CREDIT INTEREST		0.68	84,945.98
04 JAN	INTERNET WITHDRAWAL 04JAN 15:39 Warehouse Loan Repayment	25,000.00		59,945.98
04 JAN	ANZ Insurance bcx:14182801	177.16		59,768.82
08 JAN	INTERNET WITHDRAWAL 08JAN 10:31 Warehouse Loan Payment 3	25,000.00		34,768.82
11 JAN	AUTOMATIC DATA P ADP202101111918338		949.37	35,718.19
12 JAN	INTERNET WITHDRAWAL 12JAN 10:31 Warehouse Loan Repayment	25,000.00		10,718.19
12 JAN	WestlawnProperty 0000058630		175.00	10,893.19
14 JAN	CLOSING BALANCE			10,893.19

### Summary of Automatic Deductions

Date	Paid To	Amount \$
23 DEC	AIA AUSTRALIA . 65433853 28/12/20	348.58



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/11/2020 to 14/12/2020  
**Statement No.** 48(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
7,568.01	+	103,066.79	-	26,942.30	=	83,692.50

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 NOV	OPENING BALANCE			7,568.01
24 NOV	AIA AUSTRALIA . 65433853 28/11/20	348.58		7,219.43
30 NOV	QUICKSUPER QUICKSPR2834436580		796.54	8,015.97
30 NOV	KAYLEEN COCHRAN IWPM		1,261.40	9,277.37
30 NOV	AIA AUSTRALIA . 65433919 01/12/20	456.56		8,820.81
30 NOV	CREDIT INTEREST		0.05	8,820.86
01 DEC	BANTAMZ ETA BERTH F24		765.00	9,585.86
02 DEC	TFR WDL BPAY INTERNET02DEC 12:49 TO CLARENCE VALLEY CNCL1113844	590.00		8,995.86
04 DEC	ECONVEYANCE SETTLEMT CR F24 Settlement PEXA205240357D11F01		98,369.43	107,365.29
04 DEC	ANZ Insurance bcx:13826171	177.16		107,188.13
08 DEC	TFR WDL BPAY INTERNET08DEC 15:36 TO Audit Shield 404251210869012	370.00		106,818.13
08 DEC	GRIFFITHS PAUL J Refund Dep Inv1033		750.00	107,568.13
10 DEC	INTERNET WITHDRAWAL 10DEC 17:23 Warehouse Loan Repayment	25,000.00		82,568.13
11 DEC	WestlawnProperty 0000058630		175.00	82,743.13
11 DEC	AUTOMATIC DATA P ADP202012111901632		949.37	83,692.50
14 DEC	CLOSING BALANCE			83,692.50





# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/10/2020 to 14/11/2020  
**Statement No.** 47(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
108,931.33	+	4,147.24	-	105,510.56	=	7,568.01

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 OCT	OPENING BALANCE			108,931.33
26 OCT	AIA AUSTRALIA . 65433853 28/10/20	348.58		108,582.75
28 OCT	TELEGRAPHIC TFR (RTGS)	104,528.26		4,054.49
29 OCT	AIA AUSTRALIA . 65433919 01/11/20	456.56		3,597.93
31 OCT	CREDIT INTEREST		0.80	3,598.73
02 NOV	KAYLEEN COCHRAN IWPM		1,261.40	4,860.13
03 NOV	QUICKSUPER QUICKSPR2813800809		995.67	5,855.80
04 NOV	BANTAMZ ETA BERTH F24		765.00	6,620.80
04 NOV	ANZ Insurance bcx:13459349	177.16		6,443.64
11 NOV	AUTOMATIC DATA P ADP202011111883625		949.37	7,393.01
12 NOV	WestlawnProperty 0000058630		175.00	7,568.01
14 NOV	CLOSING BALANCE			7,568.01

### Summary of Automatic Deductions

Date	Paid To	Amount \$
26 OCT	AIA AUSTRALIA . 65433853 28/10/20	348.58
29 OCT	AIA AUSTRALIA . 65433919 01/11/20	456.56



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
 (24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/09/2020 to 14/10/2020  
**Statement No.** 46(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
107,040.95	+	3,992.68	-	2,102.30	=	108,931.33

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 SEP	OPENING BALANCE			107,040.95
23 SEP	AIA AUSTRALIA . 65433853 28/09/20	348.58		106,692.37
24 SEP	INTERNET WITHDRAWAL 24SEP 13:45 Inv 1027 Hayley	150.00		106,542.37
29 SEP	TFR WDL BPAY INTERNET29SEP 05:32 TO STRATAPAY-LEVY 144897551	792.00		105,750.37
29 SEP	AIA AUSTRALIA . 65433919 01/10/20	456.56		105,293.81
30 SEP	KAYLEEN COCHRAN IWPM		1,261.40	106,555.21
30 SEP	CREDIT INTEREST		0.87	106,556.08
01 OCT	BANTAMZ ETA BERTH F24		765.00	107,321.08
02 OCT	QUICKSUPER QUICKSPR2791277971		841.04	108,162.12
05 OCT	ANZ Insurance bcx:13102761	177.16		107,984.96
09 OCT	AUTOMATIC DATA P ADP202010091865881		949.37	108,934.33
12 OCT	WestlawnProperty 0000058630		175.00	109,109.33
13 OCT	INTERNET WITHDRAWAL 13OCT 14:38 Inv 1028 Marina Searches	178.00		108,931.33
14 OCT	CLOSING BALANCE			108,931.33



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/08/2020 to 14/09/2020  
**Statement No.** 45(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
105,086.35	+	3,974.17	-	2,019.57	=	107,040.95

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 AUG	OPENING BALANCE			105,086.35
25 AUG	AIA AUSTRALIA . 65433853 28/08/20	348.58		104,737.77
31 AUG	KAYLEEN COCHRAN IWPM		1,139.30	105,877.07
31 AUG	AIA AUSTRALIA . 65433919 01/09/20	456.56		105,420.51
31 AUG	CREDIT INTEREST		0.92	105,421.43
01 SEP	BANTAMZ ETA BERTH F24		765.00	106,186.43
01 SEP	QUICKSUPER QUICKSPR2768762909		973.75	107,160.18
04 SEP	ANZ Insurance bcx:12731747	177.57		106,982.61
11 SEP	WestlawnProperty 0000058630		145.83	107,128.44
11 SEP	AUTOMATIC DATA P ADP202009111849458		949.37	108,077.81
14 SEP	INTERNET WITHDRAWAL 14SEP 11:22 Gold Coast Water Rates	50.14		108,027.67
14 SEP	TFR WDL BPAY INTERNET14SEP 11:23 TO CLARENCE VALLEY CNCL1113844	591.67		107,436.00
14 SEP	TFR WDL BPAY INTERNET14SEP 11:27 TO COGC - RATES 232031070	395.05		107,040.95
14 SEP	CLOSING BALANCE			107,040.95



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/07/2020 to 14/08/2020  
**Statement No.** 44(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
70,378.58	+	65,516.57	-	30,808.80	=	105,086.35

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 JUL	OPENING BALANCE			70,378.58
16 JUL	TFR WDL BPAY INTERNET16JUL 08:03 TO TAX OFFICE PAYMENTS 4505005873612060	1,220.00		69,158.58
23 JUL	AIA AUSTRALIA . 65433853 28/07/20	348.58		68,810.00
28 JUL	QUICKSUPER QUICKSPR2743708127		767.31	69,577.31
30 JUL	TRANSFER CREDIT		60,962.06	130,539.37
30 JUL	AIA AUSTRALIA . 65433919 01/08/20	456.56		130,082.81
31 JUL	KAYLEEN COCHRAN IWPM		1,758.10	131,840.91
31 JUL	CREDIT INTEREST		0.62	131,841.53
03 AUG	BANTAMZ ETA BERTH F24		765.00	132,606.53
04 AUG	ANZ Insurance bcx:12362506	183.66		132,422.87
06 AUG	INTERNET WITHDRAWAL 06AUG 10:05 Unit 17 Kite Cres Deposi	28,600.00		103,822.87
11 AUG	AUTOMATIC DATA P ADP202008111830875		949.37	104,772.24
12 AUG	WestlawnProperty 0000058630		145.83	104,918.07
12 AUG	WestlawnProperty 0000058631		168.28	105,086.35
14 AUG	CLOSING BALANCE			105,086.35



# Statement of Account

## INVESTMENT CASH ACCOUNT

**Customer Enquiries** 133 700  
(24 hours, seven days)  
**BSB Number** 112-879  
**Account Number** 477006733  
**Statement Period** 15/06/2020 to 14/07/2020  
**Statement No.** 43(page 1 of 3)

THE TRUSTEE FOR HAYLEY CRACKNELL SUPERF  
UND

### Account Summary

<b>Opening Balance</b>		<b>Total Credits</b>		<b>Total Debits</b>		<b>Closing Balance</b>
71,034.83	+	4,094.55	-	4,750.80	=	70,378.58

### Transaction Details

Date	Transaction Description	Debit	Credit	Balance \$
15 JUN	OPENING BALANCE			71,034.83
23 JUN	AIA AUSTRALIA . 65433853 28/06/20	348.58		70,686.25
29 JUN	TFR WDL BPAY INTERNET29JUN 05:32 TO STRATAPAY-LEVY 144897551	792.00		69,894.25
30 JUN	INTERNET WITHDRAWAL 30JUN 14:33 Invoice 42205	1,980.00		67,914.25
30 JUN	INTERNET WITHDRAWAL 30JUN 14:35 Invoice 42204	990.00		66,924.25
30 JUN	QUICKSUPER QUICKSPR2724132837		767.31	67,691.56
30 JUN	AIA AUSTRALIA . 65433919 01/07/20	456.56		67,235.00
30 JUN	CREDIT INTEREST		0.57	67,235.57
01 JUL	KAYLEEN COCHRAN IWPMdisbJune20hayc		1,126.40	68,361.97
03 JUL	ATO ATO006000012398010		999.61	69,361.58
06 JUL	ANZ Insurance bcx:12007375	183.66		69,177.92
10 JUL	WestlawnProperty 0000058630		116.67	69,294.59
10 JUL	WestlawnProperty 0000058631		134.62	69,429.21
10 JUL	AUTOMATIC DATA P ADP202007101814251		949.37	70,378.58
14 JUL	CLOSING BALANCE			70,378.58

# 60800 - Term Deposits

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** Completed

Account Code	Description	CY Balance	LY Balance	Change
BSATD	Bank SA Term Deposit		\$60,598.88	100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
			\$60,598.88	

## Supporting Documents

- 60800 - BSA term deposit closing 2021.pdf

## Standard Checklist

- Attach Copies of Statements and Interest slips
- Ensure all Transactions have been entered



## Term Deposit Closing Statement

Date: 30th July 2020

Box 399 GPO Adelaide  
South Australia 5001

Enquiries: 133 700



00170

GARY B HAYLEY  
1453 KYOGLE ROAD  
UKI  
UKI NSW 2484

### Account Details

Number: 900 4050170360  
Title: GARY B HAYLEY

Thank you for choosing BankSA for your Term Deposit. As requested, we have closed your account and have paid out your account balance and any interest owing. The Closing Balance of your account is shown below.

### Investment Details

Closing Balance \$60,962.06  
Date Closed 30 JUL 2020

Financial Year	1 JUL 2019 - 30 JUN 2020	1 JUL 2020 - 30 JUN 2021
Interest Paid	\$598.88	\$363.18
TFN Withholding Tax	\$0.00	\$0.00
Non Resident Withholding Tax	\$0.00	\$0.00

Amounts will appear next to the TFN Withholding Tax and Non Resident Withholding Tax sections only if they were applicable to your investment.

Should you have investment needs in the future, we would be very pleased if you considered BankSA. Simply call a GOLD Personal Banker on 133 700 between 8am-8pm, Monday to Saturday (Eastern Standard Time), or visit your closest BankSA branch. Alternatively, at [banksa.com.au](http://banksa.com.au) you will find helpful information and tools to help you make the most of your banking.

The Term Deposit is a financial product issued by BankSA - A Division of Westpac Banking Corporation ABN 33 007 457 141  
AFSL and Australian credit licence 233714



**Current Period Activities**

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30 Jul 2020	INTEREST PAID TO THIS ACCOUNT	\$8.18
30 Jul 2020	INT DEDUCTED FROM BALANCE	\$7.60
30 Jul 2020	CLOSING WITHDRAWAL	\$60,962.06

**Terms, Conditions and Clauses**

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Please retain this document for your records and tax purposes.<F



# 61800 - Distributions Receivable

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HCSF-WPT	Westlawn Property Trust (Ref 58630)	\$175.00	\$116.67	50%
HCSF-WPT1	Westlawn Property Trust (Ref 58631)		\$134.62	100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$175.00	\$251.29	

## Supporting Documents

- General Ledger [Report](#)
- 61800 - WPT 58630 June\_2021\_Distribution\_2021\_Jul\_12.pdf [HCSF-WPT](#)

## Standard Checklist

- Review aging of amounts receivable and comment on any delay in payment.

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Distributions Receivable (61800)</b>					
<u>Westlawn Property Trust (Ref 58630) (HCSF-WPT)</u>					
01/07/2020	Opening Balance				116.67 DR
10/07/2020	WestlawnProperty 0000058630			116.67	0.00 DR
30/06/2021			175.00		175.00 DR
			<b>175.00</b>	<b>116.67</b>	<b>175.00 DR</b>
<u>Westlawn Property Trust (Ref 58631) (HCSF-WPT1)</u>					
01/07/2020	Opening Balance				134.62 DR
10/07/2020	WestlawnProperty 0000058631			134.62	0.00 DR
				<b>134.62</b>	<b>0.00 DR</b>
<b>Total Debits:</b>	<b>175.00</b>				
<b>Total Credits:</b>	<b>251.29</b>				

GARY BRIAN HAYLEY &  
 LOUISE MARY CRACKNELL  
 <HAYLEY CRACKNELL SUPER FUND>  
 1453 KYOGLE ROAD  
 UKI NSW 2484

**Unit Holder Number:** U0000058630  
**TFN/ABN Status:** Quoted  
**Record Date:** 30/06/2021  
**Payment Date:** 12/07/2021

## Distribution Advice

**Payment Description:** Westlawn Property Trust - June 2021 Distribution

**Security Class:** Westlawn Property Trust / Epiq Lennox Property Trust Stapled Security

Number of units held at Record Date	Distribution Rate per unit	Gross Distribution <sup>1</sup>	Withholding Tax <sup>2</sup>	Net Distribution Credited
35,000	0.5 cents	\$175.00	Nil	\$175.00

- All distributions are in Australian dollars.
- Withholding tax is deducted if your TFN or ABN has not been recorded or if non-resident withholding tax applies.

\*Your distribution has been calculated based on the number of units you held on the record date.

PLEASE NOTE: Each stapled security consists of one unit in Westlawn Property Trust ARSN 095 611 804 (WPT) and one unit in Epiq Lennox Property Trust ARSN 626 201 974 (ELPT).

Please contact Boardroom Pty Limited on 1800 773 382 or [clarence@boardroomlimited.com.au](mailto:clarence@boardroomlimited.com.au) to update your details. Alternatively, you may log onto [www.investorserve.com.au](http://www.investorserve.com.au) to submit your details.

## Direct Credit Instruction

The total net payment has been paid in accordance with your instructions as shown below:

**St George Bank Limited**  
**BSB** 112-879  
**Account No** \*\*\*\*\*733

Amount Deposited
\$175.00

Please check the above details are correct and the payment has been credited to your account.

# 67000 - Rent Receivable

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466		\$1,126.40	100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
			\$1,126.40	

## Supporting Documents

◦ General Ledger [Report](#)

## Standard Checklist

- Attach all source documentation
- Ensure all Transactions have been entered

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Rent Receivable (67000)</b>					
35 Duke Street, Iluka NSW 2466 (HAYLEY ILUKA)					
01/07/2020	Opening Balance				1,126.40 DR
01/07/2020	KAYLEEN COCHRAN IWPMdisbJune20hayc			1,126.40	0.00 DR
				<b>1,126.40</b>	<b>0.00 DR</b>

**Total Debits: 0.00**

**Total Credits: 1,126.40**

# 71000 - Collectables (Coins, Stamps, Wine and Other Personal Use Assets)

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Units	CY Balance	LY Units	LY Balance	Change
HCSF-POI	Oil Painting - Poinciana at Tumbulgum	1.000000	\$10,000.00	1.000000	\$10,000.00	0%
HCSF-UKI	Oil Painting - Uki School of Arts	1.000000	\$10,000.00	1.000000	\$10,000.00	0%
<b>TOTAL</b>		<b>CY Units</b>	<b>CY Balance</b>	<b>LY Units</b>	<b>LY Balance</b>	
		2.000000	\$20,000.00	2.000000	\$20,000.00	

## Supporting Documents

- 2021 SMSF Minutes - Art Investments\_Ref339628\_1.pdf

## Standard Checklist

- (If Applicable) if an item is transferred to a related party, this must be at market price as determined by a qualified, independent valuer.
- Attach Investment Movement Report
- Ensure if Collectible is leased it is to an unrelated party and the lease must be on arm's length terms.
- Ensure Investments are made for genuine retirement purposes, not to provide any present-day benefit.
- Ensure the decision on where the item is stored must be documented and the written record kept
- Ensure the item must be insured in the fund's name within seven days of the fund acquiring it

## Minutes of a meeting of the Trustee(s)

held on 30 June 2021 at 1453 Kyogle Road, Uki, New South Wales 2484

---

**PRESENT:** Gary Hayley and Louise Cracknell

**MINUTES:** The following declaration is made in respect of the assets listed below for the financial year ended 30 June 2021:

1. **Uki School of Arts**
2. **Poinciana at Tumbulgum**

- The assets are insured for their replacement value.
- No members or related parties of the Fund use or have used the assets; or obtain/obtained any personal benefit from them.
- Holding of the assets satisfies the sole purpose test.
- The assets are stored at **Office Area of "Chesson Lodge" at 1453 Kyogle Road Uki NSW 2484.**
- The assets are not stored in the private residence of a related party of the Fund.
- We confirm the valuation of each asset is at market value in accordance with the requirements of SIS Regulation 8.02B and subsection 10(1) of the SIS Act. We confirm that no event has occurred since the date of the last valuation which would cause a significant change to that valuation.

**CLOSURE:** All resolutions for this meeting were made in accordance with the SISA and Regulations.

There being no further business the meeting then closed.

Signed as a true record –

.....  
Gary Hayley

Chairperson

## 77200 - Real Estate Properties ( Australian - Residential)

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Units	CY Balance	LY Units	LY Balance	Change
HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1.000000	\$550,000.00	1.000000	\$500,000.00	10%
<b>TOTAL</b>		<b>CY Units</b>	<b>CY Balance</b>	<b>LY Units</b>	<b>LY Balance</b>	
		1.000000	\$550,000.00	1.000000	\$500,000.00	

### Supporting Documents

- Investment Movement Report [Report](#)
- 2021 SMSF Minutes - Property Declaration (35 Duke St)\_Ref339630\_1.pdf
- 77200 - 35 Duke St Property valuation 2021.pdf
- COT - V76 F28504 - 35 Duke St, Iluka NSW.pdf

### Standard Checklist

- Attach copies of Purchase or Sale contracts if property was purchased or disposed of during the year.
- Attach copy of current certificate of title.
- Attach Declaration of Trust
- Ensure all Investments are valued correctly at June 30
- Ensure the investment is in accordance with the Fund's investment strategy
- Ensure the investment is in accordance with the SIS Act





# Hayley Cracknell Super Fund

## Investment Movement Report

As at 30 June 2021

Investment	Opening Balance		Additions		Disposals			Closing Balance		Market Value
	Units	Cost	Units	Cost	Units	Cost	Accounting Profit/(Loss)	Units	Cost	
	1.00	98,349.50		328.00	(1.00)	(98,677.50)	5,820.46		0.00	
		<b>98,349.50</b>		<b>270,488.44</b>		<b>(98,677.50)</b>	<b>5,820.46</b>		<b>270,160.44</b>	<b>270,160.44</b>
<b>Units in Unlisted Unit Trusts (Australian)</b>										
HCSF-WPT - Westlawn Property Trust (Ref 58630)	35,000.00	32,550.00						35,000.00	32,550.00	32,900.00
HCSF-WPT1 - Westlawn Property Trust (Ref 58631)	40,387.00	37,212.34	2,349.00	2,234.30				42,736.00	39,446.64	40,171.84
		<b>69,762.34</b>		<b>2,234.30</b>					<b>71,996.64</b>	<b>73,071.84</b>
		<b>668,542.59</b>		<b>506,528.99</b>		<b>(445,694.45)</b>	<b>5,820.46</b>		<b>729,377.13</b>	<b>927,856.03</b>

## Minutes of a meeting of the Trustee(s)

held on 30 June 2021 at 1453 Kyogle Road, Uki, New South Wales 2484

---

**PRESENT:** Gary Hayley and Louise Cracknell

**MINUTES:** The following declaration is made in respect of the assets listed below for the financial year ended 30 June 2021:

<b>Property</b>	35 Duke St, Iluka NSW 2466
<b>Land Title Reference</b>	Folio 76/28504
<b>Registered Proprietor(s)</b>	Gary Hayley Louise Cracknell
<b>Proportion Owned by Fund (if less than 100%)</b>	100%

- The Registered Proprietor(s) hold the property in trust for the Fund.
- The valuation of the asset is at market value in accordance with the requirements of SIS Regulation 8.02B and subsection 10(1) of the SIS Act. We confirm that no event has occurred since the date of the last valuation which would cause a significant change to that valuation.
- The property is not rented to a member (or related party of the Fund) and no personal use or benefit has been gained from the property by a member (or related party) of the Fund.

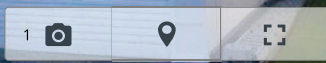
**CLOSURE:** All resolutions for this meeting were made in accordance with the SISA and Regulations.

There being no further business the meeting then closed.

Signed as a true record –

.....  
Gary Hayley

Chairperson



OFF MARKET

### 35 Duke Street

Iluka NSW 2466

3 2 4 2m<sup>2</sup> 689m<sup>2</sup>  
[Improve this data](#)

#### Estimated Value & Rent

Estimated Value Estimated Rent

Medium-Low confidence

Last updated 3 May 2021



Commute Calculator  
Where to? [Car, Bus, Bike, Walk icons]

Get the full picture  
See more information about this property  
Domain

### Property Details for 35 Duke St, Iluka

35 Duke St, Iluka is a 3 bedroom, 2 bathroom House with 4 parking spaces. The property has a land size of 689 and floor size of 2m<sup>2</sup>. While the property is not currently for sale or for rent, it was last sold in Sep 2016.

Building Type	House	Floor Size	2m <sup>2</sup>
Land Size	689m <sup>2</sup>	Local Government	Clarence Valley
Lot/Plan	76/DP28504		

Swaddles, Sleep Bags & Sleep Suits  
Designed for Winter nights  
Shop Now

#### Last Listing description (September 2016)

MOTIVATED VENDOR MAKE AN OFFER BE SUPRISED  
Fully renovated high set home ready for you to move in and enjoy all that Iluka Naturally has



FOLIO: 76/28504

-----

SEARCH DATE	TIME	EDITION NO	DATE
19/5/2022	11:08 AM	5	9/11/2016

LAND

-----

LOT 76 IN DEPOSITED PLAN 28504  
 AT ILUKA  
 LOCAL GOVERNMENT AREA CLARENCE VALLEY  
 PARISH OF NANEGAI COUNTY OF CLARENCE  
 TITLE DIAGRAM DP28504

FIRST SCHEDULE

-----

GARY BRIAN HAYLEY  
 LOUISE MARY CRACKNELL  
 AS JOINT TENANTS (T AK905434)

SECOND SCHEDULE (1 NOTIFICATION)

-----

1 RESERVATIONS AND CONDITIONS IN THE CROWN GRANT(S)

NOTATIONS

-----

UNREGISTERED DEALINGS: NIL

\*\*\* END OF SEARCH \*\*\*

# 77250 - Real Estate Properties (Australian - Non Residential)

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Units	CY Balance	LY Units	LY Balance	Change
HAYLEY_HOPEISLAND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	0.000000		1.000000	\$105,000.00	100%
HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	1.000000	\$270,160.44			100%
<b>TOTAL</b>						
		1.000000	\$270,160.44	1.000000	\$105,000.00	

## Supporting Documents

- General Ledger [Report](#)
- 77250 - Sale Settlement - F24 Marina Berth 4.12.2020.pdf [HAYLEY\\_HOPEISLAND](#)
- 77250 - Purchase Settlement - 17,9 Kite Cres, Nth Murwillumbah 2.11.2020.pdf [HAYLEY\\_STHMUR](#)
- COT - 17, 9 Kite Cres, Nth Murwillumbah NSW.pdf [HAYLEY\\_STHMUR](#)
- 2021 SMSF Minutes - Property Declaration (17,9 Kite Crt)\_Ref339649\_1.pdf [HAYLEY\\_STHMUR](#)

## Standard Checklist

- Attach copies of Purchase or Sale contracts if property was purchased or disposed of during the year.
- Attach copy of current certificate of title.
- Attach Declaration of Trust
- Ensure all Investments are valued correctly at June 30
- Ensure the investment is in accordance with the Fund's investment strategy
- Ensure the investment is in accordance with the SIS Act

# Hayley Cracknell Super Fund

## General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Real Estate Properties (Australian - Non Residential) (77250)</b>					
<u>F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212 (HAYLEY HOPEISLAND)</u>					
01/07/2020	Opening Balance	1.00			105,000.00 DR
24/09/2020	INTERNET WITHDRAWAL Inv 1027 Hayley [INTERNET WITHDRAWAL Inv 1027 Hayley ADVERTISING - domain.com.au]	0.00	150.00		105,150.00 DR
13/10/2020	INTERNET WITHDRAWAL Inv 1028 Marina Searches	0.00	178.00		105,328.00 DR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01	(1.00)		98,677.50	6,650.50 DR
04/12/2020	Unrealised Gain writeback as at 04/12/2020			6,650.50	0.00 DR
		<b>0.00</b>	<b>328.00</b>	<b>105,328.00</b>	<b>0.00 DR</b>
<u>17/9 Kite Crescent, South Murwillumbah NSW, Australia (HAYLEY_STHMUR)</u>					
06/08/2020	INTERNET WITHDRAWAL Unit 17 Kite Cres Deposi	1.00	26,000.00		26,000.00 DR
28/10/2020	TELEGRAPHIC TFR (RTGS)	0.00	234,000.00		260,000.00 DR
28/10/2020	TELEGRAPHIC TFR (RTGS)	0.00	8,725.47		268,725.47 DR
28/10/2020	TELEGRAPHIC TFR (RTGS)	0.00	85.30		268,810.77 DR
28/10/2020	TELEGRAPHIC TFR (RTGS)	0.00	109.00		268,919.77 DR
28/10/2020	TELEGRAPHIC TFR (RTGS)	0.00	1,240.67		270,160.44 DR
		<b>1.00</b>	<b>270,160.44</b>		<b>270,160.44 DR</b>
<b>Total Debits:</b>			<b>270,488.44</b>		
<b>Total Credits:</b>				<b>105,328.00</b>	

## Settlement Statement

**Matter:** Hayley As Trustee Under Instrument 717932476 and Cracknell As Trustee Under Instrument 717932476 to Peterson and Peterson - Our Ref: AG:AvD:20/4547  
**Property Address:** F24 "Marina Berth" Santa Barbara Road HOPE ISLAND QLD 4212  
**Settlement Date:** Friday, 4 December 2020  
**Settlement Venue:** PEXA  
**Settlement Time:** 12:30 PM  
**Adjustment Date:** 4/12/2020

<b>Contract Price:</b>	\$105,000.00
<b>Less Deposit:</b>	\$6,000.00
	<b>\$99,000.00</b>

<b>Plus</b> Council Rate (6 monthly) Period from 01/07/2020 to 31/12/2020 - 184 days \$395.58 x 27 / 184 days	\$58.05
	<b>\$99,058.05</b>

<b>Plus</b> Body Corp Sinking Fund Period from 01/12/2020 to 28/02/2021 - 90 days \$121.25 x 86 / 90 days	\$115.86
	<b>\$99,173.91</b>

<b>Plus</b> Body Corp Admin Fund Period from 01/12/2020 to 28/02/2021 - 90 days \$692.10 x 86 / 90 days	\$661.34
	<b>\$99,835.25</b>

<b>Less</b> Water and Sewerage Access Charges Period from 31/10/2020 to 04/12/2020 - 35 days \$87.20 x 34 / 35 days	\$87.20
	<b>\$99,748.05</b>

<b>Less</b> Water Usage Period from 31/10/2020 to 08/02/2021 - 100 days Consumed 1530.000000 KI / 100 days = 15.300000 KI/day Period from 31/10/2020 to 04/12/2020 - 34 days 15.300000 kls per day x 34 days x \$4.212000 /KI x 4 / 902	\$9.17
	<b>\$99,738.88</b>

<b>BALANCE AT SETTLEMENT:</b>	<b>\$99,738.88</b>
-------------------------------	--------------------

**Bank Cheque Details:**

Body Corporate for Hope Island Marina GTP 107336	\$813.35
Gold Coast City Council	\$54.06
Affinity Lawyers	\$528.00
PEXA	\$57.04
Louise Cracknell and Gary Hayley	\$98,286.43

<b>BANK CHEQUE TOTAL</b>	<b>\$99,738.88</b>
--------------------------	--------------------

<b>Documents to be handed over at Settlement:</b>	<b>To</b>	<b>Sale Price:</b>
		\$105,000
<b>Documents to collect/show at Settlement:</b>	<b>From</b>	- 528.00
		- 57.04
		- 83.00 (unknown)
<b>Documents to check at Settlement:</b>	<b>Collected by</b>	<b>=\$104,497.96</b>





## Tax Invoice

Invoice # 1027

**Date:** 24/09/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
24/09/2020	ADVERTISING - domain.com.au	\$136.36	\$13.64	\$150.00

Message: Thank you

Total Price inc. GST

\$150.00

Total GST

\$13.64

Less Payments Received

Total Balance Due inc. GST

**\$150.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference



## Tax Invoice

Invoice # 1028

**Date:** 9/10/2020

PO BOX 994  
Paradise Point  
QLD 4216  
Ph 0401 000 092  
ABN: 42 634 875 120  
admin@sea-sky.com.au

### Bill To

Gary Hayley & Louise Cracknell  
1453 Kyogle Road,  
UKI, NSW 2484

### Property:

MARINA BERTH LOT 198 F24  
HOPE ISLAND, QLD 4212

Date	Description	Value	GST	Sub-Total
9/10/2020	Body Corporate Statement	\$130.00	\$13.00	\$143.00
9/10/2020	Title Search	\$31.82	\$3.18	\$35.00

Message: Thank you

Total Price inc. GST

\$178.00

Total GST

\$16.18

Less Payments Received

Total Balance Due inc. GST

**\$178.00**

SEA-SKY Real Estate Pty. Ltd. Trust Account

SUNCORP Bank

BSB 484-799

Account: 607750897

Payment Terms - 7 Days

\*\* Please use invoice number as the transfer reference

# SETTLEMENT STATEMENT

CRACKNELL, HAYLEY Purchase from IDH CONSTRUCTIONS PTY LTD, KITE DEVELOPMENTS PTY LTD

Property: 17/9-15 Kite Crescent, South Murwillumbah

Settlement Date: **Monday, 02 November 2020**

Adjustment Date: **Monday, 02 November 2020**

Contract Price		\$286,000.00
Less Deposit	\$28,600.00	
PEXA fee for electronic settlement		\$114.07
Purchaser allows s.184 certificate excluding GST		\$109.00
Council Rates \$2264.70 - Treated as Paid Period 09/07/2020 to 30/06/2021 = 357 days Purchaser pays 02/11/2020 to 30/06/2021 = 240 days		\$1,522.49
Strata Insurance \$7456.7 x unit/lot entitlement (43/1005) \$319.04 - Paid Period 15/12/2019 to 15/12/2020 = 367 days Purchaser pays 02/11/2020 to 15/12/2020 = 43 days		\$37.38
Land Tax \$660.00 - Paid Period 01/01/2020 to 31/12/2020 = 366 days Purchaser pays 02/11/2020 to 31/12/2020 = 59 days		\$106.39
GST on adjustments as per Contract		\$177.53
Stamp Duty		\$8,465.00
Government registration fees		\$146.40
Our account as attached		\$1,450.00
<b>Amount required from you to settle:</b>	\$269,528.26	
<b>Totals:</b>	\$298,128.26	\$298,128.26

Prepared by Everingham Conveyancing on 26/10/2020

Our Reference: 202053

## Purchase price:

\$ 260,000 (excl. GST)  
+ 114.07  
+ 109.00  
+ 8,465.00  
+ 146.40  
+ 1,450.00  
- 124.06 (GST)  
= \$270,160.41 (cost base)



JENNIFER EVERINGHAM  
Certified Practising Conveyancer

Lic. No. 1089620  
ABN 50 290 556 429

EVERINGHAM CONVEYANCING

Post to: PO Box 2107, Kingscliff NSW 2487

P: 02 6674 8822 M: 0414 895 027  
F: 02 6678 1026

[jennifer\\_everingham@bigpond.com](mailto:jennifer_everingham@bigpond.com)

TAX INVOICE NO. 12606

26 October 2020

Mr G B Hayley and  
Ms L M Cracknell  
1453 Kyogle Road  
UKI NSW 2484

To: Conveyancing costs associated with your purchase of strata-titled industrial property at Unit 17/9-15 Kite Crescent, South Murwillumbah including receiving your instructions to act on your behalf in this matter, receiving Sales Advice from REAL Specialists advising details of your proposed purchase of the property, receiving draft counterpart Contract for Sale prepared by vendors' solicitor, perusal of terms of Contract, writing to you to advise you on the terms of the Contract, receiving your instructions on the outcome of your pre-purchase inspection/s of the property, receiving signed contract from you and confirming payment to the agent of the 10% deposit, attending to exchange of contracts to secure your purchase of the property and advising you accordingly, making essential enquiries of relevant public authorities in relation to matters concerning the property, preparation of Purchaser Declarations, meeting with you to sign Purchaser Declarations, calculation of stamp duty, attending to stamping of Contract and electronic Transfer, requesting and receiving from vendors' solicitor a Certificate of Currency of owners' corporation insurance and forwarding same to you, receiving s.184 certificate from vendors' solicitor, calculation of settlement figures, confirming settlement adjustments with vendors' solicitor, arranging funds for settlement from you including payment of stamp duty, Transfer registration costs, PEXA fee and legal costs, arranging electronic settlement as authorised by you, ensuring settlement of this matter in accordance with the parties' requirements and obligations and your instructions, reporting to you following settlement and forwarding vendors' Tax Invoice showing GST included in sale price, forwarding original Certificate of Title for the property to you for safekeeping or retaining on your behalf if so instructed, etc

Professional Costs and Disbursements as quoted including GST \$ 1,450.00

**Total Costs and Disbursements payable upon settlement \$ 1,450.00**  
Total includes GST of \$124.06

Yours faithfully

JENNIFER EVERINGHAM  
Certified Practising Conveyancer



BOX 1W  
(AQ520664)

NEW SOUTH WALES

# CERTIFICATE OF TITLE

REAL PROPERTY ACT, 1900



TORRENS TITLE REFERENCE

23/SP101688

EDITION

DATE OF ISSUE

2

2/11/2020

CERTIFICATE AUTHENTICATION CODE

33V2-PT-6Q37

REGISTRAR GENERAL



ANY ATTEMPT TO ALTER THIS CERTIFICATE COULD RESULT IN HEAVY FINES OR IMPRISONMENT (S.141 REAL PROPERTY ACT).

I certify that the person described in the First Schedule is the registered proprietor of an estate in fee simple (or such other estate or interest as is set forth in that Schedule) in the land within described subject to such exceptions, encumbrances, interests and entries as appear in the Second Schedule and to any additional entries in the Folio of the Register.

LAND

-----  
LOT 23 IN STRATA PLAN 101688  
AT SOUTH MURWILLUMBAH.  
LOCAL GOVERNMENT AREA: TWEED.

FIRST SCHEDULE

-----  
LOUISE MARY CRACKNELL  
GARY BRIAN HAYLEY  
AS JOINT TENANTS

(T AQ520664)

SECOND SCHEDULE

-----  
1. INTERESTS RECORDED ON REGISTER FOLIO CP/SP100299

\*\*\*\* END OF CERTIFICATE \*\*\*\*



## Minutes of a meeting of the Trustee(s)

held on 30 June 2021 at 1453 Kyogle Road, Uki, New South Wales 2484

---

**PRESENT:** Gary Hayley and Louise Cracknell

**MINUTES:** The following declaration is made in respect of the assets listed below for the financial year ended 30 June 2021:

<b>Property</b>	17/9 Kite Crescent, South Murwillumbah NSW 2484
<b>Land Title Reference</b>	LOT23/SP101688
<b>Registered Proprietor(s)</b>	Gary Hayley Louise Cracknell
<b>Proportion Owned by Fund (if less than 100%)</b>	100%

- The Registered Proprietor(s) hold the property in trust for the Fund.
- The valuation of the asset is at market value in accordance with the requirements of SIS Regulation 8.02B and subsection 10(1) of the SIS Act. We confirm that no event has occurred since the date of the last valuation which would cause a significant change to that valuation.
- The property is rented to a member (or related party of the Fund) at current market rates and under normal commercial arrangements.

**CLOSURE:** All resolutions for this meeting were made in accordance with the SISA and Regulations.

There being no further business the meeting then closed.

Signed as a true record –

.....  
Gary Hayley

Chairperson

## 78400 - Units in Unlisted Unit Trusts (Australian)

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Units	CY Balance	LY Units	LY Balance	Change
HCSF-WPT	Westlawn Property Trust (Ref 58630)	35000.000000	\$32,900.00	35000.000000	\$34,300.00	(4.08)%
HCSF-WPT1	Westlawn Property Trust (Ref 58631)	42736.000000	\$40,171.84	40387.000000	\$39,579.26	1.5%
<b>TOTAL</b>		<b>CY Units</b>	<b>CY Balance</b>	<b>LY Units</b>	<b>LY Balance</b>	
		77736.000000	\$73,071.84	75387.000000	\$73,879.26	

### Supporting Documents

- 78400 - WPT 58630 holding balance at 30.6.2021.pdf
- 78400 - WPT unit price 30.6.2021.pdf
- 78400 - WPT 58631 holding balance at 30.6.2021.pdf

### Standard Checklist

- Attach copies of Statements and Source Documentation
- Attach Investment Movement Report
- Ensure all Investments are valued correctly at June 30
- Ensure the investment is in accordance with the Fund's investment strategy
- Ensure the investment is in accordance with the SIS Act

# Holdings Balance History

Home

History

Holdings Balance

Transactions

Payments

Statements & Advices

Forms & Fund Updates

Payment Instructions

My Details

## Issuer

Clarence Property Corporation Limited

## Security Class

Clarence Property Diversified Fund

## Subregister

Unit Trust

## Enter Balance Date (dd/mm/yyyy)

30/06/2021



Add Comparison Date

30/06/2020



[View](#)

## Results

PLEASE NOTE: The balances shown below may not be a complete record of your current holding as there may be transactions which are not yet registered.

### Clarence Property Corporation Limited

Clarence Property Diversified Fund

- Unit Trust

#### Balance Details

No of Securities

#### Holding Balance Date

30-Jun-2021

35,000

#### Comparison Date

30-Jun-2020

35,000

\*All times are displayed in Sydney time.



# Transaction History

## Clarence Property Corporation Limited

GARY BRIAN HAYLEY & - As at 19/05/2022



GARY BRIAN HAYLEY &  
LOUISE MARY CRACKNELL  
<HAYLEY CRACKNELL SUPER FUND>  
1453 KYOGLE ROAD  
UKI NSW 2484

Security Class  
Clarence Property Diversified Fund

Subregister	Reference	Transaction	Date	No. of Securities	\$Price	\$Value	\$Management Fee	\$Adviser Service Fee	\$Rebate	Total Securities
Closing Balance										44,797
Unit Trust	0000058631	Distribution Plan Allotment	01-May-2022	234	0.9500	222.31	0.00	0.00	0.00	44,797
Unit Trust	0000058631	Distribution Plan Allotment	01-Apr-2022	232	0.9500	221.05	0.00	0.00	0.00	44,563
Unit Trust	0000058631	Distribution Plan Allotment	01-Mar-2022	231	0.9500	220.00	0.00	0.00	0.00	44,331
Unit Trust	0000058631	Distribution Plan Allotment	01-Feb-2022	230	0.9500	219.15	0.00	0.00	0.00	44,100
Unit Trust	0000058631	Distribution Plan Allotment	01-Jan-2022	228	0.9500	217.54	0.00	0.00	0.00	43,870
Unit Trust	0000058631	Distribution Plan Allotment	01-Dec-2021	227	0.9500	216.11	0.00	0.00	0.00	43,642
Unit Trust	0000058631	Distribution Plan Allotment	01-Nov-2021	226	0.9500	214.86	0.00	0.00	0.00	43,415
Unit Trust	0000058631	Distribution Plan Allotment	01-Oct-2021	225	0.9500	213.79	0.00	0.00	0.00	43,189
Unit Trust	0000058631	Distribution Plan Allotment	01-Sep-2021	228	0.9500	216.71	0.00	0.00	0.00	42,964
Unit Trust	0000058631	Distribution Plan Allotment	01-Aug-2021	222	0.9500	211.47	0.00	0.00	0.00	42,736
Unit Trust	0000058631	Distribution Plan Allotment	01-Jul-2021	221	0.9500	210.37	0.00	0.00	0.00	42,514

Jun 2021 distn paid on 12 Jul 2022

Subregister	Reference	Transaction	Date	No. of Securities	\$Price	\$Value	\$Management Fee	\$Adviser Service Fee	\$Rebate	Total Securities
Unit Trust	0000058631	Distribution Plan Allotment	01-Jun-2021	220	0.9500	209.27	0.00	0.00	0.00	42,293
Unit Trust	0000058631	Distribution Plan Allotment	01-May-2021	219	0.9500	208.18	0.00	0.00	0.00	42,073
Unit Trust	0000058631	Distribution Plan Allotment	01-Apr-2021	218	0.9500	207.10	0.00	0.00	0.00	41,854
Unit Trust	0000058631	Distribution Plan Allotment	01-Mar-2021	216	0.9500	206.03	0.00	0.00	0.00	41,636
Unit Trust	0000058631	Distribution Plan Allotment	01-Feb-2021	215	0.9500	204.95	0.00	0.00	0.00	41,420
Unit Trust	0000058631	Distribution Plan Allotment	01-Jan-2021	215	0.9500	204.74	0.00	0.00	0.00	41,205
Unit Trust	0000058631	Distribution Plan Allotment	01-Dec-2020	213	0.9500	203.20	0.00	0.00	0.00	40,990
Unit Trust	0000058631	Distribution Plan Allotment	01-Nov-2020	213	0.9500	202.73	0.00	0.00	0.00	40,777
Unit Trust	0000058631	Distribution Plan Allotment	01-Oct-2020	177	0.9500	168.94	0.00	0.00	0.00	40,564
Unit Trust	0000058631	Distribution Plan Allotment	01-May-2020	227	0.9500	215.65	0.00	0.00	0.00	40,387
Unit Trust	0000058631	Distribution Plan Allotment	01-Apr-2020	226	0.9500	214.70	0.00	0.00	0.00	40,160
Unit Trust	0000058631	Distribution Plan Allotment	01-Mar-2020	225	0.9500	213.75	0.00	0.00	0.00	39,934
Unit Trust	0000058631	Distribution Plan Allotment	01-Feb-2020	236	0.9000	212.40	0.00	0.00	0.00	39,709
Unit Trust	0000058631	Distribution Plan Allotment	01-Jan-2020	235	0.9000	211.50	0.00	0.00	0.00	39,473
		<b>Opening Balance</b>	<b>01-Dec-2019</b>							<b>39,238</b>

Another 20 prior transactions

Note: Only the 25 most recent transactions are shown.

	No. of units on issue	Issued capital \$	Undistributed income \$	Total \$
<b>Westlawn Property Trust</b>				
Balance at 1 July 2020	273,390,507	238,651,314	6,484,409	245,135,723
Total comprehensive profit attributable to unitholders	-	-	16,516,131	16,516,131
	<u>273,390,507</u>	<u>238,651,314</u>	<u>23,000,540</u>	<u>261,651,854</u>
<b>Transactions with unitholders recorded directly in equity:</b>				
Distributions paid/payable	-	(7,537,792)	2	(7,537,790)
Units issued	80,278,212	78,927,134	-	78,927,134
Units redeemed	-	-	-	-
<b>Balance at 30 June 2021</b>	<u>353,668,719</u>	<u>310,040,656</u>	<u>23,000,542</u>	<u>333,041,198</u>

$\$333,041,198 / 353,668,719 \text{ units} = \$0.94/\text{unit}$

	No. of units on issue	Issued capital \$	Undistributed income \$	Total \$
<b>Westlawn Property Trust</b>				
Balance at 1 July 2019	221,078,679	200,464,982	(5,363,625)	195,101,357
Total comprehensive profit attributable to unitholders	-	-	11,848,034	11,848,034
	<u>221,078,679</u>	<u>200,464,982</u>	<u>6,484,409</u>	<u>206,949,391</u>
<b>Transactions with unitholders recorded directly in equity:</b>				
Distributions paid/payable	-	(12,074,281)	-	(12,074,281)
Units issued	52,311,828	50,260,613	-	50,260,613
Units redeemed	-	-	-	-
<b>Balance at 30 June 2020</b>	<u>273,390,507</u>	<u>238,651,314</u>	<u>6,484,409</u>	<u>245,135,723</u>

The above statement of changes in equity should be read in conjunction with the accompanying notes.

# 80500 - Amounts owing to other persons

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
HAYCRA	Gary Hayley & Louise Cracknell	(\$34,000.00)		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$34,000.00)		

## Supporting Documents

- General Ledger [Report](#)
- 80500 - Mortgage repayment and interest calculation 2021.xlsx.pdf
- Warehouse Loan Agreement - Signed.pdf

## Standard Checklist

- Attach all source documentation and confirmations of Liability

## Hayley Cracknell Super Fund

# General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Amounts owing to other persons (80500)</b>					
Gary Hayley & Louise Cracknell (HAYCRA)					
28/10/2020	TELEGRAPHIC TFR (RTGS)			165,000.00	165,000.00 CR
04/12/2020	ECONVEYANCE SETTLEMT CRF24 Settlement PEXA205240357D11F01		6,000.00		159,000.00 CR
10/12/2020	INTERNET WITHDRAWAL Warehouse Loan Repayment		25,000.00		134,000.00 CR
04/01/2021	INTERNET WITHDRAWAL Warehouse Loan Repayment		25,000.00		109,000.00 CR
08/01/2021	INTERNET WITHDRAWAL Warehouse Loan Payment 3		25,000.00		84,000.00 CR
12/01/2021	INTERNET WITHDRAWAL Warehouse Loan Repayment		25,000.00		59,000.00 CR
24/05/2021	INTERNET WITHDRAWAL Loan Repayment Warehouse		25,000.00		34,000.00 CR
			<b>131,000.00</b>	<b>165,000.00</b>	<b>34,000.00 CR</b>

**Total Debits: 131,000.00**

**Total Credits: 165,000.00**

Compound Period: Monthly

Nominal Annual Rate: 5.300%

CASH FLOW DATA

Event	Date	Amount	Number	Period	End Date
1 Loan	28/10/2020	165,000.00	1		
2 Payment	12/04/2020	6,000.00	1		
3 Payment	12/10/2020	25,000.00	1		
4 Payment	01/04/2021	25,000.00	1		
5 Payment	01/08/2021	25,000.00	1		
6 Payment	01/12/2021	25,000.00	1		
7 Payment	24/05/2021	25,000.00	1		
8 Interest	30/06/2021	3,061.00	1		

AMORTIZATION SCHEDULE - Normal Amortization

	Date	Payment	Interest	Principal	Balance
Loan	28/10/2020				<b>165,000.00</b>
1	12/04/2020	6,000.00	897.20	5,102.80	159,897.20
2	12/10/2020	25,000.00	139.31	24,860.69	135,036.51
3	01/04/2021	25,000.00	490.20	24,509.80	110,526.71
4	01/08/2021	25,000.00	64.20	24,935.80	85,590.91
5	01/12/2021	25,000.00	49.71	24,950.29	60,640.62
6	24/05/2021	25,000.00	1,185.98	23,814.02	36,826.60
7	30/06/2021	3,061.00	234.40	2,826.60	<b>34,000.00</b>
2021 Totals		134,061.00	<b>3,061.00</b>	131,000.00	

## LOAN AGREEMENT

**THIS LOAN AGREEMENT (this "Agreement") dated this 28th day of November, 2020**

**BETWEEN:**

Gary Hayley & Louise Cracknell of 1453 Kyogle Road, Uki, NSW, 2484  
(the "Lender")

**OF THE FIRST PART**

**AND**

The Hayley Cracknell Super Fund of C/O PDK Financial, Richmond Arcade, Adelaide, South  
Australia, 5000  
(the "Borrower")

**OF THE SECOND PART**

**IN CONSIDERATION OF** the Lender loaning certain monies (the "Loan") to the Borrower, and the Borrower repaying the Loan to the Lender, the parties agree to keep, perform and fulfil the promises and conditions set out in this Agreement:

### **Loan Amount & Interest**

1. The Lender promises to loan \$165,028.00 AUD to the Borrower and the Borrower promises to repay this principal amount to the Lender, with interest payable on the unpaid principal at the rate of 5.30 percent per annum, calculated monthly, beginning on 28 November, 2020. The borrower must pay the total interest component for that year on or before the end of each financial year.

### **Payment**

2. Lump sum payments will be made to the Lender as and when funds become available to Borrower. A minimum of \$10,000 must be paid each financial year until completion of this agreement.
- 
3. At any time while not in default under this Agreement, the Borrower may make lump sum payments or pay the outstanding balance then owing under this Agreement to the Lender without further bonus or penalty.

### **Default**

4. Notwithstanding anything to the contrary in this Agreement, if the Borrower defaults in the performance of any obligation under this Agreement, then the Lender may declare the principal amount owing and interest due under this Agreement at that time to be immediately due and payable.

**Governing Law**

5. This Agreement will be construed in accordance with and governed by the laws of the State of New South Wales.

**Costs**

6. The Borrower shall be liable for all costs, expenses and expenditures incurred including, without limitation, the complete legal costs of the Lender incurred by enforcing this Agreement as a result of any default by the Borrower and such costs will be added to the principal then outstanding and shall be due and payable by the Borrower to the Lender immediately upon demand of the Lender.

**Binding Effect**

7. This Agreement will pass to the benefit of and be binding upon the respective heirs, executors, administrators, successors and permitted assigns of the Borrower and Lender. The Borrower waives presentment for payment, notice of non-payment, protest, and notice of protest.

**Amendments**

8. This Agreement may only be amended or modified by a written instrument executed by both the Borrower and the Lender.

**Severability**

9. The clauses and paragraphs contained in this Agreement are intended to be read and construed independently of each other. If any term, covenant, condition or provision of this Agreement is held by a court of competent jurisdiction to be invalid, void or unenforceable, it is the parties' intent that such provision be reduced in scope by the court only to the extent deemed necessary by that court to render the provision reasonable and enforceable and the remainder of the provisions of this Agreement will in no way be affected, impaired or invalidated as a result.

**General Provisions**

10. Headings are inserted for the convenience of the parties only and are not to be considered when interpreting this Agreement. Words in the singular mean and include the plural and vice versa. Words in the masculine mean and include the feminine and vice versa.

**Entire Agreement**



11. This Agreement constitutes the entire agreement between the parties and there are no further items or provisions, either oral or otherwise.

**IN WITNESS WHEREOF**, the parties have duly affixed their signatures on this 28th day of November, 2020.

**SIGNED, SEALED, AND DELIVERED**  
this 28th day of November, 2020.

*LM Cracknell*  
\_\_\_\_\_  
Louise Cracknell  
The Lender

**SIGNED, SEALED, AND DELIVERED**  
this 28th day of November, 2020.

*GB Hayley*  
\_\_\_\_\_  
The Hayley Cracknell Super Fund  
The Borrower

# 84000 - GST Payable/Refundable

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
84000	GST Payable/Refundable	\$2,135.38		100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		\$2,135.38		

## Supporting Documents

- Activity Preparation Report - Detailed [Report](#)
- Activity Preparation Report [Report](#)
- 84000 - ATO GST total, ICA balance 2021.pdf

## Standard Checklist

- Attach copy of Activity Preparation Report
- Attach copy of Activity Preparation Report - Detailed
- Confirm Transactions in ATO Portal

## Notes

Kelly Fu

**Note**

02/06/2022 17:45

BAS GST total \$22591 - GL GST total \$25483.38 = 107.62 diff.

**Note**

02/06/2022 17:46

ATO ICA balance \$2243 - diff \$107.62 = 2135.38

## Hayley Cracknell Super Fund

# Activity Statement Preparation Report

For The Period 01 July 2020 - 30 June 2021

Description	Reference	Gross(Inc GST)	GST
<b>Income</b>			
<b>Sales</b>			
17/9 Kite Crescent, South Murwillumbah NSW, Australia		9,000.00	818.18
<b>Total Sales</b>	G1	<u>9,000.00</u>	
<b>Total GST collected on Sales</b>	1A		<u>818.18</u>
<b>Expenses</b>			
<b>Capital Purchases</b>			
17/9 Kite Crescent, South Murwillumbah NSW, Australia		1,364.70	124.03
<b>Total Capital Purchases</b>	G10	<u>1,364.70</u>	
<b>Non Capital Purchases</b>			
Interest Paid		3,061.00	0.00
17/9 Kite Crescent, South Murwillumbah NSW, Australia		1,674.74	152.25
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212		(58.05)	
		54.06	
17/9 Kite Crescent, South Murwillumbah NSW, Australia		117.03	10.64
17/9 Kite Crescent, South Murwillumbah NSW, Australia		41.12	3.74
		877.11	0.00
		472.45	0.00
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212		(115.86)	
		(661.34)	
		813.35	
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212		87.20	
		9.17	
17/9 Kite Crescent, South Murwillumbah NSW, Australia		0.00	2,600.00
		0.00	23,400.00
		0.00	10.90
<b>Total Non Capital Purchases</b>	G11	<u>6,371.98</u>	
<b>Total GST Paid on Purchases</b>	1B		<u>26,301.56</u>

## Hayley Cracknell Super Fund

# Detailed Activity Statement Preparation

For The Period 01 July 2020 - 30 June 2021

Description	Reference	Gross(Inc GST)	GST Rate	GST
<b>Income</b>				
<b>Sales</b>				
<b>Property Income</b>				
17/9 Kite Crescent, South Murwillumbah NSW, Australia				
29/06/2021	17/9 Kite Crescent, South Murwillumbah NSW, Australia	9,000.00	100%	818.18
		<u>9,000.00</u>		<u>818.18</u>
		9,000.00		818.18
<b>Total Sales</b>	G1	<u>9,000.00</u>		
<b>Total GST collected on Sales</b>	1A			<u>818.18</u>
<b>Expenses</b>				
<b>Capital Purchases</b>				
<b>Real Estate Properties (Australian - Non Residential)</b>				
17/9 Kite Crescent, South Murwillumbah NSW, Australia				
28/10/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	1,364.70	100%	124.03
		<u>1,364.70</u>		<u>124.03</u>
		1,364.70		124.03
<b>Total Capital Purchases</b>	G10	<u>1,364.70</u>		
<b>Non Capital Purchases</b>				
<b>Interest Paid</b>				
Interest Paid				
29/06/2021	Interest Paid	3,061.00	GST Free	0.00
		<u>3,061.00</u>		<u>0.00</u>
		3,061.00		0.00
<b>Property Expenses - Council Rates</b>				
17/9 Kite Crescent, South Murwillumbah NSW, Australia				
28/10/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	1,674.74	100%	152.25
		<u>1,674.74</u>		<u>152.25</u>
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212				
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(58.05)	GST Free	
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	54.06	GST Free	
		<u>(3.99)</u>		<u>0.00</u>
		1,670.75		152.25

## Hayley Cracknell Super Fund

# Detailed Activity Statement Preparation

For The Period 01 July 2020 - 30 June 2021

Description	Reference	Gross(Inc GST)	GST Rate	GST
<b>Property Expenses - Land Tax</b>				
17/9 Kite Crescent, South Murwillumbah NSW, Australia				
28/10/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	117.03	100%	10.64
		<u>117.03</u>		<u>10.64</u>
		117.03		10.64
<b>Property Expenses - Strata Levy Fees</b>				
17/9 Kite Crescent, South Murwillumbah NSW, Australia				
28/10/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	41.12	100%	3.74
27/01/2021	17/9 Kite Crescent, South Murwillumbah NSW, Australia	877.11	GST Free	0.00
29/04/2021	17/9 Kite Crescent, South Murwillumbah NSW, Australia	472.45	GST Free	0.00
		<u>1,390.68</u>		<u>3.74</u>
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212				
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(115.86)	GST Free	
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(661.34)	GST Free	
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	813.35	GST Free	
		<u>36.15</u>		<u>0.00</u>
		1,426.83		3.74
<b>Property Expenses - Water Rates</b>				
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212				
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	87.20	GST Free	
04/12/2020	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	9.17	GST Free	
		<u>96.37</u>		<u>0.00</u>
		96.37		0.00
<b>Real Estate Properties (Australian - Non Residential)</b>				
17/9 Kite Crescent, South Murwillumbah NSW, Australia				
06/08/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	0.00	100%	2,600.00
28/10/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	0.00	100%	23,400.00
28/10/2020	17/9 Kite Crescent, South Murwillumbah NSW, Australia	0.00	100%	10.90
		<u>0.00</u>		<u>26,010.90</u>
F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212				
		<u>0.00</u>		<u>0.00</u>
		0.00		26,010.90

Hayley Cracknell Super Fund

**Detailed Activity Statement Preparation**

For The Period 01 July 2020 - 30 June 2021

Description	Reference	Gross(Inc GST)	GST Rate	GST
Total Non Capital Purchases	G11	6,371.98		
Total GST Paid on Purchases	1B			26,301.56

*BAS Summary*

Total Sales	G1	9,000.00	Total GST Collected on Sales	1A	818.18
Total Capital Purchases	G10	1,364.70	Total GST Paid on Purchases	1B	26,301.56
Total Non Capital Purchases	G11	6,371.98	GST Payable / (Refundable)		(25,483.38)



## Activity statement 004

<b>Date generated</b>	02/06/2022
<b>Overdue</b>	\$0.00
<b>Not yet due</b>	\$0.00
<b>Balance</b>	\$2,243.00 CR

## Transactions

8 results found - from **01 July 2020** to **01 October 2021** sorted by **processed date** ordered **newest to oldest**

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
14 May 2021	19 May 2021	EFT refund for GST for the period from 01 Oct 20 to 31 Dec 20	\$22,840.00		\$2,243.00 CR
14 May 2021	13 May 2021	Payment received		\$2,243.00	\$25,083.00 CR
13 May 2021	13 May 2021	General interest charge			\$22,840.00 CR
13 May 2021	2 Mar 2021	Original Activity Statement for the period ending 31 Dec 20		\$25,083.00	\$22,840.00 CR
13 May 2021	2 Mar 2021	- PAYG Instalments	\$917.00		
13 May 2021	2 Mar 2021	- GST		\$26,000.00	
12 May 2021	26 May 2021	Original Activity Statement for the period ending 31 Mar 21	\$1,326.00		\$2,243.00 DR
12 May 2021	26 May 2021	- GST	\$409.00		
12 May 2021	26 May 2021	- PAYG Instalments	\$917.00		
12 May 2021	28 Oct 2020	Original Activity Statement for the period ending 30 Sep 20 - PAYG Instalments	\$917.00		\$917.00 DR
2 Aug 2020	28 Jul 2020	Original Activity Statement for the period ending 30 Jun 20 - PAYG Instalments	\$1,220.00		\$0.00
17 Jul 2020	16 Jul 2020	Payment received		\$1,220.00	\$1,220.00 CR



**Australian Government**  
**Australian Taxation Office**

**Agent** PDK FINANCIAL SYNERGY PTY LTD  
**Client** THE TRUSTEE FOR HAYLEY CRACKNELL SUPER FUND  
**ABN** 50 500 587 361  
**TFN** 989 384 409

## Activity statement 004

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### Tax type summary

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<b>Income tax year</b>	2021
<b>Period</b>	01 July 2020 - 30 June 2021
<b>Type</b>	Goods & Services Tax
<b>Balance</b>	\$25,591.00 CR

### Transactions

---

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
12/05/2021	26/05/2021	Original Activity Statement for the period ending 31 Mar 21 - GST	\$409.00		\$409.00 DR
13/05/2021	02/03/2021	Original Activity Statement for the period ending 31 Dec 20 - GST		\$26,000.00	\$25,591.00 CR

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# 85000 - Income Tax Payable/Refundable

2021 Financial Year

Preparer Kelly Fu

Reviewer Kelly Fu

Status Completed

Account Code	Description	CY Balance	LY Balance	Change
85000	Income Tax Payable/Refundable	(\$348.16)	\$2,112.15	(116.48)%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
		(\$348.16)	\$2,112.15	

## Supporting Documents

- Tax Reconciliation Report [Report](#)
- Statement of Taxable Income [Report](#)
- 85000 - ATO ITA, PAYGI total 2021.pdf

## Standard Checklist

- Attach Actuarial Certificate (if applicable)
- Attach any other Tax reconciliations
- Attach copy of Exempt Pension Reconciliation (if applicable)
- Attach copy of Non Deductible Expense Reconciliation (if applicable)
- Attach copy of Statement of Taxable Income
- Attach copy of Tax Reconciliation Report
- Confirm Transactions in ATO Portal

# Hayley Cracknell Super Fund

## Statement of Taxable Income

For the year ended 30 June 2021

---

	2021
	\$
Benefits accrued as a result of operations	69,933.86
<b>Less</b>	
Increase in MV of investments	40,307.78
Realised Accounting Capital Gains	5,820.46
Accounting Trust Distributions	4,444.24
	<hr/> 50,572.48
<b>Add</b>	
Franking Credits	914.24
Net Capital Gains	3,880.00
Taxable Trust Distributions	2,602.07
	<hr/> 7,396.31
SMSF Annual Return Rounding	(1.69)
	<hr/> 26,756.00
<b>Taxable Income or Loss</b>	<hr/> 26,756.00
Income Tax on Taxable Income or Loss	4,013.40
<b>Less</b>	
Franking Credits	914.24
	<hr/> 3,099.16
<b>CURRENT TAX OR REFUND</b>	<hr/> 3,099.16
Supervisory Levy	259.00
Income Tax Instalments Paid	(2,751.00)
	<hr/> 607.16
<b>AMOUNT DUE OR REFUNDABLE</b>	<hr/> 607.16

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# Hayley Cracknell Super Fund

## Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>A - Net capital gain</b>				
				3,880.31
<b>Sub-Total</b>				<b>3,880.31</b>
<b>Ignore Cents</b>				<b>0.31</b>
<b>Total</b>				<b>3,880.00</b>
<b>B - Income - Gross rent and other leasing and hiring income</b>				
	31/07/2020	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,758.10
	03/08/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	765.00
	31/08/2020	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,139.30
	01/09/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	765.00
	30/09/2020	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,261.40
	01/10/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	765.00
	02/11/2020	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,261.40
	04/11/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	765.00
	30/11/2020	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,261.40
	01/12/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	765.00
	01/12/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(3,825.00)
	01/12/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	4,250.00
	08/12/2020	28000/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	750.00
	31/12/2020	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,261.40
	29/01/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,261.40
	02/02/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	630.70
	26/02/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,071.40
	31/03/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,261.40
	30/04/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,155.14
	31/05/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,367.66
	29/06/2021	28000/HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	8,181.82
	30/06/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,351.50
	30/06/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	(16,042.20)
	30/06/2021	28000/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	18,300.00
<b>Sub-Total</b>				<b>31,481.82</b>
<b>Ignore Cents</b>				<b>0.82</b>
<b>Total</b>				<b>31,481.00</b>
<b>C - Income - Gross interest</b>				
	30/07/2020	25000/BSATD	Bank SA Term Deposit	363.18
	31/07/2020	25000/STG6733	St.George Investment ***6733	0.62
	31/08/2020	25000/STG6733	St.George Investment ***6733	0.92
	30/09/2020	25000/STG6733	St.George Investment ***6733	0.87
	31/10/2020	25000/STG6733	St.George Investment ***6733	0.80
	30/11/2020	25000/STG6733	St.George Investment ***6733	0.05

# Hayley Cracknell Super Fund Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>C - Income - Gross interest</b>				
	31/12/2020	25000/STG6733	St.George Investment ***6733	0.68
	30/01/2021	25000/STG6733	St.George Investment ***6733	0.23
	27/02/2021	25000/STG6733	St.George Investment ***6733	0.09
	31/03/2021	25000/STG6733	St.George Investment ***6733	0.10
	30/04/2021	25000/STG6733	St.George Investment ***6733	0.10
	31/05/2021	25000/STG6733	St.George Investment ***6733	0.13
	30/06/2021	25000/STG6733	St.George Investment ***6733	0.07
<b>Sub-Total</b>				<b>367.84</b>
<b>Ignore Cents</b>				<b>0.84</b>
<b>Total</b>				<b>367.00</b>
<b>M - Gross trust distributions</b>				
	30/06/2021	23800/HCSF-WPT	Westlawn Property Trust (Ref 58630)	1,615.35
	30/06/2021	23800/HCSF-WPT1	Westlawn Property Trust (Ref 58631)	1,900.96
<b>Sub-Total</b>				<b>3,516.31</b>
<b>Ignore Cents</b>				<b>0.31</b>
<b>Total</b>				<b>3,516.00</b>
<b>R1 - Assessable employer contributions</b>				
	10/07/2020	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	28/07/2020	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	767.31
	11/08/2020	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	01/09/2020	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	973.75
	11/09/2020	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	02/10/2020	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	841.04
	09/10/2020	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	03/11/2020	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	995.67
	11/11/2020	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	30/11/2020	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	796.54
	11/12/2020	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	31/12/2020	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	796.54
	11/01/2021	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	01/02/2021	24200/HAYGAR00001A	(Contributions) Hayley, Gary - Accumulation (Accumulation)	79.65
	11/02/2021	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	11/03/2021	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	12/04/2021	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
	11/05/2021	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37

# Hayley Cracknell Super Fund

## Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>R1 - Assessable employer contributions</b>				
	11/06/2021	24200/CRALOU00001A	(Contributions) Cracknell, Louise - Accumulation (Accumulation)	949.37
<b>Sub-Total</b>				<b>16,642.94</b>
<b>Ignore Cents</b>				<b>0.94</b>
<b>Total</b>				<b>16,642.00</b>
<b>R - Assessable contributions (R1 plus R2 plus R3 less R6)</b>				
Assessable employer contributions				16,642.94
<b>Sub-Total</b>				<b>16,642.94</b>
<b>Ignore Cents</b>				<b>0.94</b>
<b>Total</b>				<b>16,642.00</b>
<b>W - GROSS INCOME (Sum of labels A to U)</b>				
				55,886.00
<b>Sub-Total</b>				<b>55,886.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>55,886.00</b>
<b>V - TOTAL ASSESSABLE INCOME (W less Y)</b>				
				55,886.00
<b>Sub-Total</b>				<b>55,886.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>55,886.00</b>
<b>A1 - Expenses - Interest expenses within Australia</b>				
	29/06/2021	37900	Interest Paid	3,061.00
<b>Sub-Total</b>				<b>3,061.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>3,061.00</b>
<b>F1 - Expenses - Insurance Premiums</b>				
	30/07/2020	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	31/08/2020	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	29/09/2020	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	29/10/2020	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	30/11/2020	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	30/12/2020	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	29/01/2021	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	456.56
	01/03/2021	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	561.80
	30/03/2021	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	561.80
	29/04/2021	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	561.80
	31/05/2021	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	561.80

# Hayley Cracknell Super Fund

## Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>F1 - Expenses - Insurance Premiums</b>				
	29/06/2021	39000/HAYGAR00001A	(Life Insurance Premiums) Hayley, Gary - Accumulation (Accumulati...	561.80
	23/07/2020	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	25/08/2020	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	23/09/2020	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	26/10/2020	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	24/11/2020	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	23/12/2020	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	25/01/2021	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	23/02/2021	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	348.58
	23/03/2021	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	435.83
	23/04/2021	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	435.83
	25/05/2021	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	435.83
	23/06/2021	39000/CRALOU00001A	(Life Insurance Premiums) Cracknell, Louise - Accumulation (Accum...	435.83
<b>Sub-Total</b>				<b>10,536.88</b>
<b>Ignore Cents</b>				<b>0.88</b>
<b>Total</b>				<b>10,536.00</b>
<b>H1 - Expenses - SMSF auditor fee</b>				
	09/06/2021	30700	Auditor's Remuneration	990.00
<b>Sub-Total</b>				<b>990.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>990.00</b>
<b>I1 - Expenses - Investment expenses</b>				
	30/06/2021	41930/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	1,811.70
	14/09/2020	41960/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	591.67
	02/12/2020	41960/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	590.00
	03/03/2021	41960/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	590.00
	01/06/2021	41960/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	590.00
	06/07/2020	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	183.66
	04/08/2020	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	183.66
	04/09/2020	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.57
	05/10/2020	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	04/11/2020	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	04/12/2020	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	04/01/2021	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	04/02/2021	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	04/03/2021	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	06/04/2021	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16

# Hayley Cracknell Super Fund

## Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>I1 - Expenses - Investment expenses</b>				
	04/05/2021	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	04/06/2021	41980/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	177.16
	30/06/2021	42060/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	324.00
	30/06/2021	42060/HAYLEY_ILUKA	35 Duke Street, Iluka NSW 2466	122.10
	01/12/2020	41930/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	425.00
	14/09/2020	41960/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	395.05
	04/12/2020	41960/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(58.05)
	04/12/2020	41960/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	54.06
	29/09/2020	42100/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	792.00
	04/12/2020	42100/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(115.86)
	04/12/2020	42100/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	(661.34)
	04/12/2020	42100/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	813.35
	14/09/2020	42150/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	50.14
	04/12/2020	42150/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	87.20
	04/12/2020	42150/HAYLEY_HOPEISL AND	F24 "Marina Berth" Santa Barbara Road, Hope Island QLD 4212	9.17
	28/10/2020	41960/HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	1,522.49
	28/10/2020	42020/HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	106.39
	28/10/2020	42100/HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	37.38
	27/01/2021	42100/HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	877.11
	29/04/2021	42100/HAYLEY_STHMUR	17/9 Kite Crescent, South Murwillumbah NSW, Australia	472.45
<b>Sub-Total</b>				<b>11,565.34</b>
<b>Ignore Cents</b>				<b>0.34</b>
<b>Total</b>				<b>11,565.00</b>
<b>J1 - Expenses - Management and administration expenses</b>				
	08/12/2020	38000	Insurance	370.00
	09/06/2021	30100	Accountancy Fees	2,090.00
	03/07/2020	30400	ATO Supervisory Levy	259.00
	27/05/2021	30400	ATO Supervisory Levy	259.00
<b>Sub-Total</b>				<b>2,978.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>2,978.00</b>
<b>N - TOTAL DEDUCTIONS</b>				<b>29,130.00</b>

# Hayley Cracknell Super Fund

## Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>N - TOTAL DEDUCTIONS</b>				
Sub-Total				29,130.00
Ignore Cents				0.00
Total				29,130.00
<b>O - TAXABLE INCOME OR LOSS</b>				
Sub-Total				26,756.00
Ignore Cents				0.00
Total				26,756.00
<b>Z - TOTAL SMSF EXPENSES</b>				
Sub-Total				29,130.00
Ignore Cents				0.00
Total				29,130.00
<b>A - Taxable income</b>				
Sub-Total				26,756.00
Ignore Cents				0.00
Total				26,756.00
<b>T1 - Tax on taxable income</b>				
Sub-Total				4,013.40
Ignore Cents				0.00
Total				4,013.40
<b>B - Gross Tax</b>				
Sub-Total				4,013.40
Ignore Cents				0.00
Total				4,013.40
<b>T2 - SUBTOTAL</b>				
Sub-Total				4,013.40
Ignore Cents				0.00
Total				4,013.40
<b>T3 - SUBTOTAL 2</b>				
Sub-Total				4,013.40
Ignore Cents				0.00
Total				4,013.40
<b>E1 - Complying fund's franking credits tax offset</b>				



# Hayley Cracknell Super Fund Tax Reconciliation Report

For the year ended 30 June 2021

Tax Return Label	Date	Account Code	Account Name	Amount \$
<b>E1 - Complying fund's franking credits tax offset</b>				
	30/06/2021	23800/HCSF-WPT	Westlawn Property Trust (Ref 58630)	419.99
	30/06/2021	23800/HCSF-WPT1	Westlawn Property Trust (Ref 58631)	494.25
<b>Sub-Total</b>				<b>914.24</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>914.24</b>
<b>E - Refundable tax offsets</b>				
				914.24
<b>Sub-Total</b>				<b>914.24</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>914.24</b>
<b>T5 - TAX PAYABLE</b>				
				3,099.16
<b>Sub-Total</b>				<b>3,099.16</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>3,099.16</b>
<b>K - PAYG instalments raised</b>				
	13/05/2021	85000	Income Tax Payable/Refundable	917.00
	13/05/2021	85000	Income Tax Payable/Refundable	917.00
	19/05/2021	85000	Income Tax Payable/Refundable	917.00
<b>Sub-Total</b>				<b>2,751.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>2,751.00</b>
<b>L - Supervisory levy</b>				
				259.00
<b>Sub-Total</b>				<b>259.00</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>259.00</b>
<b>S - AMOUNT DUE OR REFUNDABLE</b>				
				607.16
<b>Sub-Total</b>				<b>607.16</b>
<b>Ignore Cents</b>				<b>0.00</b>
<b>Total</b>				<b>607.16</b>



**Australian Government**  
**Australian Taxation Office**

**Agent** PDK FINANCIAL SYNERGY PTY LTD  
**Client** THE TRUSTEE FOR HAYLEY CRACKNELL SUPER FUND  
**ABN** 50 500 587 361  
**TFN** 989 384 409

## Activity statement 004

### Tax type summary

<b>Income tax year</b>	2021
<b>Period</b>	01 July 2020 - 30 June 2021
<b>Type</b>	Pay as you go Instalments
<b>Balance</b>	\$2,751.00 DR

### Transactions

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
12/05/2021	28/10/2020	Original Activity Statement for the period ending 30 Sep 20 - PAYG Instalments	\$917.00		\$917.00 DR
12/05/2021	26/05/2021	Original Activity Statement for the period ending 31 Mar 21 - PAYG Instalments	\$917.00		\$1,834.00 DR
13/05/2021	02/03/2021	Original Activity Statement for the period ending 31 Dec 20 - PAYG Instalments	\$917.00		\$2,751.00 DR



**Australian Government**  
**Australian Taxation Office**

**Agent** PDK FINANCIAL SYNERGY PTY LTD  
**Client** THE TRUSTEE FOR HAYLEY CRACKNELL SUPER FUND  
**ABN** 50 500 587 361  
**TFN** 989 384 409

## Income tax 002

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<b>Date generated</b>	02/06/2022
<b>Overdue</b>	\$0.00
<b>Not yet due</b>	\$0.00
<b>Balance</b>	\$0.00

## Transactions

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2 results found - from **01 July 2020** to **01 October 2021** sorted by **processed date** ordered **newest to oldest**

<b>Processed date</b>	<b>Effective date</b>	<b>Description</b>	<b>Debit (DR)</b>	<b>Credit (CR)</b>	<b>Balance</b>
24 May 2021	27 May 2021	EFT refund for Income Tax for the period from 01 Jul 19 to 30 Jun 20	\$594.54		\$0.00
24 May 2021	24 May 2021	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 19 to 30 Jun 20		\$594.54	\$594.54 CR

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# 86000 - PAYG Payable

2021 Financial Year

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Preparer Kelly Fu

Reviewer Kelly Fu

Status N/A - Not Applicable

Account Code	Description	CY Balance	LY Balance	Change
86000	PAYG Payable		(\$1,220.00)	100%
<b>TOTAL</b>		<b>CY Balance</b>	<b>LY Balance</b>	
			(\$1,220.00)	

## Supporting Documents

No supporting documents

## Standard Checklist

- Attach copy of PAYG Payment Summary
- Confirm Transactions in ATO Portal

# A - Financial Statements

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** N/A - Not Applicable

## Supporting Documents

No supporting documents

## Standard Checklist

- Attach copy of Financial Statements
- Attach copy of SMSF Annual Return

## B - Permanent Documents

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** N/A - Not Applicable

### Supporting Documents

- Fund Summary Report Report

### Standard Checklist

- Attach latest copy of ASIC annual company statement (if corporate trustee)
- Ensure latest copies of ATO Trustee Declarations and ATO confirmation that the fund is a regulated fund is attached.
- Ensure latest copies of trustee consents, member consents and registers are attached
- Ensure latest copy of trust deed (including amendments) are attached
- Use [Australian Business Register](#) to ensure details are correct
- Use [Super Fund Lookup](#) to check the eligibility to receive rollovers and contributions

# Hayley Cracknell Super Fund

## Fund Summary Report

As at 30 June 2021

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### Fund Details

Date Formed: 29/08/2016

Tax File Number: Provided

ABN: 50500587361

Period: 01/07/2020 - 30/06/2021

Fund Type: SMSF

GST Registered: Yes

### Postal Address:

1453 Kyogle Road

Uki, New South Wales 2484

### Physical Address:

1453 Kyogle Road

Uki, New South Wales 2484

### Members

Number of Members: 2

Name	Age	Member Accounts	Pension Accounts	Tax File Number	Beneficiary Details
Hayley, Gary	62	1	0	Provided	Not Provided
Cracknell, Louise	55	1	0	Provided	Not Provided

### Fund Relationships

Relationship Type	Contact
Accountant	PDK Financial Synergy Pty Ltd
Auditor	Boys, Anthony William
Fund Contact	Hayley, Gary
Other	Hayley, Gary
Tax Agent	PDK Financial Synergy Pty Ltd
Trustee	Hayley, Gary
Trustee	Cracknell, Louise

## C - Other Documents

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** N/A - Not Applicable

### Supporting Documents

No supporting documents

### Standard Checklist

- Attach copy of any SOAs issued during the Financial Year
- Attach copy of Investment Strategy
- Attach signed Engagement Letter
- Attach signed Trustee Representation Letter
- Attach Trustee Minutes prepared during the year



# D - Pension Documentation

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** N/A - Not Applicable

## Supporting Documents

- Transfer Balance Account Summary [Report](#)

## Standard Checklist

- Attach Actuarial Certificate
- Attach documentation supporting any pensions commenced during the financial year
- Attach documentation supporting any pensions commuted during the financial year
- Ensure correct Transfer Balance Account Reports have been lodged with the ATO

**Hayley Cracknell Super Fund**

**Transfer Balance Account Summary**

For The Period 01 July 2020 - 30 June 2021

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Member	Pension Type	Date	Lodgment Date	Transaction Type	Event Type	Debit	Credit	Balance	Cap Limit	Remaining Cap
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Gary Hayley

Louise Cracknell

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# E - Estate Planning

2021 Financial Year

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**Preparer** Kelly Fu

**Reviewer** Kelly Fu

**Status** N/A - Not Applicable

## Supporting Documents

No supporting documents

## Standard Checklist

- Attach Death Benefit Nominations (if applicable)
- Attach Life Insurance Policies (if applicable)
- Attach Reversionary Pension documentation (if applicable)
- Attach SMSF Will (if applicable)
- Review current Estate planning to ensure it matches wishes of members