

Plantation Capital Ltd (ABN 65 133 678 029)
As Responsible Entity For
Passive Income (USA Commercial Property) Fund
ARSN 155 770 095

Lelievre Super Investments Pty Ltd ATF The Lelievre
Superannuation Fund
PO Box 6140
BURANDA QLD 4102

| | |
|--------------------------|------------|
| Date of Issue | 06/10/2020 |
| Period Start Date | 01/01/2020 |
| Period End Date | 30/06/2020 |
| Account Number | I00951 |
| Currency | AUD |

PERIODIC STATEMENT

1st January 2020 to 30th June 2020

Passive Income (USA Commercial Property) Fund

Account Name: Lelievre Super Investments Pty Ltd ATF The Lelievre Superannuation Fund

INVESTMENT SUMMARY

| Date | Description | Holding Balance | Price | Amount |
|------------|---|-----------------|----------|------------------------------|
| 01/01/2020 | Opening Value of Investment | 172,282 | \$1.5331 | \$264,125.53 |
| 01/01/2020 | Plus: Additions (Reinvestment) | 5,016 | \$1.4339 | \$7,192.44 |
| 30/04/2020 | Less: Distribution (7.50 cents per unit) | | | (\$13,297.35) |
| | Return on Investment (Net of fees) ⁽ⁱ⁾ | | | \$13,493.54 |
| 30/06/2020 | Closing Exit Value of Investment | 177,298 | \$1.5314 | ⁽ⁱⁱ⁾ \$271,514.16 |

(i) The return on investment calculation takes into account capital appreciation and distributions made during the year, and is after all fees and costs.

(ii) This is the current net tangible asset (NTA) value per unit, multiplied by the unit balance. This does not necessarily equate to the amount you would receive if you were to terminate your investment because it does not include any estimated property disposal costs, which are determined annually at the time redemption offers are made.

FEE SUMMARY

| Type of fee | Amount |
|--|------------|
| Total direct fees paid | \$0.00 |
| This amount includes all the direct fees and costs which were charged to your account during the statement period. | |
| Other management costs * | |
| This approximate amount has been deducted from the assets or earnings of the Fund and includes all other management costs that were not paid directly out of your account. These fees and costs are reflected in the calculation of the net earnings allocated to your account. Typically, this comprises our management fee, fund expenses and any performance fee payable. | \$3,343.28 |
| Expense Recoveries * | |
| Expenses incurred and/or paid by the Responsible Entity on behalf of the Fund. | \$101.56 |
| Indirect Costs | |
| This approximate amount has been deducted from your investment and covers amounts that have reduced the return on your investment but are not charged to you directly as a fee. | \$186.28 |
| Total fees you paid | \$3,631.12 |
| This approximate amount includes all the fees and costs which affected your investment during the statement period. | |

*These fees and costs include GST less reduced input tax credits, if applicable.

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PERIODIC STATEMENT (continued)

1st January 2020 to 30th June 2020

Passive Income (USA Commercial Property) Fund

Account Name: Lelievre Super Investments Pty Ltd ATF The Lelievre Superannuation Fund

The above periodic statement is issued in accordance with the provisions of section 1017D of the Corporations Act 2001.

Inquiries and Complaints

Any enquiries or complaints should be addressed in the first instance to:

The Complaints Officer
Passive Income (USA Commercial Property) Fund
Suite 4, Level 1
210 Canterbury Road
CANTERBURY VIC 3126

If we are unable to resolve the complaint or you are dissatisfied with the outcome, you can refer the complaint to the Australian Financial Complaints Authority who can be contacted as follows:

By Telephone: 1800 931 678

By Fax: (03) 9613 6399

By Email: info@afca.org.au

By Mail:
The Australian Financial Complaints Authority
GPO Box 3
Melbourne VIC 3001

ASIC also has an information line on 1300 300 630.

Further Information

If you have any questions regarding this statement or your unit holding, please contact your Fund team on (03) 8592 0270 or email admin@passiveincomefund.com.