

Financial Year Statement

RayWhite

Statement period

From: 1 July 2022

To: 30 June 2023

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Total For All Properties

Income		Expenses		Net Position
\$30,744.23	-	\$4,419.70	=	\$26,324.53
Incl GST: \$0.00		Incl GST: \$268.84		
		5499.70	=	25244.53

Total rent deductions: \$0.00

ITEM	INCLUDED GST	EXPENSE	INCOME
REIMBURSEMENT - WATER			\$961.05
Rent *			\$29,783.18
Electrical Repairs	\$98.18	\$1,080.00	
MAINTENANCE	\$35.80	\$393.80	
Management Fee	\$118.96	\$1,308.63	
Plumbing Repairs		\$80.00	
SMOKE ALARM INSTALLATION	\$9.90	\$108.90	
Sundry Fee	\$2.00	\$22.00	
Sundry Fees	\$4.00	\$44.00	
WATER RATES		\$1,382.37	
Replace oven seal		180	
Fixing Pool Motor		900 -	

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	25
Statement period	1 July 2022 - 1 August 2022
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$580.00 Weekly Paid to: 21/08/22 plus \$379.68 part payment

Balance Brought Forward \$0.00

Income **Credit**

Jasmin Elizabeth Simpson - RENT - 25/07/2022 to 21/08/2022 (part payment \$379.68) \$2,320.00

28/07/22 - Jasmin Elizabeth Simpson - Invoice - Invoice 1889, Water 23/01 - 26/04 - \$2.38/kL - 90kL \$214.20

Total income: **\$2,534.20**
Includes GST of: **\$0.00**

Expenses **Debit**

20/07/22 - WATER RATE : 27 Apr 22 - 19 Jul 22 \$309.54

27/07/22 - Sundry Fee EOM (27/07/2022) to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

01/08/22 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$92.89

Total expenses: **\$407.93**
Includes GST of: **\$8.94**

Payments to owner

01/08/22 \$2,126.27

Total payments: Balance (\$0.00) + income (\$2,534.20) - expenses (\$407.93) - total held in trust (\$0.00) = **\$2,126.27**

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	26
Statement period	1 August 2022 - 1 September 2022
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 18/09/22 plus \$276.82 part payment

Balance Brought Forward		\$0.00
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Income		Credit
Jasmin Elizabeth Simpson - RENT - 21/08/2022 to 14/08/2022 (part payment \$79.68)		\$2,320.00
26/08/22 - Jasmin Elizabeth Simpson - Invoice - Invoice 2051, WATER USAGE : 27 APR - 19 JUL 22		\$149.35
	Total income:	\$2,469.35
	Includes GST of:	\$0.00
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Expenses		Debit
27/08/22 - Sundry Fee EOM (27/08/2022) to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)		\$5.50
01/09/22 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)		\$92.89
	Total expenses:	\$98.39
	Includes GST of:	\$8.94
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Payments to owner		
01/09/22		\$2,370.96
Total payments: Balance (\$0.00) + income (\$2,469.35) - expenses (\$98.39) - total held in trust (\$0.00) =		\$2,370.96

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
 15 MEDORA ST
 CABARITA NSW 2137

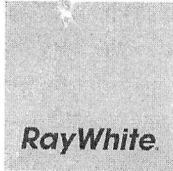
Account	11INNIS
Statement number	27
Statement period	1 September 2022 - 1 October 2022
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 16/10/22 plus \$116.82 part payment

Balance Brought Forward \$0.00

Income	Credit
Jasmin Elizabeth Simpson - RENT - 19/09/2022 to 16/10/2022 (part payment \$116.82)	\$2,320.00
Total income:	\$2,320.00
Includes GST of:	\$0.00

Expenses	Debit
27/09/22 - Sundry Fee EOM (27/09/2022) to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)	\$5.50
01/10/22 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)	\$92.89
Total expenses:	\$98.39
Includes GST of:	\$8.94

Payments to owner	
01/10/22	\$2,221.61
Total payments: Balance (\$0.00) + income (\$2,320.00) - expenses (\$98.39) - total held in trust (\$0.00) =	
	\$2,221.61



Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	28
Statement period	1 October 2022 - 1 November 2022
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 06/11/22 plus \$576.82 part payment

Balance Brought Forward \$0.00

Income **Credit**

Jasmin Elizabeth Simpson - RENT - 17/10/2022 to 06/11/2022 (part payment \$576.82) \$2,320.00

Total income: **\$2,320.00**
Includes GST of: **\$0.00**

Expenses **Debit**

19/10/22 - WATER RATES : 1 Oct 22 - 31 Dec 22 \$347.68

27/10/22 - Sundry Fee EOM (27/10/2022) to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

01/11/22 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$92.89

Total expenses: **\$446.07**
Includes GST of: **\$8.94**

Payments to owner

01/11/22 \$1,873.93

Total payments: Balance (\$0.00) + income (\$2,320.00) - expenses (\$446.07) - total held in trust (\$0.00) = **\$1,873.93**

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	29
Statement period	1 November 2022 - 1 December 2022
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 04/12/22 plus \$576.82 part payment

Balance Brought Forward

\$0.00

Income

Credit

Jasmin Elizabeth Simpson - RENT - 07/11/2022 to 04/12/2022 (part payment \$576.82) \$2,480.00

10/11/22 - Jasmin Elizabeth Simpson - Invoice - Invoice 2369, WATER USAGE : 20 Jul 22 - 18 Oct 22 \$187.50

Total income: \$2,667.50

Includes GST of: \$0.00

Expenses

Debit

01/12/22 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$99.30

01/12/22 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

Total expenses: \$104.80

Includes GST of: \$9.53

Payments to owner

01/12/22 \$2,562.70

Total payments: Balance (\$0.00) + income (\$2,667.50) - expenses (\$104.80) - total held in trust (\$0.00) = **\$2,562.70**

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
 15 MEDORA ST
 CABARITA NSW 2137

Account	11INNIS
Statement number	30
Statement period	1 December 2022 - 1 January 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 01/01/23 plus \$576.82 part payment

Balance Brought Forward \$0.00

Income **Credit**

Jasmin Elizabeth Simpson - RENT - 05/12/2022 to 01/01/2023 (part payment \$576.82) \$2,480.00

Total income: **\$2,480.00**
 Includes GST of: **\$0.00**

Expenses **Debit**

21/12/22 - SMOKING ALARM INSTALLATION \$108.90

01/01/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$99.30

01/01/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

Total expenses: **\$213.70**
 Includes GST of: **\$19.43**

Payments to owner

01/01/23 \$2,266.30

Total payments: Balance (\$0.00) + income (\$2,480.00) - expenses (\$213.70) - total held in trust (\$0.00) = **\$2,266.30**

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	31
Statement period	1 January 2023 - 1 February 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 29/01/23 plus \$576.82 part payment

Balance Brought Forward		\$0.00
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Income		Credit
Jasmin Elizabeth Simpson - RENT - 02/01/2023 to 29/01/2023 (part payment \$576.82)		\$2,480.00
	Total income:	\$2,480.00
	Includes GST of:	\$0.00
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Expenses		Debit
19/01/23 - WATER RATES : 1 Jan 23 - 31 Mar 23		\$376.70
01/02/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)		\$99.30
01/02/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)		\$5.50
	Total expenses:	\$481.50
	Includes GST of:	\$9.53
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Payments to owner		
01/02/23		\$1,998.50
Total payments: Balance (\$0.00) + income (\$2,480.00) - expenses (\$481.50) - total held in trust (\$0.00) =		\$1,998.50

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
 15 MEDORA ST
 CABARITA NSW 2137

Account	11INNIS
Statement number	32
Statement period	1 February 2023 - 1 March 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 26/02/23 plus \$576.82 part payment

Balance Brought Forward \$0.00

Income	Credit
Jasmin Elizabeth Simpson - RENT - 30/01/2023 to 26/02/2023 (part payment \$576.82)	\$2,480.00
04/02/23 - Jasmin Elizabeth Simpson - Invoice - Invoice 2665, WATER USAGE : 19 Oct 22 - 18 Jan 23	\$220.00
Total Income:	\$2,700.00
Includes GST of:	\$0.00

Expenses	Debit
01/03/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)	\$99.30
01/03/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW)	\$5.50
Total expenses:	\$104.80
Includes GST of:	\$9.53

Payments to owner	
01/03/23	\$2,595.20
Total payments: Balance (\$0.00) + income (\$2,700.00) - expenses (\$104.80) - total held in trust (\$0.00) =	
	\$2,595.20

Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	33
Statement period	1 March 2023 - 1 April 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 02/04/23 plus \$576.82 part payment

Balance Brought Forward \$0.00

Income **Credit**

Jasmin Elizabeth Simpson - RENT - 27/02/2023 to 02/04/2023 (part payment \$576.82) \$3,100.00

Total income: **\$3,100.00**

Includes GST of: **\$0.00**

Expenses **Debit**

22/03/23 - Remove , supply & install new kitchen mixer. \$393.80

29/03/23 - Replacement oven seal ILVE \$180.00

31/03/23 - fix bathroom vanity tap \$80.00

01/04/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$124.12

01/04/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

Total expenses: **\$783.42**

Includes GST of: **\$63.94**

Payments to owner

01/04/23 \$2,316.58

Total payments: Balance (\$0.00) + income (\$3,100.00) - expenses (\$783.42) - total held in trust (\$0.00) = **\$2,316.58**



Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	34
Statement period	1 April 2023 - 1 May 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 07/05/23

Balance Brought Forward \$0.00

Income **Credit**

Jasmin Elizabeth Simpson - RENT - 03/04/2023 to 07/05/2023 \$2,523.18

Total income: **\$2,523.18**
Includes GST of: **\$0.00**

Expenses **Debit**

21/04/23 - Replace living zone motor \$900.00

26/04/23 - WATER RATES : 1 Apr 23 - 30 Jun 23 \$348.45

01/05/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$101.03

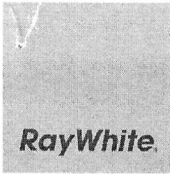
01/05/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

Total expenses: **\$1,354.98**
Includes GST of: **\$91.50**

Payments to owner

01/05/23 \$1,168.20

Total payments: Balance (\$0.00) + income (\$2,523.18) - expenses (\$1,354.98) - total held in trust (\$0.00) = **\$1,168.20**



Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	35
Statement period	1 May 2023 - 31 May 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 04/06/23

Balance Brought Forward \$0.00

Income **Credit**

Jasmin Elizabeth Simpson - RENT - 08/05/2023 to 04/06/2023 \$2,480.00

25/05/23 - Jasmin Elizabeth Simpson - Invoice - Invoice 2924, Water usage : 19 Jan 23 - 21 Apr 23 \$190.00

Total income: **\$2,670.00**

Includes GST of: **\$0.00**

Expenses **Debit**

31/05/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$99.30

31/05/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

Total expenses: **\$104.80**

Includes GST of: **\$9.53**

Payments to owner

31/05/23 \$2,565.20

Total payments: Balance (\$0.00) + income (\$2,670.00) - expenses (\$104.80) - total held in trust (\$0.00) = **\$2,565.20**



Owner Statement

Tax Invoice

TA & TAN SUPERANNUATION SCHEME
15 MEDORA ST
CABARITA NSW 2137

Account	11INNIS
Statement number	36
Statement period	31 May 2023 - 30 June 2023
Ownership	TA & TAN SUPERANNUATION SCHEME
For property	11 Innisfail Rd, Wakeley NSW
Current Tenancy	Jasmin Elizabeth Simpson Rent: \$620.00 Weekly Paid to: 02/07/23

Balance Brought Forward \$0.00

Income Credit

Jasmin Elizabeth Simpson - RENT - 05/06/2023 to 02/07/2023 \$2,480.00

Total income: \$2,480.00

Includes GST of: \$0.00

Expenses Debit

30/06/23 - MANAGEMENT FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$99.30

30/06/23 - SUNDRY FEE to Agent (11INNIS - 11 Innisfail Rd, Wakeley NSW) \$5.50

Total expenses: \$104.80

Includes GST of: \$9.53

Payments to owner

30/06/23 \$2,375.20

Total payments: Balance (\$0.00) + income (\$2,480.00) - expenses (\$104.80) - total held in trust (\$0.00) = \$2,375.20

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