

29 July 2022

Our ref: 2022/1231 LW

D G & R N Pearson Atf The Robert And Donna Superannuation Fund
94 Point Leander Drive
PORT DENISON WA 6525

Dear Donna & Robert

RE: SALE OF LOT 4745, NORRISH ROAD, BOWGADA

It is with pleasure I inform you the settlement of the above property was effected today.

We confirm we are holding **\$300.00** in Trust for payment of outstanding Shire of Perenjori Rates. A Rates adjustment statement will be forwarded to you as soon as this rating information is available.


The proceeds of the sale after disbursements being **\$122,141.93** have been deposited in your account No. 066058 10215208 at Commonwealth Bank.

Also please find enclosed your Amended Settlement Statement for the sale of the above property.

We request that you ensure all documentation forwarded to you for your records are retained in a safe place to enable you to refer to these in the future. We will retain your file for a period of 6 years and thereafter all information will be destroyed. Should you require any information previously forwarded to you, please be aware that a charge may apply for the file to be retrieved from archived storage.

We trust you have been satisfied with our service and look forward to assisting you in the future should the opportunity arise.

Yours faithfully


Lauren Winter
Focus Settlements
lauren@focussettlements.com

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AMENDED STATEMENT

**SALE OF LOT 4745, NORRISH ROAD, BOWGADA
 D G & R N PEARSON ATF THE ROBERT AND DONNA SUPERANNUATION FUND**

	Debit	Credit
Sale Price		366,500.00
Agents Selling Fee	9,162.50	
Costs & Disbursements (see attached Tax Invoice)	830.27	
Transferred to Monkey Conveyancing QLD Settlement	234,058.94	
ADJUSTMENT OF RATES/TAXES AS AT 29-07-2022		
Water Corp 2022/2023 Rates \$0.00 Your share 29/ 365 days \$0.00 Nil Adjustment		
Shire of Perenjori 2022/2023, monies held in trust pending receipt of rates.	300.00	
Land Tax 2022/2023 Not Applicable Nil Adjustment		
BAMA Charges From 01-07-2022 to 30-06-2023 \$80.00 Your share 29/ 365 days \$6.36 Balance due	6.36	
Balance due to you at settlement	122,141.93	
E & O E	\$366,500.00	\$366,500.00

P.J

Settlement
statement
22/23

29 July 2022

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TAX INVOICE (ABN: 21 081 109 140)

**SALE OF LOT 4745, NORRISH ROAD, BOWGADA
D G & R N PEARSON ATF THE ROBERT AND DONNA SUPERANNUATION FUND**

Description	Price	GST	Total
Our Professional Fee	590.91	59.09	650.00
PEXA Fee	112.70	11.27	123.97
Postage & Couriers	10.60	0.00	10.60
Telephone & Facsimile	10.00	0.00	10.00
Misc. Expenses & Photocopying	7.50	0.00	7.50
Government, Statutory & Other Charges			
Landgate Title Document Search Fee	28.20	0.00	28.20
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Service Amount	\$759.91	\$ 70.36	\$830.27
TOTAL INCLUDING GST \$830.27			