

Unique 15 Wilmot Trust

Memorandum

To: Unit Holders
From: Dianne Coleman
Date: 5th August, 2020
Subject: Distribution year ending June, 2020

Unique 15 Wilmot Trust

Please find attached Unique 15 Wilmot Trust financial reports for year ending June, 2020.

Unique 15 Wilmot Trust recorded a profit of \$40,516.11 for the 2020 financial year. Income was made up of rental income from parking \$26,242.22, rental income from Warwick Fabrics \$26,254.27, PT interest \$61.45 & recoveries \$1,002.18.

Expenses totalling \$13,044.01 relate to land tax, rates, insurance, repairs & maintenance & depreciation.

Monthly rent to Warwick Fabrics is \$2,391.64 (\$28,699 p.a.). Car park rental is currently \$175.00 per month.

Profit & Loss Statement

July 2019 To June 2020

ABN: 81 211 832 080

Income		
Rental Income BMB	\$26,242.22	
Other Rental Income	\$26,254.27	
Interest Income	\$61.45	
Recoveries	\$1,002.18	
Total Income		\$53,560.12
Total Cost of Sales		\$0.00
Gross Profit		\$53,560.12
Expenses		
Depreciation	\$1,236.44	
Insurance	\$2,271.79	
Land Tax	\$3,900.00	
Repair & Maintenance	\$811.46	
Rates	\$4,530.44	
Other	\$293.88	
Total Expenses		\$13,044.01
Operating Profit		\$40,516.11
Total Other Income		\$0.00
Other Expenses		
Distribution		
Treasure Island Hire Boat Co	\$13,505.37	
Kimgrats - Phil Kimber	\$13,505.37	
Kimgrats - Con Tsamassiros	\$13,505.37	
Total Distribution		\$40,516.11
Total Other Expenses		\$40,516.11
Net Profit/(Loss)		\$0.00

This report includes Year-End Adjustments.

**Unique 15 Wilmot Trust
2019/2020 Distribution**

		Cash Dist.	Taxable Dist	Cash Dist.	Taxable Dist	Cash Dist	Taxable Dist	Cash Dist	Taxable Dist	Cash Dist	Taxable Dist
		2019/2020	2019/2020	2018/2019	2018/2019	2017/2018	2017/2018	2016/2017	2016/2017	2015/2016	2015/2016
Total Available for Distribution		40,516.10	40,516.10	49,449.56	49,449.56	45,843.07	45,843.07	42,051.65	42,051.65	25,168.47	25,168.47
Depreciation		1,236.45		1,237.45		1,237.45		1,236.45		1,237.45	
Balance Available for Distribution		41,752.55	40,516.10	50,687.01	49,449.56	47,080.52	45,843.07	43,288.10	42,051.65	26,405.92	25,168.47
Treasure Island Hire Boat Company Pty Ltd (Staff Super Fund Account)	33.33%	13,917.52	13,505.37	16,895.67	16,483.19	15,693.51	15,281.02	14,429.37	14,017.22	8,801.97	8,389.49
Kimgrats Pty Ltd Superannuation Fund	33.33%	13,917.52	13,505.37	16,895.67	16,483.19	15,693.51	15,281.02	14,429.37	14,017.22	8,801.97	8,389.49
P Kimber											
C Tsamassiros	33.33%	13,917.52	13,505.37	16,895.67	16,483.19	15,693.51	15,281.02	14,429.37	14,017.22	8,801.97	8,389.49
Total Distribution	100.00%	41,752.55	40,516.10	50,687.00	49,449.56	47,080.52	45,843.07	43,288.10	42,051.65	26,405.92	25,168.47

Balance Sheet

As of June 2020

ABN: 81 211 832 080

Assets		
Current Assets		
BMB Trust Account		\$250.28
Perpetual Trustees		\$43,210.91
Total Current Assets		\$43,461.19
Property		
15 Wilmot Street		\$750,000.00
Total Property		\$750,000.00
Improvements		\$49,498.18
Accumulated Depreciation		-\$6,393.05
Total Assets		\$836,566.32
Liabilities		
Net Assets		\$836,566.32
Equity		
Owner's Equity		
Treasure Island Hire Boat Co		\$155,522.11
Kimgrats Pty Ltd Super Fund		
P Kimber	\$155,522.11	
C Tsamassiros	\$155,522.10	
Total Kimgrats Pty Ltd Super Fund		\$311,044.21
Total Owner's Equity		\$466,566.32
Revaluation Reserve		\$370,000.00
Total Equity		\$836,566.32

\$836566.32 / 3 = \$278855.44 per shareholding

\$278855.44 / 48825 units = \$5.71132493 per unit

This report includes Year-End Adjustments.

**Unique 15 Wilmot Trust
2020 Distribution**

Name	Instructions	2019-2020
Treasure Island Hire Boat Co P/L (Staff Super A/C)	Deposit to Butler McIntyre Mortgage Fund	13,917.52
Kimgrats Pty Ltd Superannuation Fund		
-- P Kimber	Deposit to Butler McIntyre Mortgage Fund	13,917.52
-- C Tsamassiros	Deposit to Butler McIntyre Mortgage Fund	13,917.52
<i>Total Distribution</i>		<i>41,752.55</i>