

# Wun of Many SMSF

## Contributions Breakdown Report

For The Period 01 July 2021 - 30 June 2022



### Summary

Member	D.O.B	Age (at 30/06/2021)	Total Super Balance (at 30/06/2021) *1	Concessional	Non-Concessional	Other	Reserves	Total
Ng Wun, Jessica Fetalai	04/05/1985	36	171,486.82	14,441.42	0.00	0.00	0.00	14,441.42
Ng Wun, Yuzung	10/06/1984	37	263,266.36	12,134.78	0.00	0.00	0.00	12,134.78
<b>All Members</b>				<b>26,576.20</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>26,576.20</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
Ng Wun, Jessica Fetalai	Concessional	14,441.42	86,914.88	72,473.46 Below Cap
	(5 year carry forward cap available)			
Ng Wun, Yuzung	Non-Concessional	0.00	110,000.00	110,000.00 Below Cap
	Concessional	12,134.78	89,020.87	76,886.09 Below Cap
	(5 year carry forward cap available)			
	Non-Concessional	0.00	110,000.00	110,000.00 Below Cap
	COVID-19 Re-contribution	0.00	10,000.00	10,000.00 Below Cap

### Carry Forward Unused Concessional Contribution Cap

Member	2017	2018	2019	2020	2021	2022	Current Position
Ng Wun, Jessica Fetalai							
Concessional Contribution Cap	30,000.00	25,000.00	25,000.00	25,000.00	25,000.00	27,500.00	
Concessional Contribution	0.00	0.00	0.00	2,102.65	13,482.47	14,441.42	
Unused Concessional Contribution	0.00	0.00	25,000.00	22,897.35	11,517.53	13,058.58	
Cumulative Carry Forward Unused	N/A	N/A	0.00	25,000.00	47,897.35	59,414.88	
Maximum Cap Available	30,000.00	25,000.00	25,000.00	50,000.00	72,897.35	86,914.88	72,473.46 Below Cap
Total Super Balance	0.00	0.00	0.00	0.00	54,330.05	171,486.82	



29/10/2021	SuperChoice P/L PC281021- 071593701 50	Employer	136.88	Employer	QUEENSLAND HEALTH	136.88
12/11/2021	SuperChoice P/L PC111121- 071608197 50	Employer	479.04	Employer	QUEENSLAND HEALTH	479.04
26/11/2021	SuperChoice P/L PC251121- 071622404 50	Employer	547.48	Employer	QUEENSLAND HEALTH	547.48
10/12/2021	SuperChoice P/L PC091221- 071637379 50	Employer	547.48	Employer	QUEENSLAND HEALTH	547.48
24/12/2021	SuperChoice P/L PC231221- 016957256 50	Employer	547.48	Employer	QUEENSLAND HEALTH	547.48
07/01/2022	SuperChoice P/L PC060122- 062842241 50	Employer	479.04	Employer	QUEENSLAND HEALTH	479.04
21/01/2022	SuperChoice P/L PC200122- 062856772 50	Employer	513.26	Employer	QUEENSLAND HEALTH	513.26
04/02/2022	SuperChoice P/L PC030222- 062871814 50	Employer	547.48	Employer	QUEENSLAND HEALTH	547.48
18/02/2022	SuperChoice P/L PC170222- 062886401 50	Employer	581.70	Employer	QUEENSLAND HEALTH	581.70
04/03/2022	SuperChoice P/L PC030322- 062901347 50	Employer	684.36	Employer	QUEENSLAND HEALTH	684.36
18/03/2022	SuperChoice P/L PC170322- 063473804 50	Employer	691.19	Employer	QUEENSLAND HEALTH	691.19
01/04/2022	SuperChoice P/L PC310322- 063488883 50	Employer	667.25	Employer	QUEENSLAND HEALTH	667.25
19/04/2022	SuperChoice P/L PC140422- 063504572 50	Employer	701.47	Employer	QUEENSLAND HEALTH	701.47
13/05/2022	SuperChoice P/L PC120522- 031456718 50	Employer	561.17	Employer	QUEENSLAND HEALTH	561.17
27/05/2022	SuperChoice P/L PC260522- 031471466 50	Employer	561.17	Employer	QUEENSLAND HEALTH	561.17
10/06/2022	SuperChoice P/L PC090622- 011660441 50	Employer	561.17	Employer	QUEENSLAND HEALTH	561.17
24/06/2022	SuperChoice P/L	Employer	561.17	Employer	QUEENSLAND HEALTH	561.17

3

093843024 50

Total - Ng Wun, Jessica Fetalai

14,441.42 0.00 0.00 0.00

14,441.42 0.00 0.00

Ng Wun, Yuzung

Date	Transaction Description	Ledger Data				SuperStream Data					
		Contribution Type	Concessional	Non-Concession	Other	Reserves	Contribution	Employer	Concessional	Non-Concess	Other
09/07/2021	SuperChoice P/L PC080721- 008907703 50	Employer	455.87				Employer	QUEENSLAND HEALTH	455.87		
23/07/2021	SuperChoice P/L PC220721- 043982777 50	Employer	455.87				Employer	QUEENSLAND HEALTH	455.87		
06/08/2021	SuperChoice P/L PC050821- 017368070 50	Employer	455.87				Employer	QUEENSLAND HEALTH	455.87		
20/08/2021	SuperChoice P/L PC190821- 033819514 50	Employer	455.87				Employer	QUEENSLAND HEALTH	455.87		
03/09/2021	SuperChoice P/L PC020921- 061953445 50	Employer	455.87				Employer	QUEENSLAND HEALTH	455.87		
17/09/2021	SuperChoice P/L PC160921- 094071734 50	Employer	458.49				Employer	QUEENSLAND HEALTH	458.49		
01/10/2021	SuperChoice P/L PC300921- 094085593 50	Employer	466.02				Employer	QUEENSLAND HEALTH	466.02		
15/10/2021	SuperChoice P/L PC141021- 002668037 50	Employer	466.02				Employer	QUEENSLAND HEALTH	466.02		
29/10/2021	SuperChoice P/L PC281021- 071593347 50	Employer	466.02				Employer	QUEENSLAND HEALTH	466.02		
12/11/2021	SuperChoice P/L PC111121- 071608211 50	Employer	466.02				Employer	QUEENSLAND HEALTH	466.02		
26/11/2021	SuperChoice P/L PC251121- 071622711 50	Employer	466.02				Employer	QUEENSLAND HEALTH	466.02		
10/12/2021	SuperChoice P/L PC091221- 071637611 50	Employer	466.02				Employer	QUEENSLAND HEALTH	466.02		

14

24/12/2021	SuperChoice P/L PC231221- 016957342 50	Employer	466.02	466.02	QUEENSLAND HEALTH	466.02
07/01/2022	SuperChoice P/L PC060122- 062842249 50	Employer	466.02	466.02	QUEENSLAND HEALTH	466.02
21/01/2022	SuperChoice P/L PC200122- 062886253 50	Employer	466.02	466.02	QUEENSLAND HEALTH	466.02
04/02/2022	SuperChoice P/L PC030222- 062872170 50	Employer	465.82	465.82	QUEENSLAND HEALTH	465.82
18/02/2022	SuperChoice P/L PC170222- 062886087 50	Employer	466.02	466.02	QUEENSLAND HEALTH	466.02
04/03/2022	SuperChoice P/L PC030322- 062901020 50	Employer	466.02	466.02	QUEENSLAND HEALTH	466.02
18/03/2022	SuperChoice P/L PC170322- 063474329 50	Employer	469.96	469.96	QUEENSLAND HEALTH	469.96
01/04/2022	SuperChoice P/L PC310322- 063489103 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
19/04/2022	SuperChoice P/L PC140422- 063504656 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
29/04/2022	SuperChoice P/L PC280422- 031440985 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
13/05/2022	SuperChoice P/L PC120522- 031456408 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
27/05/2022	SuperChoice P/L PC260522- 031471674 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
10/06/2022	SuperChoice P/L PC090622- 011660359 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
24/06/2022	SuperChoice P/L PC230622- 093842953 50	Employer	476.42	476.42	QUEENSLAND HEALTH	476.42
<b>Total - Ng Wun, Yuzung</b>			<b>12,134.78</b>	<b>0.00</b>		<b>12,134.78</b>
						<b>0.00</b>

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**Total for All Members**

26,576.20	0.00	0.00	0.00
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# Tax Report 2022

Date: 14/03/2023 13:26

Period: 1 Jul 2021 to 30 Jun  
2022

## Content

1. Capital gains summary
2. Income summary
3. Asset Summary
4. End of Year Balances
5. Capital Gains Transactions
6. Income Transactions
7. Gifts, donations & lost assets
8. Expenses
9. Data sources

All fiat values and prices are in AUD unless stated otherwise. Capital gains have been calculated using the FIFO accounting method (universal tax lot for each currency). Trading between cryptocurrencies is treated as a taxable event. Market prices are determined using the average market value at the time of the disposal - unless the price is provided by the trading platform or manually overridden. All dates and times are in the Australia/Lord\_Howe timezone.

Capital gains from assets that have a holding period of over 1 year (starting the day after purchase) have been marked as Long Term gains while those with a shorter holding period are Short Term gains.

This report may be used for tax purposes after it has been checked for accuracy and completeness by yourself or your tax advisor.

## Capital gains summary

Summary of your profit and loss from crypto disposals/sales/trades.

<b>Number of disposals</b>	<b>3</b>
Short term	3
Long term	0

<b>Proceeds from sales</b>	<b>\$8,874.88</b>
Short term	\$8,874.88
Long term	\$0.00

<b>Acquisition costs</b>	<b>\$4,967.51</b>
Short term	\$4,967.51
Long term	\$0.00

<b>Profits, before losses</b>	<b>\$3,907.37</b>
Short term	\$3,907.37
Long term	\$0.00

<b>Losses</b>	<b>\$0.00</b>
Short term	\$0.00
Long term	\$0.00

<b>Net gains</b>	<b>\$3,907.37</b>
Short term	\$3,907.37
Long term	\$0.00

## Other gains

Summary of your gains from transactions tagged as Realized P&I (normally from futures or derivatives trades). These gains have NOT been included in your capital gains so you may want to report them separately

<b>Number of trades</b>	<b>0</b>
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<b>Total profit</b>	<b>\$0.00</b>
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<b>Total loss</b>	<b>\$0.00</b>
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<b>Net gains</b>	<b>\$0.00</b>
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## Income summary

Summary of any income you may have earned from various crypto events during the tax year.

<b>Airdrop</b>	\$0.00
<b>Fork</b>	\$0.00
<b>Mining</b>	\$0.00
<b>Reward</b>	\$0.00
<b>Loan interest</b>	\$0.00
<b>Other income</b>	\$0.00
<b>Total</b>	\$0.00

## Gifts, donations & lost assets

This section shows you the value of transactions tagged as Gift, Donation or Lost. No capital gains are realized on such transactions (remove the tags if you need to realize gains on them).

<b>Gift</b>	\$0.00
<b>Lost</b>	\$0.00
<b>Donation</b>	\$0.00
<b>Total</b>	\$0.00

## Expenses

These costs have not been included in your capital gains but you may be able to deduct them elsewhere on your tax return. Trading fees are already included in the capital gains and will not be shown here.

<b>Cost</b>	\$0.00
<b>Margin trade fee</b>	\$0.00
<b>Margin interest fee</b>	\$0.00
<b>Transfer fees</b>	\$0.00
<b>Total</b>	\$0.00

# Asset Summary

Asset	Profit (AUD)	Loss (AUD)	Net (AUD)
BTC	1,996.40	0.00	1,996.40
DOGE	1,910.98	0.00	1,910.98
	3,907.38	0.00	3,907.38

2.4

# End of Year Balances

Asset	Quantity	Cost (AUD)	Value (AUD)	Description
ETH (Ethereum)	1.56560911	9,873.44	2,358.02	@ \$1,506.13 per ETH
-	-	9,873.44	2,358.02	-

2.5

# Capital Gains Transactions

Date Sold	Date Acquired	Asset	Amount	Cost (AUD)	Proceeds (AUD)	Gain / loss	Notes	Holding period
10/11/2021 23:18	10/11/2021 23:18	BTC	0.00013512	0.00	12.23	12.23	Missing cost basis	Short term
10/11/2021 23:18	25/02/2021 09:37	BTC	0.07123722	4,465.14	6,449.31	1,984.16		Short term
10/11/2021 23:18	10/03/2021 00:40	DOGE	6575.96802855	502.36	2,413.34	1,910.98		Short term

2.6

## Income Transactions

No transactions

2.7

## Gifts, donations & lost assets

No transactions

2.8

## Expenses

No transactions

2-9

## Data sources

The data sources used to generate this report are listed below.

1. CoinSpot
2. CoinSpot 2

2.10



2.11



CoinSpot

Casey Block Services  
ABN: 19 619 574 186

## End of Financial Year Statement 2022

Coin Balances as at 30/06/2022

All listed AUD rates are approximate

User: sani.ngwun1@gmail.com

The Trustee for Wun of Many SMSF

ABN: 20486103412

2 Salvado Drive

Pacific Pines QLD 4211

### Balance Summary

COIN	COIN BALANCE	RATE (AUD)	TOTAL (AUD)
AUD	\$0.00	1	\$0.00
ETH	1.56560911	1500.80272242	2,349.67041453

### Fee Summary

FEES	GROSS (AUD)
Buy Fees	\$0.00
Sell Fees	\$89.65

2.12

### Transaction History

DATE	TYPE	COIN	AMOUNT	FEE (AUD)	TOTAL (AUD)
10/11/2021 11:18 PM	Sell	DOGE/ETH	6575.96802856	\$24.37718854	\$2,413.34
10/11/2021 11:18 PM	Sell	BTC/ETH	0.07137234	\$65.26803622	\$6,461.54

### Deposit History

No deposits.

### Withdrawal History

No withdrawals.

### Send Transaction History

No sends.

### Receive Transaction History

No receives.

### Receive From Another User

No receives.

Wun of Many SMSF  
 Rental Summary  
 first rented

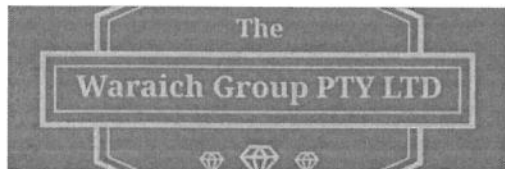
Unit 9 The Meadows, 90 Learmonth St, Strathpine

Inv Number	Gross Rent	Other Rental income	Advertising Fees	Agent Fees	Body Corp	Cleaning	Pest control	Rates	R&M	Stationery & petties	Water	Net Rent	bankings
1	1680.00			270.60						18.70		1390.70	1390.70
2	1686.00			270.74						6.60		1410.66	1410.66
3	2126.27			169.13						6.60		1950.54	1950.54
4	1910.67			382.80						6.60	326.70	1194.57	1194.57
5	1716.27			136.30						6.60		1574.37	1574.37
6	2250.00			185.63			60.50			6.60		1997.27	1997.27
7	1800.00			148.50						6.60		1644.90	1644.90
8	2250.00			185.63						6.60		2057.77	2057.77
9	1801.46			148.62						6.60		1646.24	1646.24
10	1875.00			148.58						6.60		1719.82	1719.82
11	1800.00			148.50					99.00	6.60		1545.90	1545.90
12	2250.00		120.00	185.63						6.60		2057.77	2057.77
13	1800.00			148.50			105.00			18.70		1407.80	1407.80 outstanding
	24947.67	0.00	120.00	2528.16	0.00	0.00	165.50	0.00	99.00	110.00	326.70	21598.31	21598.31

3-1

POSTED

3-2



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	1
<b>Statement period</b>	21 October 2020 - 1 July 2021
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$410.00 Weekly Paid to: 06/07/21

Balance Brought Forward \$0.00

Income	GST	Credit
07/06/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 09/06/2021 to 15/06/2021		\$410.00
14/06/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 16/06/2021 to 22/06/2021		\$410.00
21/06/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 23/06/2021 to 29/06/2021		\$410.00
28/06/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 30/06/2021 to 06/07/2021		\$410.00
30/06/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Invoice - Invoice 8, Water Charges		\$40.00

**Total income:** **\$1,680.00**  
**Includes GST of:** **\$0.00**

Expenses	GST	Debit
27/06/21 - Sundry Fee Meadows & Eminence (27/06/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
30/06/21 - MEADOWS - EOFY Statement (30/06/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$1.10	\$12.10
01/07/21 - EMINENCE - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$12.30	\$135.30
01/07/21 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$12.30	\$135.30

**Total expenses:** **\$289.30**  
**Includes GST of:** **\$26.30**

3-3

Payments to owner

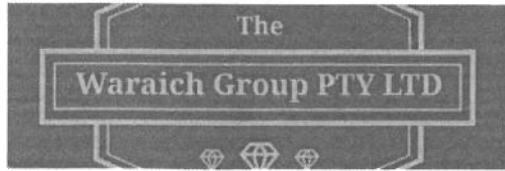
01/07/21

\$1,390.70

**Total payments:** Balance (\$0.00) + Income (\$1,680.00) - expenses (\$289.30) - total held in trust (\$0.00) =

**\$1,390.70**

3.4



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	2
<b>Statement period</b>	1 July 2021 - 1 August 2021
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$410.00 Weekly Paid to: 03/08/21 plus \$0.85 part payment

Balance Brought Forward

\$0.00

Income	GST	Credit
05/07/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 07/07/2021 to 13/07/2021		\$410.00
12/07/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 14/07/2021 to 20/07/2021		\$410.00
19/07/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 21/07/2021 to 27/07/2021		\$410.00
19/07/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 27/07/2021 to 27/07/2021 (part payment \$0.85)		\$0.85
19/07/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Invoice - Invoice 8, Water Charges		\$47.15
26/07/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 28/07/2021 to 03/08/2021 (part payment \$0.85)		\$410.00

**Total income:** \$1,688.00  
**Includes GST of:** \$0.00

Expenses	GST	Debit
27/07/21 - Sundry Fee Meadows & Eminence (27/07/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/08/21 - EMINENCE - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$12.31	\$135.37
01/08/21 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$12.31	\$135.37

**Total expenses:** \$277.34  
**Includes GST of:** \$25.22

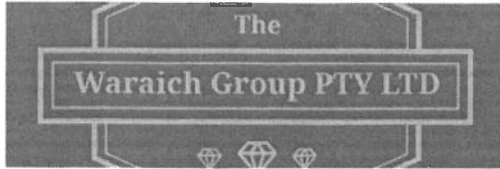
**Payments to owner**

01/08/21	\$1,410.66	
<b>Total payments:</b> Balance (\$0.00) + income (\$1,688.00) - expenses (\$277.34) - total held in trust (\$0.00) =		<b>\$1,410.66</b>

3-5

# Owner Statement

Tax Invoice



WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

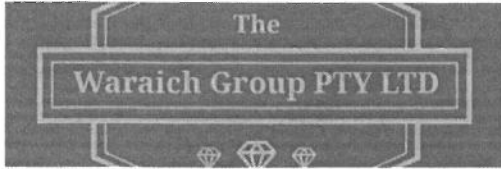
<b>Account</b>	TM09
<b>Statement number</b>	3
<b>Statement period</b>	1 August 2021 - 1 September 2021
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$410.00 Weekly Paid to: 07/09/21 plus \$0.85 part payment

Balance Brought Forward

\$0.00

Income	GST	Credit
02/08/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 04/08/2021 to 10/08/2021 (part payment \$0.85)		\$410.00
09/08/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 11/08/2021 to 17/08/2021 (part payment \$0.85)		\$410.00
16/08/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 18/08/2021 to 24/08/2021 (part payment \$0.85)		\$410.00
23/08/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 25/08/2021 to 31/08/2021 (part payment \$0.85)		\$410.00
30/08/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 01/09/2021 to 07/09/2021 (part payment \$0.85)		\$410.00
30/08/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Invoice - Invoice 40, Water Charges		\$76.27
	<b>Total Income:</b>	<b>\$2,126.27</b>
	Includes GST of:	\$0.00
Expenses	GST	Debit
27/08/21 - Sundry Fee Meadows & Eminence (27/08/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/09/21 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$15.38	\$169.13
	<b>Total expenses:</b>	<b>\$175.73</b>
	Includes GST of:	\$15.98
Payments to owner		
01/09/21	\$1,950.54	
<b>Total payments:</b> Balance (\$0.00) + Income (\$2,126.27) - expenses (\$175.73) - total held in trust (\$0.00) =		<b>\$1,950.54</b>

3-6



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	4
<b>Statement period</b>	1 September 2021 - 1 October 2021
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$410.00 Weekly Paid to: 05/10/21 plus \$0.85 part payment

Balance Brought Forward

\$0.00

Income	GST	Credit
06/09/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 08/09/2021 to 14/09/2021 (part payment \$0.85)		\$410.00
13/09/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 15/09/2021 to 21/09/2021 (part payment \$0.85)		\$410.00
15/09/21 - Wun of Many Property Pty Ltd - Owner - Refund of over charged Management Commission June/July		\$270.67
20/09/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 22/09/2021 to 28/09/2021 (part payment \$0.85)		\$410.00
27/09/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 29/09/2021 to 05/10/2021 (part payment \$0.85)		\$410.00

**Total Income:** \$1,910.67  
Includes GST of: \$0.00

Expenses	GST	Debit
27/09/21 - Sundry Fee Meadows & Eminence (27/09/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
27/09/21 - Unity Water - Water Bill		\$326.70
01/10/21 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$12.30	\$135.30
01/10/21 - Lease Renewals to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$22.50	\$247.50

**Total expenses:** \$716.10  
Includes GST of: \$35.40



3-7

Payments to owner

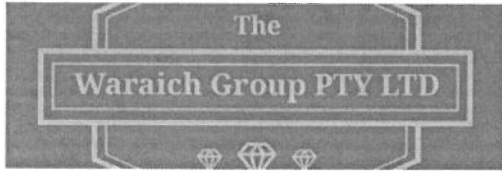
01/10/21

\$1,194.57

**Total payments:** Balance (\$0.00) + Income (\$1,910.67) - expenses (\$716.10) - total held in trust (\$0.00) =

**\$1,194.57**

3.7A



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	5
<b>Statement period</b>	1 October 2021 - 1 November 2021
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$410.00 Weekly Paid to: 02/11/21 plus \$0.85 part payment

Balance Brought Forward

\$0.00

Income	GST	Credit
04/10/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 06/10/2021 to 12/10/2021 (part payment \$0.85)		\$410.00
04/10/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Invoice - Invoice 47, Water Charges		\$76.27
11/10/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 13/10/2021 to 19/10/2021 (part payment \$0.85)		\$410.00
18/10/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 20/10/2021 to 26/10/2021 (part payment \$0.85)		\$410.00
25/10/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 27/10/2021 to 02/11/2021 (part payment \$0.85)		\$410.00

**Total Income:** \$1,716.27  
Includes GST of: \$0.00

Expenses	GST	Debit
27/10/21 - Sundry Fee Meadows & Eminence (27/10/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/11/21 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$12.30	\$135.30

**Total expenses:** \$141.90  
Includes GST of: \$12.90

### Payments to owner

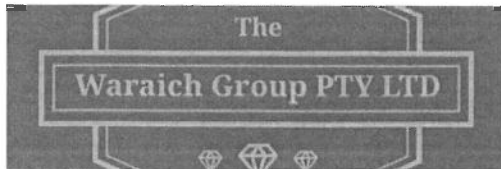
01/11/21	\$1,574.37
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**Total payments:** Balance (\$0.00) + income (\$1,716.27) - expenses (\$141.90) - total held in trust (\$0.00) = **\$1,574.37**

3-8

# Owner Statement

Tax Invoice



WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	6
<b>Statement period</b>	1 November 2021 - 1 December 2021
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 07/12/21 plus \$6.56 part payment

Balance Brought Forward

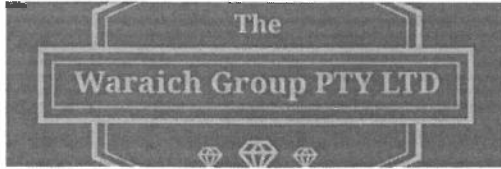
\$0.00

Income	GST	Credit
01/11/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 03/11/2021 to 09/11/2021 (part payment \$6.56)		\$450.00
08/11/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 10/11/2021 to 16/11/2021 (part payment \$6.56)		\$450.00
15/11/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 17/11/2021 to 23/11/2021 (part payment \$6.56)		\$450.00
22/11/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 24/11/2021 to 30/11/2021 (part payment \$6.56)		\$450.00
29/11/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 01/12/2021 to 07/12/2021 (part payment \$6.56)		\$450.00
	<b>Total income:</b>	<b>\$2,250.00</b>
	Includes GST of:	\$0.00
Expenses	GST	Debit
27/11/21 - Sundry Fee Meadows & Eminence (27/11/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
30/11/21 - All Corners Carpet Cleaning & Pest Control - Annual Pest Control	\$5.50	\$60.50
01/12/21 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$16.88	\$185.63
	<b>Total expenses:</b>	<b>\$252.73</b>
	Includes GST of:	\$22.98
Payments to owner		
01/12/21	\$1,997.27	
<b>Total payments:</b> Balance (\$0.00) + income (\$2,250.00) - expenses (\$252.73) - total held in trust (\$0.00) =		<b>\$1,997.27</b>

3-9

# Owner Statement

Tax Invoice



WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	7
<b>Statement period</b>	1 December 2021 - 1 January 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 04/01/22 plus \$6.56 part payment

Balance Brought Forward \$0.00

Income	GST	Credit
06/12/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 08/12/2021 to 14/12/2021 (part payment \$6.56)		\$450.00
13/12/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 15/12/2021 to 21/12/2021 (part payment \$6.56)		\$450.00
20/12/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 22/12/2021 to 28/12/2021 (part payment \$6.56)		\$450.00
29/12/21 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 29/12/2021 to 04/01/2022 (part payment \$6.56)		\$450.00

**Total income:** \$1,800.00  
**Includes GST of:** \$0.00

Expenses	GST	Debit
27/12/21 - Sundry Fee Meadows & Eminence (27/12/2021) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/01/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$13.50	\$148.50

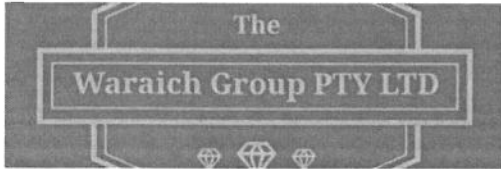
**Total expenses:** \$155.10  
**Includes GST of:** \$14.10

## Payments to owner

01/01/22 \$1,644.90

**Total payments:** Balance (\$0.00) + income (\$1,800.00) - expenses (\$155.10) - total held in trust (\$0.00) = \$1,644.90

3-10



# Owner Statement

Tax Invoice

<b>Account</b>	TM09
<b>Statement number</b>	8
<b>Statement period</b>	1 January 2022 - 1 February 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 08/02/22 plus \$6.56 part payment

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

Balance Brought Forward \$0.00

Income	GST	Credit
04/01/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 05/01/2022 to 11/01/2022 (part payment \$6.56)		\$450.00
10/01/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 12/01/2022 to 18/01/2022 (part payment \$6.56)		\$450.00
17/01/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 19/01/2022 to 25/01/2022 (part payment \$6.56)		\$450.00
24/01/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 26/01/2022 to 01/02/2022 (part payment \$6.56)		\$450.00
31/01/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 02/02/2022 to 08/02/2022 (part payment \$6.56)		\$450.00

**Total income:** \$2,250.00  
Includes GST of: \$0.00

Expenses	GST	Debit
27/01/22 - Sundry Fee Meadows & Eminence (27/01/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/02/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$16.88	\$185.63

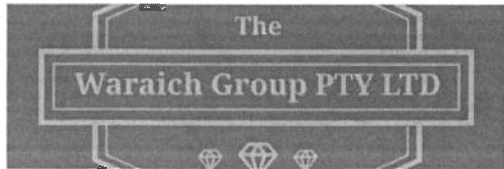
**Total expenses:** \$192.23  
Includes GST of: \$17.48

### Payments to owner

01/02/22 \$2,057.77

**Total payments:** Balance (\$0.00) + income (\$2,250.00) - expenses (\$192.23) - total held in trust (\$0.00) = \$2,057.77

3-11



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	9
<b>Statement period</b>	1 February 2022 - 1 March 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 08/03/22 plus \$8.02 part payment

Balance Brought Forward \$0.00

Income	GST	Credit
07/02/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 09/02/2022 to 15/02/2022 (part payment \$6.56)		\$450.00
11/02/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 15/02/2022 to 15/02/2022 (part payment \$8.02)		\$1.46
14/02/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 16/02/2022 to 22/02/2022 (part payment \$8.02)		\$450.00
21/02/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 23/02/2022 to 01/03/2022 (part payment \$8.02)		\$450.00
28/02/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 02/03/2022 to 08/03/2022 (part payment \$8.02)		\$450.00

**Total income:** \$1,801.46  
Includes GST of: \$0.00

Expenses	GST	Debit
27/02/22 - Sundry Fee Meadows & Eminence (27/02/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/03/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$13.51	\$148.62

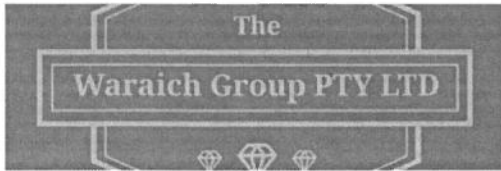
**Total expenses:** \$155.22  
Includes GST of: \$14.11

**Payments to owner**

01/03/22 \$1,646.24

**Total payments:** Balance (\$0.00) + income (\$1,801.46) - expenses (\$155.22) - total held in trust (\$0.00) = \$1,646.24

3-12



# Owner Statement

Tax Invoice

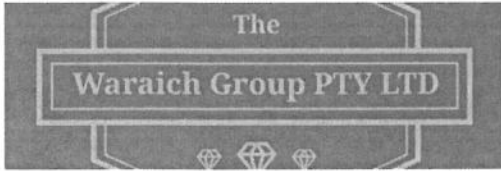
WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	10
<b>Statement period</b>	1 March 2022 - 1 April 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 05/04/22 plus \$8.96 part payment

Balance Brought Forward \$0.00

Income	GST	Credit
04/03/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 08/03/2022 to 08/03/2022 (part payment \$8.96)		\$0.94
04/03/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Invoice - Invoice 111, Water Charges		\$74.06
07/03/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 09/03/2022 to 15/03/2022 (part payment \$8.96)		\$450.00
14/03/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 16/03/2022 to 22/03/2022 (part payment \$8.96)		\$450.00
21/03/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 23/03/2022 to 29/03/2022 (part payment \$8.96)		\$450.00
28/03/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 30/03/2022 to 05/04/2022 (part payment \$8.96)		\$450.00
	<b>Total Income:</b>	<b>\$1,875.00</b>
	Includes GST of:	\$0.00
Expenses	GST	Debit
27/03/22 - Sundry Fee Meadows & Eminence (27/03/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/04/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$13.51	\$148.58
	<b>Total expenses:</b>	<b>\$155.18</b>
	Includes GST of:	\$14.11
Payments to owner		
01/04/22		\$1,719.82
<b>Total payments:</b> Balance (\$0.00) + income (\$1,875.00) - expenses (\$155.18) - total held in trust (\$0.00) =		<b>\$1,719.82</b>

3-13



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	11
<b>Statement period</b>	1 April 2022 - 1 May 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 03/05/22 plus \$8.96 part payment

Balance Brought Forward \$0.00

Income	GST	Credit
04/04/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 06/04/2022 to 12/04/2022 (part payment \$8.96)		\$450.00
11/04/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 13/04/2022 to 19/04/2022 (part payment \$8.96)		\$450.00
19/04/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 20/04/2022 to 26/04/2022 (part payment \$8.96)		\$450.00
26/04/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 27/04/2022 to 03/05/2022 (part payment \$8.96)		\$450.00

**Total Income:** \$1,800.00  
**Includes GST of:** \$0.00

Expenses	GST	Debit
27/04/22 - Sundry Fee Meadows & Eminence (27/04/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
29/04/22 - Capital Electrical Pty Ltd - smoke alarm subscription	\$9.00	\$99.00
01/05/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$13.50	\$148.50

**Total expenses:** \$254.10  
**Includes GST of:** \$23.10

**Payments to owner**

01/05/22 \$1,545.90

**Total payments:** Balance (\$0.00) + income (\$1,800.00) - expenses (\$254.10) - total held in trust (\$0.00) = \$1,545.90



## TAX INVOICE

**Invoice Date**  
27 Apr 2022

**Invoice No**  
S122351

ATTN: Owner C/O  
The Waraich Group Pty Ltd  
PO Box 78,  
Bald Hills Qld 4036

**Reference**  
Unit 9 / 90 Learmonth Street 2021-2022

### Description of Work

Silver Smoke Compliance Annual Subscription From: 26/04/2022 - To: 26/04/2023

Description	Qty	Unit Price	GST	Amount
Smoke Alarm Compliance Silver	1.00	90.00	10%	90.00
Subtotal:				90.00
GST:				9.00
<b>Total Incl. GST:</b>				<b>\$99.00</b>

**Due Date: 26 Apr 2022**

Payment details by Direct Deposit

**Bank:** BOQ

**BSB:** 124 199

**Account No:** 2254 6604

**Account Name:** Capital Electrical Pty Ltd

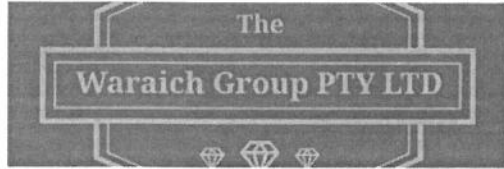
*Please reference S122351 when making payment*



**PAYMENT ADVICE**

**TERMS: STRICTLY COD** unless account application for alternate terms are pre-approved.  
Payment Options: Cash, Cheque, Eftpos & Credit Card (excl. AMEX & Diners).

- \* A \$35 Late Fee will apply if left unpaid within 7 days of invoice date. Capital Electrical Data & Solar Pty reserves the right to pursue legal debt collect on invoices unpaid after 14 days of the invoice date.
- \* All credit card payments incur a 1.5% surcharge.
- \*If this occurs a fee of 30% of invoice total will be payable for costs incurred of unpaid accounts.
- \*All additional fees, solicitor charges, commissions & associated costs will be the responsibility of the client for collection of unpaid accounts.
- \*All materials, labour & workmanship provided remain the sole property of Capital Electrical Data & Solar Pty Ltd until the invoice is paid in full. Upon payment being cleared into our account possession & ownership will then pass on to the client.



314

# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

<b>Account</b>	TM09
<b>Statement number</b>	12
<b>Statement period</b>	1 May 2022 - 1 June 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 07/06/22 plus \$8.96 part payment

Balance Brought Forward \$0.00

Income	GST	Credit
02/05/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 04/05/2022 to 10/05/2022 (part payment \$8.96)		\$450.00
09/05/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 11/05/2022 to 17/05/2022 (part payment \$8.96)		\$450.00
16/05/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 18/05/2022 to 24/05/2022 (part payment \$8.96)		\$450.00
23/05/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 25/05/2022 to 31/05/2022 (part payment \$8.96)		\$450.00
30/05/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 01/06/2022 to 07/06/2022 (part payment \$8.96)		\$450.00

**Total income:** **\$2,250.00**  
Includes GST of: \$0.00

Expenses	GST	Debit
27/05/22 - Sundry Fee Meadows & Eminence (27/05/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
01/06/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$16.88	\$185.63

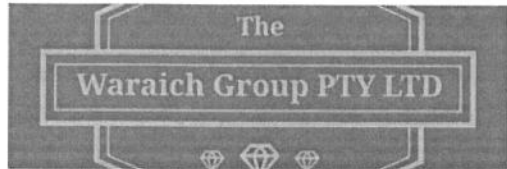
**Total expenses:** **\$192.23**  
Includes GST of: \$17.48

**Payments to owner**

01/06/22 \$2,057.77

**Total payments:** Balance (\$0.00) + income (\$2,250.00) - expenses (\$192.23) - total held in trust (\$0.00) = **\$2,057.77**

3-15



# Owner Statement

Tax Invoice

WUN OF MANY PROPERTY PTY LTD  
2 SALVADO DR  
PACIFIC PINES QLD 4211

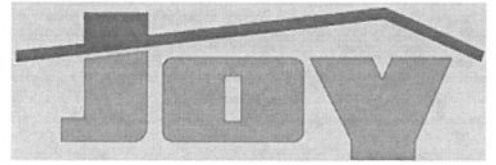
<b>Account</b>	TM09
<b>Statement number</b>	13
<b>Statement period</b>	1 June 2022 - 1 July 2022
<b>Ownership</b>	Wun of Many Property Pty Ltd
<b>For property</b>	Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD
<b>Current Tenancy</b>	Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew Rent: \$450.00 Weekly Paid to: 05/07/22 plus \$8.96 part payment

Balance Brought Forward \$0.00

Income	GST	Credit
06/06/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 08/06/2022 to 14/06/2022 (part payment \$8.96)		\$450.00
13/06/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 15/06/2022 to 21/06/2022 (part payment \$8.96)		\$450.00
20/06/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 22/06/2022 to 28/06/2022 (part payment \$8.96)		\$450.00
27/06/22 - Whitlock, Malcolm Richard Charles; Sampson, Mark Andrew - Rent - 29/06/2022 to 05/07/2022 (part payment \$8.96)		\$450.00
<b>Total Income:</b>		<b>\$1,800.00</b>
Includes GST of:		\$0.00

Expenses	GST	Debit
16/06/22 - Joy Realty - Advertising Sales Invoice	\$10.91	\$120.00
27/06/22 - Sundry Fee Meadows & Eminence (27/06/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$0.60	\$6.60
28/06/22 - Flick Anticimex Pty Ltd - Annual Termite Inspection	\$9.55	\$105.00
30/06/22 - MEADOWS - EOFY Statement (30/06/2022) to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$1.10	\$12.10
01/07/22 - MEADOWS - Total Collection Fee to Agent (TM09 - Unit 9 / The Meadows Residences 90 Learmonth St, Strathpine QLD)	\$13.50	\$148.50
<b>Total expenses:</b>		<b>\$392.20</b>
Includes GST of:		\$35.66

Payments to owner	
01/07/22	\$1,407.80
<b>Total payments: Balance (\$0.00) + Income (\$1,800.00) - expenses (\$392.20) - total held in trust (\$0.00) =</b>	
<b>\$1,407.80</b>	



# TAX INVOICE

Wun of Many Property Pty Ltd  
2 Salvado Dr  
PACIFIC PINES QLD 4211  
AUSTRALIA

**Invoice Date**  
15 Jun 2022

**Invoice Number**  
INV-53594

**Reference**  
INV-53594

**ABN**  
62 124 595 928

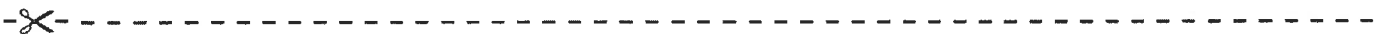
Joy Realty Pty Ltd  
69 Dixon Street  
SUNNYBANK QLD 4109  
AUSTRALIA  
P: (07) 3344 5858  
F: (07) 3102 1388  
E: sales@joyrealty.com.au  
W: www.joyrealty.com.au

Description	Quantity	Unit Price	GST	Amount AUD
Advertisement fee for Lot 9 - 90 Learmonth Street Strathpine	1.00	120.00	10%	120.00
		INCLUDES GST 10%		10.91
		<b>TOTAL AUD</b>		<b>120.00</b>

## Due Date: 22 Jun 2022

Important Note: Before paying your above Advertisement fee, you are aware of the advertising rate is currently under reviewed by some service providers and subject to a rate change at some stage within the renewed term of your current subscription, Joy Realty will only pass the cost price to subscribers if new rate being notified.

Name: Joy Realty  
BSB: 034109  
Acc#: 266983  
Bank: Westpac  
(Please put the invoice number as your reference when making the payment)



# PAYMENT ADVICE

To: Joy Realty Pty Ltd  
69 Dixon Street  
SUNNYBANK QLD 4109 AUSTRALIA  
P: (07) 3344 5858  
F: (07) 3102 1388  
E: sales@joyrealty.com.au  
W: www.joyrealty.com.au

<b>Customer</b>	Wun of Many Property Pty Ltd
<b>Invoice Number</b>	INV-53594
<b>Amount Due</b>	120.00
<b>Due Date</b>	22 Jun 2022
<b>Amount Enclosed</b>	

Enter the amount you are paying above



PMTO: 15139 / QBCC 15018387 / ABN: 82964482265

ALL CORNERS FAMILY TRUST T/AS

**ALL CORNERS**

CARPET CLEANING / TERMITE MANAGEMENT  
PEST CONTROL SERVICES

MOBILE: 0439 722 914 / PO Box 54 NORTH LAKES  
ashley\_allcorners@hotmail.com / www.allcorners.com.au

---

## QUOTE

Date: 15<sup>th</sup> October, 2021

Proposal No: 102115

To: The Meadows

90 Learmonth St, Strathpine

### Job Description:

Carry out a full internal/external Pest Control of all units in the complex. This treatment covers cockroaches, silverfish, spiders and ants and will have a free service period of 12 months.

**Cost: \$60.50 incl. GST per unit if done in block time slots**

**\$132 incl. GST per unit if individual units are done at separate times**

### Terms:

The discounted price is for the units to be done in block time slots. Any unit who wants to be done on a separate day will be charged the higher amount. Access to units will need to be between 8am-5pm. Any specific problem areas or any concerns about the pesticides used should be raised in writing prior to the commencement of the work.

Regards,

Ashley Cushing

0439722914

[www.allcorners.com.au](http://www.allcorners.com.au)

*"We Understand Your Need For Quality"*

3-16

# General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008



## Part 1 Tenancy details

**Item 1** 1.1 Lessor

Name/trading name **Wun of Many Property Pty Ltd**

Address  
 1/33 Moriarty Place  
 Bald Hills

1.2 Phone \_\_\_\_\_ Mobile **+61411800193** Email **thewaraichgroup@outlook.com** QLD Postcode **4036**

**Item 2** 2.1 Tenant/s

Tenant 1 Full name/s **Malcolm Whitlock**  
 Phone **0459075731** Email **mwhit303@gmail.com**

Tenant 2 Full name/s **Mark Sampson**  
 Phone **0421468120** Email **markusambro@hotmail.com**

Tenant 3 Full name/s \_\_\_\_\_  
 Phone \_\_\_\_\_ Email \_\_\_\_\_

2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list

**Item 3** 3.1 Agent If applicable, see clause 43

Full name/trading name **The Waraich Group Pty Ltd**

Address  
 1/33 Moriarty Place  
 Bald Hills

3.2 Phone \_\_\_\_\_ Mobile **0411800193** Email **thewaraichgroup@outlook.com** QLD Postcode **4036**

**Item 4** Notices may be given to (Indicate if the email is different from item 1, 2 or 3 above)

4.1 Lessor  
 Email Yes  No  \_\_\_\_\_ Facsimile Yes  No  \_\_\_\_\_

4.2 Tenant/s  
 Email Yes  No  \_\_\_\_\_ Facsimile Yes  No  \_\_\_\_\_

4.3 Agent  
 Email Yes  No  \_\_\_\_\_ Facsimile Yes  No  \_\_\_\_\_

**Item 5** 5.1 Address of the rental premises

**Unit 9, The Meadows Residences 90 Learmonth ST**  
**Strathpine**

5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary

**AS DETAILED IN CONDITION REPORT**

QLD Postcode **4500**

**Item 6** 6.1 The term of the agreement is  fixed term agreement  periodic agreement

6.2 Starting on **4 / 11 / 2021** 6.3 Ending on **3 / 11 / 2022**

Fixed term agreements only.  
For continuation of tenancy agreement, see clause 6



General tenancy agreement (Form 18a)  
Residential Tenancies and Rooming Accommodation Act 2008

3-17



Item 7 Rent \$ 450.00 per  week  fortnight  month See clause 6(1)

Item 8 Rent must be paid on the Wednesday day of each WEEK  
Insert day, See clause 6(2) Insert week, fortnight or month

Item 9 Method of rent payment EFT, INTERNET BANKING, DIRECT BRANCH DEPOSIT  
Insert the way the rent must be paid, See clause 6(3)

Details for direct credit  
BSB no. 014275 Bank/building society/credit union ANZ  
Account no. 462705734 Account name THE WARAICH GROUP PTY LTD  
Payment reference UNIT NUMBER & SURNAME

Item 10 Place of rent payment ANZ BANK  
Insert where the rent must be paid, See clause 6(4) to 6(6)

Item 11 Rental bond amount \$ 1800.00 See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16  
Electricity  Yes  No Any other service that a tenant must pay  Yes  No  
Gas  Yes  No Type WATER USAGE & STATE BULK WATER See special terms (page 8)  
Phone  Yes  No

12.2 Is the tenant to pay for water supplied to the premises See clause 17  
 Yes  No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)

Electricity N/A Any other service stated in item 12.1 N/A  
Gas N/A See special terms (page 8)  
Phone N/A

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)  
Electricity TENANT TO PAY DIRECT TO SERVICE PROVIDER  
Gas TENANT TO PAY DIRECT TO SERVICE PROVIDER  
Phone TENANT TO PAY DIRECT TO SERVICE PROVIDER  
Any other service stated in item 12.1 WATER USAGE & STATE BULK WATER INVOICED & PAID INTO ANZ ACCOUNT  
See special terms (page 8)

Item 15 Number of persons allowed to reside at the premises 2 See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant?  Yes  No  
See clause 22  
16.2 Has the tenant been given a copy of the relevant by-laws See clause 22  
 Yes  No

Item 17 17.1 Pets approved  Yes  No See clause 24(1)  
17.2 The types and number of pets that may be kept See clause 24(2)  
Type \_\_\_\_\_ Number \_\_\_\_\_ Type \_\_\_\_\_ Number \_\_\_\_\_

Item 18 Nominated repairers Insert name and telephone number for each. See clause 31  
Electrical repairs CONTACT MANAGER Phone 0411 800 193  
Plumbing repairs CONTACT MANAGER Phone 0411 800 193  
Other CONTACT MANAGER Phone 0411 800 193



**Part 3 Special terms**

Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)  
Refer to attached special terms approved by the Real Estate Institute of Queensland.

1. SEE ANNEXURE 'A'
2. CARPETS THROUGHOUT THE PROPERTY ARE THE TENANT'S RESPONSIBILITY FOR MAINTENANCE, ALL STAINS & DAMAGE CAUSED WILL BE THE RESPONSIBILITY OF THE TENANT TO REPLACE ON VACATE.
3. TENANTS TO ADVISE MANAGEMENT OF METHOD OF CLEANING CARPETS AND BLINDS UPON VACATE.
4. NO BELONGINGS OR GARBAGE TO BE LEFT IN FRONT OF PROPERTY OR COMMON AREA
5. STRICTLY NO PINS, HOOKS OR TAPE TO GO ON WALLS ALL REPAIRS AT TENANT EXPENSE.
6. UPHOLD BY-LAWS AT ALL TIMES
7. ALL VEHICLES MUST BE PARKED IN GARAGE & LISTED ON VEHICLE REGISTRY AND NOT ON COMMON PROPERTY AS THIS IS A BREACH OF BY - LAWS., NOTICES ISSUED TO REPEATED OFFENDERS.
8. ALL MAINTENANCE REQUIRED TO BE DETAILED ON THE MAINTENANCE FORM SUPPLIED AND EMAILED IN A TIMELY MANNER.
9. TENANTS ACKNOWLEDGE THEY HAVE RECEIVED THEIR TENANCY FOLDER WHICH MUST BE RETURNED ON VACATE OR A COST OF \$25 WILL APPLY. ALL MANUALS SUPPLIED ARE THE PROPERTY OF MANAGEMENT TO BE RETURNED.
10. NO ARTICLES ARE TO BE PLACED ON FENCE LINES/GATE.
11. GARDEN & LAWN TO BE MAINTAINED BY TENANT.
12. IF APPLICABLE: ALL CONDITIONS OF THE PET AGREEMENT ARE TO BE UPHOLD AT ALL TIMES.

Names of Approved Occupants: Malcolm Whitlock, Mark Sampson

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. Do not send to the RTA - give this form to the tenant/s. keep a copy for your records.

**Signature of lessor/agent**

Name/trading name

THE WARAICH GROUP PTY LTD

Signature

Date 10/9/2021

**Signature of tenant 1**

Print name

Malcolm Whitlock

Signature

\*

Date 09/09/2021  
**SIGN HERE**

**Signature of tenant 2**

Print name

Mark Sampson

Signature

\*

Date 09/09/2021

**Signature of tenant 3**

Print name

Signature

Date / **SIGN HERE**



## Special Terms

These Special Terms have been adopted and approved by The Real Estate Institute of Queensland Ltd.

- 45 Occupation and use of premises**  
 The tenant must not permit persons other than the persons nominated in the special terms to reside at the premises without the written consent of the lessor. The lessor must act reasonably in exercising the lessor's discretion when determining whether or not to consent to a request by the tenant for any change to the approved tenants or occupants.
- 46 Subletting via online home sharing platforms**  
 The use of online home sharing platforms, such as AirBnB, which grant exclusive possession of the property, or any part thereof, to guests, shall be deemed to be subletting of the property and require compliance with clause 34.
- 47 Care of the premises by the tenant**
- (1) During the tenancy, the tenant must-
    - (a) not do anything that might block any plumbing or drains on the premises;
    - (b) keep all rubbish in the bin provided by the local authority in an area designated by the lessor or as the local authority may require;
    - (c) put the bin out for collection on the appropriate day for collection and return the bin to its designated place after the rubbish has been collected;
    - (d) maintain the lawns and gardens at the premises having regard to their condition at the commencement of the tenancy, including mowing the lawns, weeding the gardens and watering the lawns and gardens (subject to council water restrictions);
    - (e) keep the premises free from pests and vermin;
    - (f) keep the walls, floors, doors and ceilings of the premises free of nails, screws or adhesive substances, unless otherwise agreed to by the lessor in accordance with clause 27;
    - (g) not intentionally or negligently damage the premises and inclusions;
    - (h) only hang clothing and other articles outside the premises in areas designated by the lessor or the lessor's agent;
    - (i) keep the swimming pool, filter and spa equipment (if any) clean and at the correct chemical levels having regard to their condition at the start of the tenancy;
    - (j) not interfere with nor make non-operational any facility that may be provided with the premises (eg. smoke alarms, fire extinguishers, garden sprinkler systems, hoses etc).
    - (k) where the lessor has consented to animals being kept at the premises, the tenant must ensure all animals are kept in accordance with relevant local laws, state laws and federal laws including but not limited to, the *Animal Management (Cats & Dogs) Act 2008* and the *Animal Care and Protection Act 2001* where applicable.
  - (2) The obligations of the tenant at the end of the occupancy regarding the conditions of the premises include-
    - (a) if the carpets were cleaned to a certain standard at the start of the tenancy, the tenant must ensure the carpets are cleaned to the same standard, fair wear and tear excepted, at the end of the tenancy;
    - (b) if the property was free of pests at the start of the tenancy, the tenant must ensure the property meets the same standard at the end of the tenancy;
    - (c) repairing the tenant's intentional or negligent damage to the premises or inclusions;
    - (d) returning the swimming pool, filter and spa equipment (if any) to a clean condition with correct chemical levels having regard to their condition at the start of the tenancy;
    - (e) removing rubbish;
    - (f) replacing inclusions damaged during the tenancy having regard to their condition at the start of the tenancy, fair wear and tear excepted;
    - (g) mowing lawns, weeding gardens having regard to their condition at the start of the tenancy;
    - (h) remove all property other than that belonging to the lessor or on the premises at the start of the tenancy.
  - (3) If the tenant does not meet the tenant's obligations at the end of the tenancy the lessor or the lessor's agent may pay for this to be done and claim the cost of doing so from the rental bond.
- 48 Photographs of the property during an inspection**
- (1) The tenant consents to photographs being taken of the property during an inspection arranged by the lessor or the lessor's agent in accordance with section 192(1)(a), for the purposes of documenting the condition of the property at the time of the inspection.
  - (2) For the sake of clarity, if any photographs taken during an inspection of the property show something belonging to the tenant, the lessor or lessor's agent must obtain the tenant's written consent in order to use the photographs in an advertisement for the property in accordance with section 203.
- 49 Locks and keys and remote controls**
- (1) The lessor may claim from the tenant costs incurred by the lessor as a result of the tenant losing any key, access keycard or remote control relating to the premises which has been provided to the tenant (by the lessor, a body corporate or other person), including costs in connection with:
    - (a) replacing the key, access keycard or remote control; and
    - (b) gaining access to the premises.
  - (2) The tenant acknowledges that the lessor's agent may retain a duplicate set of keys.
  - (3) The tenant must return all keys, access keycards and/or any remote controls to the lessor or the lessor's agent at the end of the tenancy.
- 50 Early termination by tenant**  
 If the tenancy is breached before the end of the tenancy specified in item 6 despite other provisions of this agreement the lessor may claim from the tenant-
  - (a) the rent and service charges until the lessor re-lets the premises or the end of the tenancy as specified in item 6 whichever is the earlier; and

INITIALS (Note: initials not required if signed with Electronic Signature)

EF014 05/20



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## Special Terms continued...

These Special Terms have been adopted and approved by The Real Estate Institute of Queensland Ltd.

- (b) the reasonable costs (including advertising costs) of re-letting and attempting to re-let the premises. (Sections 173(2) and 420).

### 51 Liability excluded

The tenant shall be liable for and shall indemnify and defend the lessor or the lessor's agent, its directors, officers, employees, and agents, from, and against, any and all losses, claims, demands, actions, suits (including costs and legal fees on an indemnity basis), and damages, including, but not limited to:

- injury, bodily or otherwise, or death of any person, including the tenant or an approved occupant; or
- loss, damage to, or destruction of, property whether real or personal, belonging to any person, including the tenant or an approved occupant;

as a direct or indirect result of the tenant's negligent acts or omissions or breach of this agreement or obligations under the Act.

### 52 Lessor's insurance

(1) If the lessor does have insurance cover the tenant must not do, or allow anything to be done, that would invalidate the lessor's insurance policy for the premises or increase the lessor's premium in relation to that policy.

- any increase in the premium of the lessor's insurance; and
- any excess on claim by the lessor on the lessor's insurance; and
- any other cost and expenses incurred by the lessor;

as a direct or indirect result of the tenant's negligent acts or omissions or breach of this agreement or obligations under the Act.

### 53 Tenant's insurance

It is the tenant's and approved occupant's responsibility to adequately insure their own property and possessions.

### 54 Smoke alarm obligations

The tenant must-

- Test each smoke alarm in the premises-
  - at least once every 12 months; or
  - if a fixed term tenancy is of less than 12 months duration, but is held over under a periodic tenancy of 12 months or more, at least once in the 12 month period;
    - For an alarm that can be tested by pressing a button or other device to indicate whether the alarm is capable of detecting smoke - by pressing the button or other device;
    - Otherwise, by testing the alarm in the way stated in the Information Statement (RTA Form 17a) provided to the tenant/s at the commencement of the tenancy.

Replace each battery that is spent, or that the tenant/s is aware of is almost spent, in accordance with the Information Statement provided to the tenant/s at the commencement of the tenancy;

- Advise the lessor as soon as practicable if the tenant/s become/s aware that a smoke alarm in the premises has failed or is about to fail (other than because the battery is spent or almost spent); and

Note: In interpreting the word "spent" when referring to a battery, the term is used to include reference to a battery which is flat, non-functioning or lacking in charge that it does not properly operate the smoke alarm.

- Clean each smoke alarm in the premises in the way stated in the Information Statement provided to the tenant/s at the commencement of the tenancy;
  - at least once every 12 months; or
  - if a fixed term tenancy is of less than 12 months duration, but is held over under a periodic tenancy of 12 months or more, at least once in the 12 month period;

In the event that the tenant/s engages a contractor/tradesperson (as listed in Item 18) to meet the tenant/s obligations listed under this clause, such engagement shall be at the tenant/s' own cost and expense.

- Not tamper with or otherwise render a smoke alarm inoperative. Such an act will constitute malicious damage in accordance with section 188 of the Act.

### 55 Portable pool obligations

The tenant must-

- Obtain the lessor's consent for a portable pool at the premises of a depth of 300mm or greater;
  - Where consent is to be provided by the lessor to the tenant for the use of a portable pool at the premises of a depth of 300mm or greater, provide the lessor and/or the agent with details of the type and description of the proposed portable pool.
- Where consent is provided by the lessor to the tenant for the use of a portable pool at the premises of a depth of 300mm or greater, the tenant agrees to:
    - Maintain and repair the portable pool at the tenant's own expense;
    - In accordance with the *Building Act 1975* obtain, maintain and renew a Pool Safety Certificate for a regulated pool, which includes a requirement for a compliant pool fence and, provide a copy of the Pool Safety Certificate to the lessor and/or agent;
    - Where a compliant pool fence is required for a regulated pool, obtain the lessor's consent regarding a proposed fence in accordance with clause 27 of the standard terms;
    - In circumstances where consent is provided to the tenant by the lessor in accordance with clause 27 of the standard terms, construct and maintain the fence as required by the *Building Act 1975*, at the tenant's own expense.
  - In accordance with clause 55(1) and 55(2), where consent is provided by the lessor to the tenant for a portable pool of a depth of 300mm or greater and/or as prescribed by the *Building Act 1975*, the tenant hereby agrees to indemnify and hold harmless the lessor and agent for any loss, claim, suit or demand, brought, caused or contributed to, directly or indirectly, by the portable pool.

INITIALS (Note: initials not required if signed with Electronic Signature)



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3-21



## Special Terms continued...

*These Special Terms have been adopted and approved by The Real Estate Institute of Queensland Ltd.*

### 56 Electronic Signing

- (1) Electronic Signature means an electronic method of signing that identifies the person and indicates their intention to sign this agreement;
- (2) If this agreement is signed by any party or the lessor's agent using an Electronic Signature, the tenant and the lessor:
  - (a) agree to enter into this agreement in electronic form; and
  - (b) consent to either, or both parties, or the lessor's agent signing this agreement using an Electronic Signature.

**INITIALS** *(Note: initials not required if signed with Electronic Signature)*

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EF014 05/20

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Page 3 of 3

4-1

# Wun of Many SMSF General Ledger



As at 30 June 2022

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Accountancy Fees (30100)</b>					
<u>Accountancy Fees (30100)</u>					
13/08/2021	TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON TD		220.00	4-2	220.00 DR
16/05/2022	TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON TD		220.00	4-3	440.00 DR
21/06/2022	TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON TD		4,180.00	4-5	4,620.00 DR
			<b>4,620.00</b>		<b>4,620.00 DR</b>

**Total Debits: 4,620.00**

**Total Credits: 0.00**



1-2

Sani & Jess Ng Wun  
Wun Of Many Property Pty Ltd  
2 Salvado Drive  
PACIFIC PINES QLD 4211

**Tax Invoice**  
**027691**  
  
Ref: WUNNSC2  
29 July, 2021

Description	Amount
<p>Fee for Professional Service rendered in relation to the following:</p> <ul style="list-style-type: none"> <li>Wun of Many Property Pty Ltd</li> </ul> <p>The following gives details of the work undertaken:</p> <p><b><u>Wun of Many Property Pty Ltd</u></b></p> <p>Attending to secretarial matters of the company on your behalf throughout the year including acting as your registered office checking and updating your company details as required with the Australian Securities &amp; Investments Commission (ASIC) checking and forwarding of your annual Company Statement preparation of required ASIC advices preparation of director's meeting minutes to meet solvency requirements of the ASIC and maintenance of your electronic company register and documentation contained therein.</p>	200.00
200.00	
<p><b>Please note that this invoice is now due.</b> <span style="float: right;"><b>GST: \$ 20.00</b></span></p> <p><b>*Credit card payments attract a surcharge</b> <span style="float: right;"><b>Amount Due: \$ 220.00</b></span></p>	

*The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.*

<input type="checkbox"/> <b>(EFT) - Transfer to our account</b> Account Name Simmons Livingstone & Associates BSB: 064 445 Account: 1052 7520		Ref: WUNNSC2 Invoice: 027691 29 July, 2021 <b>Amount Due: \$ 220.00</b>
<input type="checkbox"/> <b>Credit Card</b> (Please indicate type) <input type="checkbox"/> Mastercard <input type="checkbox"/> Visa		Card CCV
Card Number: <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/>		
Cardholder ..... Signature .....		Expiry ...../.....
<small>Note that credit card payments attract a surcharge. Liability limited by a scheme approved under Professional Standards Legislation</small>		



4-3

Sani Ng Wun  
Wun Of Many SMSF Pty Ltd  
2 Salvado Drive  
PACIFIC PINES QLD 4211

**Tax Invoice**  
**031164**  
  
Ref: WUNNSC1  
10 March, 2022

Description	Amount
<p>Fee for Professional Service rendered in relation to the following:</p> <ul style="list-style-type: none"> <li>Wun of Many SMSF Pty Ltd</li> </ul> <p>The following gives details of the work undertaken:</p> <p><b><u>Wun of Many SMSF Pty Ltd</u></b></p> <p>Attending to secretarial matters of the company on your behalf throughout the year including acting as your registered office checking and updating your company details as required with the Australian Securities &amp; Investments Commission (ASIC) checking and forwarding of your annual Company Statement preparation of required ASIC advices preparation of director's meeting minutes to meet solvency requirements of the ASIC and maintenance of your electronic company register and documentation contained therein.</p>	200.00
<p><b>Please note that this invoice is now due.</b></p> <p><b>*Credit card payments attract a surcharge</b></p>	<p>200.00</p> <p><b>GST: \$ 20.00</b></p> <p><b>Amount Due: \$ 220.00</b></p>

*The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.*

<input type="checkbox"/> <b>(EFT) - Transfer to our account</b> Account Name Simmons Livingstone & Associates BSB: 064 445 Account: 1052 7520		Ref: WUNNSC1 Invoice: 031164 10 March, 2022 <b>Amount Due: \$ 220.00</b>
<input type="checkbox"/> <b>Credit Card</b> (Please indicate type) <input type="checkbox"/> Mastercard <input type="checkbox"/> Visa		Card CCV
Card Number: <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/>		<input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/>
Cardholder ..... Signature .....		Expiry ...../.....
<small>Note that credit card payments attract a surcharge. Liability limited by a scheme approved under Professional Standards Legislation</small>		



The Trustees  
Wun Of Many SMSF  
2 Salvado Drive  
PACIFIC PINES QLD 4211

**Tax Invoice**  
**032057**  
Ref: WUNNSS1  
16 May, 2022

Description	Amount
Preparation of Financial Statements for the fund for the year ended 30th June 2021 including the following:-  - Operating Statement, Statement of Financial Position & Notes to the Financial Statements  - Trustee's declaration  - Preparation and lodgement of income tax and regulatory return  - Calculation of tax estimate  - Memorandum of Resolutions  - Calculations in relation to changes in market value of investments  - Calculations of capital gains/losses in relation to disposal of investments  - Processing rental property transactions  - Preparation of Member's Statements  - Preparation of records in accordance with the auditor's requirements including payment of disbursement to Super Audits.	
Our fee as per Statement of Advice	\$2750
<u>Additional work</u>	
- Registration for PAYG withholding with the ATO - Calculation of tax for PAYG withholding and provision of instructions and payment slip - Preparation of 2022 PAYG Summary & Statement and lodgement with the ATO for early release of super for Jess	\$350
- Processing transactions for Property purchase including settlement adjustments and depreciation per Quantity Surveyor Report	\$500

Description	Amount
<p>- Processing transactions for Crypto currency purchases and sales including Capital Gains Tax</p> <p style="text-align: right;">\$500</p>	<p style="text-align: right;">4,100.00</p>

Acc 4180  
 Avail 330  
 -----  
 4510

**Please note that this invoice is now due.**

**GST: \$ 410.00**  
**Amount Due: \$ 4,510.00**

*The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.*

**(EFT) - Transfer to our account**  
 Account Name Simmons Livingstone & Associates  
 BSB: 064 445 Account: 1052 7520

Ref: WUNNSS1  
 Invoice: 032057  
 16 May, 2022  
**Amount Due: \$ 4,510.00**

**Credit Card** (Please indicate type)     Mastercard     Visa    Card CCV

Card Number:   

Cardholder .....    Signature .....    Expiry ...../.....

Liability limited by a scheme approved under Professional Standards Legislation



5.1

Wun of Many SMSF

Formation Costs

SLA Invoice 19765 09/03/2020

\$2,000.00 establishment costs

Year

2000	400.00	1,600.00
2021	400.00	1,200.00
2022	400.00	800.00
2023	400.00	400.00
2024	400.00	0.00

POSTED

**TAX INVOICE**

**Supplier:** Super Audits

**Auditor:** A.W. Boys  
SMSF Auditor Number (SAN) 100014140  
Registered Company Auditor (67793)

**Address:** Box 3376  
Rundle Mall 5000

**ABN:** 20 461 503 652

**Services:** Auditing

**Date:** 12 May 2022

**Recipient:** Wun of Many Super Fund

**Address:** C/- PO Box 806 OXENFORD QLD 4210

**Description of Services**

Statutory audit of the Wun of Many Super Fund for the financial year ending 30 June 2021.

**Fee:** \$300.00

**GST:** \$30.00

**Total:** \$330.00

Payment can be made with a cheque payable to Super Audits postal address being Box 3376 Rundle Mall 5000 or alternatively an EFT can be made BSB 015-056 Account No. 387392386.



7-1

# Wun of Many SMSF General Ledger



As at 30 June 2022

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>ASIC Fees (30800)</b>					
<b>ASIC Fees (30800)</b>					
08/11/2021	BPAY TO AUSTRALIAN SECURITIES & INV BP		276.00	7-3	276.00 DR
16/05/2022	BPAY TO ASIC BP		56.00	7-4	332.00 DR
			<b>332.00</b>		<b>332.00 DR</b>

**Total Debits: 332.00**

**Total Credits: 0.00**

7-2



**ASIC**  
Australian Securities & Investments Commission

ABN 86 768 265 615

**Inquiries**  
www.asic.gov.au/invoices  
1300 300 630

WUN OF MANY PROPERTY PTY LTD  
SIMMONS LIVINGSTONE AND ASSOCIATES PTY L  
PO BOX 806 OXENFORD QLD 4210

INVOICE STATEMENT

Issue date 27 Oct 21

**WUN OF MANY PROPERTY PTY LTD**

ACN 642 921 033

Account No. 22 642921033

**Summary**

Opening Balance	\$359.00
New items	\$261.00
Payments & credits	\$0.00
<b>TOTAL DUE</b>	<b>\$620.00</b>

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

*Transaction details are listed on the back of this page*

**Please pay**

**Immediately \$620.00**

*If you have already paid please ignore this invoice statement.*

- Late fees will apply if you do NOT
  - tell us about a change during the period that the law allows
  - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
  - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



**ASIC**  
Australian Securities & Investments Commission

PAYMENT SLIP

**WUN OF MANY PROPERTY PTY LTD**

ACN 642 921 033

Account No: 22 642921033



22 642921033

**TOTAL DUE \$620.00**  
**Immediately \$620.00**

*Payment options are listed on the back of this payment slip*



**Bill Code: 17301**  
**Ref: 2296429210331**



\*814 129 0002296429210331 17

# Transaction details:

page 2 of 2

7-3

	Transactions for this period	ASIC reference	\$ Amount
2021-10-27	Late Payment Fee 2	3X7676224480B A	\$261.00
	<b>Outstanding transactions</b>		
2021-07-24	Annual Review - Pty Co	3X7676224480B A	\$276.00
2021-10-04	Late Payment Fee 1	3X7676224480B A	\$83.00
2021-10-27	Late Payment Fee 2	3X7676224480B A	\$261.00

} \$344

## PAYMENT OPTIONS



Billpay Code: 8929  
Ref: 2296 4292 1033 117

### Australia Post

Present this payment slip. Pay by cash, cheque or EFTPOS

### Phone


Call 13 18 16 to pay by Mastercard or Visa

### On-line

Go to [postbillpay.com.au](http://postbillpay.com.au) to pay by Mastercard or Visa

### Mail

Mail this payment slip and cheque (do not staple) to ASIC,  
Locked Bag 5000, Gippsland Mail Centre VIC 3841



**Bill Code: 17301**  
**Ref: 2296429210331**

**Telephone & Internet Banking – BPAY®**  
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: [www.bpay.com.au](http://www.bpay.com.au)



**ASIC**  
Australian Securities & Investments Commission

ABN 86 768 265 615

7-4

**Inquiries**  
www.asic.gov.au/invoices  
1300 300 630

WUN OF MANY SMSF PTY. LTD.  
SIMMONS LIVINGSTONE AND ASSOCIATES PTY L  
PO BOX 806 OXENFORD QLD 4210

**INVOICE STATEMENT**

Issue date 09 Mar 22

**WUN OF MANY SMSF PTY. LTD.**

ACN 639 619 962

Account No. 22 639619962

**Summary**

Opening Balance	\$0.00
New items	\$56.00
Payments & credits	\$0.00
<b>TOTAL DUE</b>	<b>\$56.00</b>

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

*Transaction details are listed on the back of this page*

**Please pay**

Immediately	<b>\$0.00</b>
By 09 May 22	<b>\$56.00</b>

*If you have already paid please ignore this invoice statement.*

- Late fees will apply if you do NOT
  - tell us about a change during the period that the law allows
  - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
  - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



**ASIC**  
Australian Securities & Investments Commission

**PAYMENT SLIP**

**WUN OF MANY SMSF PTY. LTD.**

ACN 639 619 962

Account No: 22 639619962



22 639619962

<b>TOTAL DUE</b>	<b>\$56.00</b>
<b>Immediately</b>	<b>\$0.00</b>
<b>By 09 May 22</b>	<b>\$56.00</b>

*Payment options are listed on the back of this payment slip*



**Biller Code:** 17301  
**Ref:** 2296396199624



\*814 129 0002296396199624 17

# Transaction details:

page 2 of 2

1-5

	<b>Transactions for this period</b>	<b>ASIC reference</b>	<b>\$ Amount</b>
2022-03-09	Annual Review - Special Purpose Pty Co	3X9367928480P A	\$56.00
	<b>Outstanding transactions</b>		
2022-03-09	Annual Review - Special Purpose Pty Co	3X9367928480P A	\$56.00

---

## PAYMENT OPTIONS



Billpay Code: 8929  
Ref: 2296 3961 9962 417

### Australia Post

Present this payment slip. Pay by cash, cheque or EFTPOS

### Phone

Call 13 18 16 to pay by Mastercard or Visa

### On-line

Go to [postbillpay.com.au](http://postbillpay.com.au) to pay by Mastercard or Visa

### Mail

Mail this payment slip and cheque (do not staple) to ASIC,  
Locked Bag 5000, Gippsland Mail Centre VIC 3841

**Bill Code:** 17301  
**Ref:** 2296396199624

**Telephone & Internet Banking – BPAY\***  
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: [www.bpay.com.au](http://www.bpay.com.au)



**ASIC**  
Australian Securities & Investments Commission

ABN 86 768 265 615

7-6

**Inquiries**  
www.asic.gov.au/invoices  
1300 300 630

WUN OF MANY SMSF PTY. LTD.  
SIMMONS LIVINGSTONE AND ASSOCIATES PTY L  
PO BOX 806 OXENFORD QLD 4210

**INVOICE STATEMENT**

Issue date 17 May 22

**WUN OF MANY SMSF PTY. LTD.**

ACN 639 619 962

Account No. 22 639619962

**Summary**

<b>Opening Balance</b>	\$139.00
<b>New items</b>	\$0.00
<b>Payments &amp; credits</b>	\$56.00 cr
<b>TOTAL DUE</b>	<b>\$83.00</b>

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

*Transaction details are listed on the back of this page*

**Please pay**

**Immediately \$83.00**

*If you have already paid please ignore this invoice statement.*

- Late fees will apply if you do NOT
  - tell us about a change during the period that the law allows
  - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
  - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



**ASIC**  
Australian Securities & Investments Commission

**PAYMENT SLIP**

**WUN OF MANY SMSF PTY. LTD.**

ACN 639 619 962

Account No: 22 639619962



22 639619962

**TOTAL DUE \$83.00**  
**Immediately \$83.00**

*Payment options are listed on the back of this payment slip*



**Bill Code: 17301**  
**Ref: 2296396199624**



\*814 129 0002296396199624 17



# Transaction details:

	Transactions for this period	ASIC reference	\$ Amount
2022-05-17	Payment Received, Thank You		\$56.00 cr
	<b>Outstanding transactions</b>		
2022-05-12	Late Payment Fee 1	3X9367928480P A	\$83.00

---

## PAYMENT OPTIONS



Billpay Code: 8929  
Ref: 2296 3961 9962 417

### Australia Post

Present this payment slip. Pay by cash, cheque or EFTPOS

### Phone

Call 13 18 16 to pay by Mastercard or Visa

### On-line

Go to [postbillpay.com.au](http://postbillpay.com.au) to pay by Mastercard or Visa

### Mail

Mail this payment slip and cheque (do not staple) to ASIC,  
Locked Bag 5000, Gippsland Mail Centre VIC 3841

**Bill Code:** 17301  
**Ref:** 2296396199624

**Telephone & Internet Banking – BPAY\***  
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: [www.bpay.com.au](http://www.bpay.com.au)

7-8

# Wun of Many SMSF General Ledger



As at 30 June 2022

Transaction Date	Description	Units	Debit	Credit	Balance \$
<b>Fines (38200)</b>					
<b>Fines (38200)</b>					
08/11/2021	BPAY TO AUSTRALIAN SECURITIES & INV BP		344.00	7-3	344.00 DR
23/05/2022	BPAY TO ASIC BP		83.00	7-6	427.00 DR
			<b>427.00</b>		<b>427.00 DR</b>

**Total Debits: 427.00**

**Total Credits: 0.00**

**ASIC**

Australian Securities &amp; Investments Commission

**Forms Manager**

Registered Agents

7-9

Company: WUN OF MANY SMSF PTY. LTD. ACN 639 619 962

**Company details**

Date company registered 09-03-2020  
 Company next review date 09-03-2024  
 Company type Australian Proprietary Company  
 Company status Registered  
 Home unit company No  
 Superannuation trustee company Yes  
 Non profit company No

**Registered office**

UNIT 30 , 340 HOPE ISLAND ROAD , HOPE ISLAND QLD 4212

**Principal place of business**

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

**Officeholders**

NG WUN, JESSICA FETALAI

Born 04-05-1985 at AUCKLAND NEW ZEALAND

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Office(s) held: Director, appointed 09-03-2020  
Secretary, appointed 09-03-2020

NG WUN, YUZUNG

Born 10-06-1984 at APIA SAMOA

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Office(s) held: Director, appointed 09-03-2020

**Company share structure**

Share class	Share description	Number issued	Total amount paid	Total amount unpaid
ORD	ORDINARY	2	2.00	0.00

**Members**

NG WUN , JESSICA FETALAI

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Share class	Total number held	Fully paid	Beneficially held
ORD	1	Yes	Yes

NG WUN , YUZUNG

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Share class	Total number held	Fully paid	Beneficially held
ORD	1	Yes	Yes

**Document history**

These are the documents most recently received by ASIC from this organisation.

Received	Number	Form Description	Status
09-03-2020	1EEM30270	201 APPLICATION FOR INCORPORATION (DIVN 1)	Processed and imaged

**ASIC**

Australian Securities &amp; Investments Commission

**Forms Manager**

Registered Agents

Company: WUN OF MANY PROPERTY PTY LTD ACN 642 921 033

7-10

**Company details**

Date company registered 24-07-2020  
 Company next review date 24-07-2023  
 Company type Australian Proprietary Company  
 Company status Registered  
 Home unit company No  
 Superannuation trustee company No  
 Non profit company No

**Registered office**

UNIT 30 , 340 HOPE ISLAND ROAD , HOPE ISLAND QLD 4212

**Principal place of business**

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

**Officeholders**

NG WUN, JESSICA FETALAI

Born 04-05-1985 at AUCKLAND NEW ZEALAND

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Office(s) held: Director, appointed 24-07-2020  
Secretary, appointed 24-07-2020

NG WUN, YUZUNG

Born 10-06-1984 at APIA SAMOA

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Office(s) held: Director, appointed 24-07-2020

**Company share structure**

Share class	Share description	Number issued	Total amount paid	Total amount unpaid
ORD	ORDINARY	2	2.00	0.00

**Members**

NG WUN , JESSICA FETALAI

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Share class	Total number held	Fully paid	Beneficially held
ORD	1	Yes	Yes

NG WUN , YUZUNG

2 SALVADO DRIVE , PACIFIC PINES QLD 4211

Share class	Total number held	Fully paid	Beneficially held
ORD	1	Yes	Yes

**Document history**

These are the documents most recently received by ASIC from this organisation.

Received	Number	Form Description	Status
24-07-2020	1ENW35274	201 APPLICATION FOR INCORPORATION (DIVN 1)	Processed and imaged

8-1



**Simmons  
Livingstone  
& Associates**

Wun of Many SMSF Pty Ltd ATF Wun of Many SMSF  
2 Salvado Drive  
PACIFIC PINES QLD 4211

**Simmons Livingstone & Associates**  
PO Box 806  
Oxenford QLD 4210  
Telephone: 07 5561 8800  
Facsimile: 07 5561 8700  
Email: admin@simmonslivingstone.com.au

# TAX INVOICE

Tax Invoice Number :	73458001106
Date:	31 March 2022

Description	Amount
<ul style="list-style-type: none"> <li>General financial advice and time spent throughout 2021-2022 financial year liaising with clients, SMSF Accountant and Lenders</li> </ul>	\$500.00
<ul style="list-style-type: none"> <li>GST</li> </ul>	\$50.00
<b>Total Amount Due: (includes GST)</b> Terms : 7 days	<b>\$550.00</b>

Please detach and return with your payment or Credit Card authority to :	<b>Infocus Securities Australia Pty Ltd</b> PO Box 806 Oxenford QLD 4210	Account: Wun of Many SMSF Pty Ltd ATF Wun of PE ID: Many SMSF Invoice: 650065 Due Date: 73458001106 Adviser: 07 April 2022 Amount Due: Samuel Young <b>\$550.00</b>
--	--	---

If paid by Credit Card, a 1.5% surcharge will apply and the invoice value will become \$558.25 (inc GST).  
 Charge \$558.25 to my  MasterCard  VISA

Card No :

Cardholder Name : \_\_\_\_\_

Expiry Date : \_\_\_\_/\_\_\_\_/\_\_\_\_ Signature of Cardholder : \_\_\_\_\_

**Other Payment Methods: Direct Credit:**  
**Account Name:** Infocus Securities Australia Pty Ltd  
**Westpac BSB:** 034-676  
**Account Number:** 279166  
**Reference:** Please include ID: 6500651106.  
 (Please email accounts@infocus.com.au on the day you send your payment via direct credit to enable Infocus to correctly receipt the payment).  
**Cheque:** Please make cheque payable to Infocus Securities Australia Pty Ltd

<b>Office Use Only</b> Authority Number: Date Received:	Infocus Securities Australia Pty Ltd ABN 47 097 797 049 AFSL and Australian Credit Licence No. 236523 trading as Infocus Wealth Management
---	--

9-1

Wun of Many SMSF  
Summary of Quantity Surveyor Report  
9/90 Learmonth Street, Strathpine

- Plant & Equipment  
New Build

Year	Claim	Closing WDV	Total Cost
		23080	
2021	4155	18925	
2022	5190	13735	
2023	3735	10000	
2024	2795	7205	
2025	2140	5065	
2026	1903	3162	
2027	1188	1974	
2028	741	1233	
2029	464	769	
2030	290	479	
2031	180	299	
2032	113	186	
2033	74	112	
2034	46	66	
2035	29	37	
2036	16	21	
2037	10	11	
2038	5	6	
2039	4	2	
2040	1	1	
2041	1	0	

POSTED

# BMT Capital Allowance and Tax Depreciation Schedule overview

The following is a summary of the information used by BMT Tax Depreciation when preparing this Capital Allowance and Tax Depreciation Schedule. The ownership details and structure play a significant part in the methodology that is used and subsequently changes the results of the schedule and the calculations used within it. Any changes to the ownership entity or structure may make this report inaccurate. To update your details please contact the expert team at BMT Tax Depreciation on 1300 728 726 or log in to MyBMT at [www.mybmt.bmtqs.com.au](http://www.mybmt.bmtqs.com.au).

**Schedule prepared for:** Wunofmany SMSF Pty Ltd ATF Wunofmany SMSF  
**Property address:** Unit 9/90 Learmonth Street, STRATHPINE QLD 4500  
**Ownership interest:** 100 per cent

Co-owners must divide the income and expenses for the rental property in line with their 'interest' in the property. The two co-owner structures are:

- Joint tenants - each holds an equal interest in the property, or
- Tenants in common - may hold unequal interests in the property, for example, one may hold a 20 per cent interest and the other an 80 per cent interest

Co-owned depreciating assets, as outlined in section 40-35 of the Income Tax Assessment Act 1997 (ITAA 1997), are able to be calculated and deducted based on each owner's interest in the asset, and not the whole asset. For example, joint tenants with an equal 50 per cent share can claim an immediate write-off for items costing \$600 or less as each co-owner's share is no more than \$300 each. When an owner's share of an asset is valued at less than \$1,000, it can be added to a low-value pool assuming there is no immediate write-off.

**Property type:** Residential  
**Unit entitlement:** 301:10000  
**Purchase price:** \$376,000  
**Settlement date:** 30 October 2020  
**Construction completion date:** 30 October 2020  
**Schedule start date:** 30 October 2020  
**Date available to provide income:** 30 October 2020

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7

**Diminishing value method summary**

Date	Division 40 plant	Division 40 pooled plant	Total division 40	Total division 43	Total
30-Oct-20 to 30-Jun-21	2,424	1,731	4,155	3,753	7,908
1-Jul-21 to 30-Jun-22	2,381	2,809	5,190	5,614	10,804
1-Jul-22 to 30-Jun-23	1,665	2,070	3,735	5,614	9,349
1-Jul-23 to 30-Jun-24	1,175	1,620	2,795	5,614	8,409
1-Jul-24 to 30-Jun-25	765	1,375	2,140	5,614	7,754
1-Jul-25 to 30-Jun-26	0	1,903	1,903	5,614	7,517
1-Jul-26 to 30-Jun-27	0	1,188	1,188	5,614	6,802
1-Jul-27 to 30-Jun-28	0	741	741	5,614	6,355
1-Jul-28 to 30-Jun-29	0	464	464	5,614	6,078
1-Jul-29 to 30-Jun-30	0	290	290	5,614	5,904
1-Jul-30 to 30-Jun-31	0	180	180	5,614	5,794
1-Jul-31 to 30-Jun-32	0	113	113	5,614	5,727
1-Jul-32 to 30-Jun-33	0	74	74	5,614	5,688
1-Jul-33 to 30-Jun-34	0	46	46	5,614	5,660
1-Jul-34 to 30-Jun-35	0	29	29	5,614	5,643
1-Jul-35 to 30-Jun-36	0	16	16	5,614	5,630
1-Jul-36 to 30-Jun-37	0	10	10	5,614	5,624
1-Jul-37 to 30-Jun-38	0	5	5	5,614	5,619
1-Jul-38 to 30-Jun-39	0	4	4	5,614	5,618
1-Jul-39 to 30-Jun-40	0	1	1	5,614	5,615
1-Jul-40 to 30-Jun-41	0	1	1	5,614	5,615
1-Jul-41 to 30-Jun-42	0	0	0	5,614	5,614
1-Jul-42 to 30-Jun-43	0	0	0	5,614	5,614
1-Jul-43 to 30-Jun-44	0	0	0	5,614	5,614
1-Jul-44 to 30-Jun-45	0	0	0	5,614	5,614
1-Jul-45 to 30-Jun-46	0	0	0	5,614	5,614
1-Jul-46 to 30-Jun-47	0	0	0	5,614	5,614
1-Jul-47 to 30-Jun-48	0	0	0	5,614	5,614
1-Jul-48 to 30-Jun-49	0	0	0	5,614	5,614
1-Jul-49 to 30-Jun-50	0	0	0	5,614	5,614
1-Jul-50 to 30-Jun-51	0	0	0	5,614	5,614
1-Jul-51 to 30-Jun-52	0	0	0	5,614	5,614
1-Jul-52 to 30-Jun-53	0	0	0	5,614	5,614
1-Jul-53 to 30-Jun-54	0	0	0	5,614	5,614
1-Jul-54 to 30-Jun-55	0	0	0	5,614	5,614
1-Jul-55 to 30-Jun-56	0	0	0	5,614	5,614
1-Jul-56 to 30-Jun-57	0	0	0	5,614	5,614
1-Jul-57 to 30-Jun-58	0	0	0	5,614	5,614
1-Jul-58 to 30-Jun-59	0	0	0	5,614	5,614
1-Jul-59 to 30-Jun-60	0	0	0	5,614	5,614
1-Jul-60 to 30-Jun-61	0	0	0	1,839	1,839
<b>Total</b>	<b>8,410</b>	<b>14,670</b>	<b>23,080</b>	<b>224,538</b>	<b>247,618</b>

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7

POSTED



10.1

Leeza Cox

---

**From:** Jessica Ng Wun <wunofmanytaxtime@gmail.com>  
**Sent:** Tuesday, 14 March 2023 12:39 PM  
**To:** Leeza Cox  
**Subject:** Fwd: Koinly Order #IN595C8BE0 \$49usd or \$67

Koinly Order #IN595C8BE0 \$49usd or \$67

----- Forwarded message -----

**From:** **sani ngwun** <sani.ngwun1@gmail.com>  
**Date:** Tue, Mar 14, 2023 at 12:20 PM  
**Subject:** Fwd: Koinly Order #IN595C8BE0 \$49usd or \$67  
**To:** <wunofmanytaxtime@gmail.com>

2022 tax time as per Leeza

----- Forwarded message -----

**From:** <hello@koinly.io>  
**Date:** Wed, 6 Apr 2022, 12:53 pm  
**Subject:** Koinly Order #IN595C8BE0  
**To:** <sani.ngwun1@gmail.com>

Hi Yuzung Ng Wun,

This is to confirm that payment for Order #IN595C8BE0 has been received.

Total paid: \$49.0

Note: Invoices can be downloaded from the Settings page on the website.

Thanks,  
The Koinly Team

# BMT Tax Depreciation

QUANTITY SURVEYORS

11-1  
Level 7, 320 Adelaide Street  
Brisbane QLD 4000  
GPO Box 3229  
Brisbane QLD 4001  
t 07 3513 7400 e info@bmtqs.com.au  
f 07 3221 9933 w www.bmtqs.com.au  
AUSTRALIA WIDE SERVICE ABN 44 115 282 392

## Tax Receipt

Job No: 786085

To: Wunofmany SMSF Pty Ltd ATF Wunofmany SMSF

Date	Description	Amount
13/04/2022	Capital Allowance & Tax Depreciation Report for Unit 9/90 Learmonth Street, STRATHPINE QLD 4500	\$600.00
	<b>Goods and Services Tax</b>	\$60.00
	<b>Amount Paid</b>	\$660.00

If you have additional investment properties that you would like a free opinion on, please contact us today.

## Invoice Paid in Full - Thank you.

Yours Sincerely,



BMT Tax Depreciation Pty Ltd  
Quantity Surveyors

---

Maximising Property Tax Depreciation Deductions

OneCare  
2021/2022 INSURANCE PREMIUM SUMMARY



12-1



041 000886-1592426-13  
Wun of Many Smsf  
C/- The Trustees  
2 Salvado Drive  
PACIFIC PINES QLD 4211

www.onepath.com.au  
Customer Care:133 667  
client.onepath@zurich.com.au  
Locked Bag 994  
North Sydney NSW 2059

Policy number  
**77578734**

14 September 2022

Dear Policy Owner,

**Important information for your 2021/2022 tax return**

To help you prepare your income tax return for the year ending 30 June 2022, the following table shows the premium paid on your policy throughout the financial year, and (if applicable) the portion of that premium considered to be for benefits that replace income.

Life Insured	Cover Type	Total Premium Paid	Portion of total premium paid for income benefit/s
Jessica Fetalai N Wun	Income Secure Basic	\$958.68	\$955.80
Jessica Fetalai N Wun	Life Cover	\$435.32	-
Jessica Fetalai N Wun	SuperLink SIS TPD	\$429.09	-

1823-09

The information contained in this letter does not constitute tax advice. We recommend you seek independent tax advice specific to your personal circumstances, from an accountant or registered tax agent.

**Any questions?**

If you have any questions or would like further information, please:

- go to [onepath.com.au/EOFYFAQ](http://onepath.com.au/EOFYFAQ)
- contact your financial adviser Samuel Young on 1800 680 486.
- call Customer Care on 133 667, weekdays 08:30am to 06:00pm (AEST)

Yours sincerely,

Brendan Norton  
Head of Customer & Adviser Experience  
Life & Investments

11-2



Wun of Many SMSF Pty Ltd  
ATF Wun of Many SMSF  
2 Salvado Drive  
PACIFIC PINES QLD 4211

# OnePath

28 June 2021

**POLICY OWNER(S)**

Wun of Many SMSF Pty Ltd

**POLICY NUMBER**

1007166745

**LINKED POLICY**

1007166721



## It's time to review your life insurance.

Thank you for continuing to trust us to protect what matters through your OneCare held through super policy.

As your life changes, so should your insurance. This Annual Review Pack includes important information about any changes to your policy, cover and premium, and what you can do to make sure it suits your needs best.

### WHAT'S CHANGED WITH YOUR PREMIUM

One or more of your covers has **indexation** applied to the amount you're insured for. This acts as 'inflation protection' for your cover (see page 4).

Your cover has a combination of **stepped and level premium**. Age increases apply to your stepped premium, and not to level, although your level premium may still have changed (see page 3).

You have a **Kickstart discount** applied to your policy, which is a discount that reduces each year. You'll notice your premium is higher this year as a result (see page 3).

### What's included in this Review Pack

- ✓ A quick summary of your cover
- ✓ A detailed overview of your cover in the Policy Schedule
- ✓ Information about your premium and any changes to your premium, policy or cover
- ✓ Things you need to know when reviewing your cover
- ✓ How to make a claim.

Your annual premium is  
**\$1,823.09**

This includes an annual  
reduction of  
**\$158.77**

Payment method  
Annual Direct Debit

We will automatically  
deduct **\$1,823.09** from your  
nominated account on **7  
August 2021**.

If you don't need to make  
changes, you don't need to do  
anything.  
Because you pay your premium  
annually, you are saving 6%  
compared with monthly  
payments.

### YOUR COVER SNAPSHOT

Here is a view of some of your cover. For a detailed look, please see the attached Policy Schedule.



**Jessica Fetalai Ng**  
you are now insured for

Life Cover	\$855,750
Total & Permanent Disability Cover	\$745,500
Income Protection	\$3,292 (per month)

**POSTED**

Call us: 133 667

Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)

Your Financial Adviser: Samuel John Young  
Phone: 0755618800

12-3

# What you need to do next



## You're in control of your insurance cover

Your OnePath Life policy is flexible, and you may wish to consider making changes to your policy to ensure it is right for you. You're in control and can make choices that affect your premium, such as:

- ✓ Changing your cover levels
- ✓ Linking multiple insurance policies with us
- ✓ Changing your premium payment frequency
- ✓ Changing your benefit period
- ✓ Changing your waiting period
- ✓ Adding or removing any extra cost options
- ✓ Turning indexation on or off

Head to our OnePath Clarity educational site to learn more

## Do you need to change your cover?

Read your Policy Schedule carefully and talk to your adviser so you can ensure your cover suits your circumstances. Here are **some** things that you might want to consider during your review:

- Have you expanded your family?
- Do you need to update your beneficiaries?
- Has your health improved – can you apply to review any loadings or medical exclusions?
- Have you increased or decreased your debts?
- Have key people left or joined the business?
- Have you entered into any new agreements with other owners or parties in your business?

# Your premiums

## How your premium is calculated

There are many factors that can affect how your premium is calculated. These can include (but are not limited to):

- ✓ The amount and type of cover
- ✓ Higher risk occupations or hobbies
- ✓ Your smoking status
- ✓ Your health
- ✓ Your age and gender
- ✓ Whether you've chosen to pay stepped or level premiums
- ✓ Whether you've selected indexation
- ✓ How many lives you cover in your policy
- ✓ How frequently you pay your premium
- ✓ Where you live

You can learn more about your premiums here

## Premium Reductions

Your premium amount includes reductions that we've applied to your policy. Reductions include things like **premium discounts**, as well as **certain factors** we use to calculate your premium. These factors reduce your overall premium because you have a lower insurance risk than someone whose circumstances are more risky.

Examples of discounts can include multiple cover and multiple life discounts, amongst others. Examples of factors that can reduce premiums can include large sums insured, smoker status and age factors, amongst others.

These discounts and factors generally operate in different ways:

- ✓ Some discounts stay in place for the life of the policy, unless you make a change that removes the reason for the discount
- ✓ Other discounts are for a limited time only, and automatically reduce every year until their time period ends
- ✓ Claims experience for a favourable risk factor can increase. This results in it no longer being favourable, which means we may need to change your premium. We can change how we rate risk factors by letting you know the effect of the change at least 30 days before it takes effect.

Please refer to your Policy contract, and the Product Disclosure Statement, for details of discounts and factors that can be applied to your policy including those that are guaranteed, and those that we can change.

## Stepped and level premiums

### Your cover is on a combination of stepped and level premiums

The difference between stepped and level premiums can be a major factor in how your premium is calculated.

**With stepped premiums**, the cost of your cover is recalculated each year based on your age at your policy anniversary. As you get older, your health and personal risks generally increase, as does the likelihood that you may claim. This generally means your premium will increase each year as you age.

**With level premiums**, the cost of your cover is based on your age when any cover started. Your premium is generally averaged out over a number of years, so you avoid increases in your premium due to age. Your cover is more expensive than stepped premiums at the start of your policy, but generally gets cheaper than stepped premiums through the life of your policy.

Please note that level premiums are not guaranteed, and life insurers have increased level premiums in the past (and may do so again in the future). It's important to remember that age is only one factor in calculating premiums. Others, such as claims trends and interest rates, can also have an impact.

You can also choose a combination of stepped and level premiums on the same policy.

Read here more about stepped and level premiums

If any of your circumstances regarding these factors changes, or if you have questions about any of them, please contact your financial adviser Samuel John Young on 0755618800 or call us at 133 667 for help.

12-5



# Your premiums

## Indexation

Indexation applies to one or more of your covers, which means your sum insured has been increased to keep up with the cost of living. As your sum insured increases, so does your premium.

Think of indexation as a kind of "inflation protection" that helps to maintain the value of your cover over time, as living costs increase.

This indexation rate is 5% for your lump sum cover and 0.9% for your non-lump sum cover.

**If you want to accept indexation on your cover, you don't need to do anything.**

**If you've changed your mind, you can decline to accept indexation on some or all of your covers (either for this year or permanently), and keep your amount insured at the same level, but it may not give you the same value in the future as it does today.**

Please speak to your financial adviser Samuel John Young on 0755618800, or call us on 133 667 to make any changes or ask any questions.

To learn what indexation might mean for you in the future, head to our guide on OnePath Clarity

Cover	With Indexation		Without Indexation	
	Amount Insured	Annual Premium	Amount Insured	Annual Premium
Jessica Fetalai Ng Wun				
Life Cover	\$483,000	\$313.81	\$460,000	\$298.67
SuperLink SIS TPD	\$483,000	\$352.08	\$460,000	\$334.41
Life Cover	\$372,750	\$121.50	\$355,000	\$115.87
SuperLink SIS TPD	\$262,500	\$77.02	\$250,000	\$73.45
Income Secure Basic	\$3,292	\$958.68	\$3,263	\$950.46

12-6

# Go further with OnePath Life



Being a OnePath Life customer means you get more than just the cover offered by your life insurance.



## Get the clarity you deserve

You deserve to know exactly how your insurance works. Head to OnePath Clarity to learn about types of cover, maximising the value of your cover, how your premium is calculated and how to make a claim.

Head to our OnePath Clarity educational site to learn more



## Earn Qantas Points on your premiums



\*You must be a Qantas Frequent Flyer member and correctly register your Qantas Frequent Flyer membership details with OnePath Life Limited (OnePath Life) to earn Qantas Points on eligible insurance policies. Eligible insurance policies are OneCare, OneCare Super, SmartCare and World of Protection. A joining fee usually applies. However, OnePath Life has arranged for this to be waived for new customers who join at [qantas.com/onepathjoin](https://qantas.com/onepathjoin). This complimentary join offer may be withdrawn at any time. Membership and points are subject to Qantas Frequent Flyer program terms and conditions available at [qantas.com/terms](https://qantas.com/terms). The maximum number of points you can earn on eligible policies is capped at 20,000 points per year, per policy. Qantas Points accrue in accordance with and subject to the 'OnePath and Qantas Frequent Flyer Rewards terms and conditions' available at [onepath.com.au/qff-terms-conditions](https://onepath.com.au/qff-terms-conditions). Qantas does not endorse, is not responsible for and does not provide any advice, opinion or recommendation about this product or the information provided by OnePath Life in this communication.



Call us: 133 667



Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)



Your Financial Adviser: Samuel John Young  
Phone: 0755618800



## Important things to remember

### Have you had any medical events, injuries or illness?

It can sometimes be easy to forget what you're covered for, and you may be able to claim against something that's happened to you since you took your policy out.

**Please consider if anything has happened to you, and call us at 1300 555 250** if you wish to make a claim. Our Life Insurance specialists will advise you on what's claimable on your policy, as well as guide you and make sure you're taken care of from the first step in the claims process to the last.

To learn more about the claims process and what it means for you and your beneficiaries, please visit our OnePath Clarity educational website for more information

**We're in the business of paying claims**

It's our job to be there for you when you need to make a claim, to provide you with complete support when it matters most.

**It's why we pay over 9 of every 10 claims<sup>1</sup> we get – because we're in the business of paying claims.**

Visit [onepathclarity.com.au](http://onepathclarity.com.au) to learn more about the claims process, read claims stories and see why some claims aren't paid.

### Have confidence in your cover

Your OneCare held through super is a Guaranteed Renewable policy. This means that as long as you keep paying your premiums, your coverage continues, and your policy terms and conditions **cannot** be reduced or cancelled – even if your health declines or your personal risks increase. For example, if you're diagnosed with diabetes or even choose to start base jumping two days after you take out your policy, you're guaranteed to have the same cover, for the same price. In fact, you don't even have to tell us about these changes.

Head to our OnePath Clarity site to learn more

### Check your income

Your Income Secure Basic cover has been issued on Indemnity basis, which means that should you claim, the amount you'll receive will be determined by your actual income in the two years before the claim. This means that if your income has reduced in that period, you could receive less than the amount insured.

You should check your level of cover against your income to make sure it suits your needs and, importantly, let us know of any changes in your income to make sure you're not paying more than you need to.

### Are you unemployed?

You may not be eligible to receive a benefit or your benefit may change, depending on the type of cover you hold, and how long you have been unemployed.

If you are unemployed, please speak to your financial adviser Samuel John Young on 0755618800, or call us on 133 667 regarding how this may affect your policy.

<sup>1</sup>2018 OnePath Claims, ASIC Claims Comparison 2019

12-8



## Are you in difficulty?

Life insurance is all about long-term certainty, but sometimes that certainty comes under immediate pressure.

As your life insurer, we take very seriously our responsibility to ensure you are supported if you are experiencing financial hardship.

Your product is flexible, and there are various ways that we can support you to make sure you can stay protected as you navigate through the difficulties you might be experiencing.

Click [here](#) to see some options you can consider to reduce the costs of your cover, and give you valuable breathing space.

To discuss lowering your premium, or for anything else to do with your cover, please speak to your financial adviser, Samuel John Young at 0755618800, or call us on 133 667. We're here to support you.

## Considering your need for cover at all?

If you are thinking about cancelling your cover, it's important to consider the risks to you and your beneficiaries if life takes an unexpected turn for the worse – specifically, that you'll have no cover in place should a claimable event occur.

Also, if you are considering replacing your cover with another policy with us or another insurer, you may not be able to get cover at all or have access to the same terms, or you may have to pay a higher premium if your health has changed. The same may apply if you cancel your cover and at a later time apply again for cover.

## We're here for you

If you have any questions about your cover or you wish to change something, please call your financial adviser, Samuel John Young on 0755618800, or call us at 133 667. Thank you for your trust – we're here to protect you.

Sincerely,  
Customer Service Team  
OnePath Life

### Important Information

OnePath Life Limited ABN 33 009 657 176, AFSL 238341 (OnePath Life) is the issuer of OneCare. This includes OneCare External Master Trust and OneCare SMSF. OnePath Custodians Pty Limited ABN 12 008 508 496, AFSL 238346 (OnePath Custodians) is the issuer of OneCare Super. OnePath Custodians is not a related body corporate of OnePath Life.

This information is of a general nature and does not take into account your personal needs and financial circumstances. You should consider the appropriateness of the information, having regard to your objectives, financial situation and needs.

You should read the OneCare Product Disclosure Statement and policy terms (PDS) available online at [onepath.com.au](http://onepath.com.au) or by calling 133 667 before deciding whether to acquire, or to continue to hold, this product.

MJAE-016220-2020



Call us: 133 667



Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)



Your Financial Adviser: Samuel John Young  
Phone: 0755618800

12-9

 Call us: 133 667

 Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)

 Your Financial Adviser: Samuel John Young  
Phone: 0755618800



OnePath Life Limited  
ABN 33 009 657 176 AFSL 238341  
onepath.com.au

## ONECARE POLICY SCHEDULE

DATE  
28 June 2021

12-10

### YOUR POLICY SUMMARY

Policy number: 1007166745  
Policy owner(s):  
Wun of Many SMSF Pty Ltd  
Fund name:  
Wun of Many SMSF  
Policy start date: 7 August 2020  
Policy anniversary date: 7 August  
Linked policy number: 1007166721

	First name	Surname	Date of birth	Gender
Life/lives insured:	Jessica Fetalai Ng	Wun	4 May 1985	Female
Annual premium*:				\$1,981.86
Reduction(s) - Multi Cover, Package and KickStart:				\$158.77
Annual premium after reduction(s)*:				\$1,823.09
Includes:				
Policy Fee(s)*:				\$48.82

\*Includes stamp duty if applicable.

# ONECARE POLICY SCHEDULE

DATE

28 June 2021

12.11

Policy Number

1007166745

Life Insured: Jessica Fetalai Ng Wun

## LIFE COVER WITH OPTIONAL TPD COVER

Cover type	Amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Life Cover	\$483,000	\$313.81	Yes	7 August 2020	6 August 2115
SuperLink SIS TPD	\$483,000	\$352.08	Yes	7 August 2020	6 August 2050

### Exclusions

Please note that the specific exclusions listed in the table below are in addition to any general exclusion that may apply to your Policy.

Cover type	Cover start date	Exclusions
SuperLink SIS TPD	7 August 2020	No claim shall be payable under this cover for total and permanent disability arising from or contributed to by stress (including post traumatic stress), fatigue, physical symptoms of a psychiatric illness or condition, anxiety, depression, psychoneurotic, psychotic, personality, emotional or behavioural disorders or disorders related to substance abuse or dependency (which includes alcohol, drug or chemical abuse or dependency)
SuperLink SIS TPD	7 August 2020	No claim shall be payable under this Total and Permanent Disablement cover where any claim arises in relation to malignant tumours of cervix whether "in situ" or otherwise, including metastases, treatment or related complications.

### Options

Benefit payment type: Lump sum  
Premium type: Level premium  
Occupation category†: I  
TPD definition: SuperLink SIS Any  
Smoker†: No

### Optional extras

Premium Waiver Disability Option: No  
Business Guarantee Option: No  
Double TPD Option: No

This Policy is linked to policy number 1007166721 under a Superlink arrangement. Therefore the sum insured in this policy will be reduced by the amount of benefits paid out under any linked policy. Please read your Policy Terms for full details of how Superlink arrangements operate.

## LIFE COVER WITH OPTIONAL TPD COVER

Cover type	Amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Life Cover	\$372,750	\$121.50	Yes	7 August 2020	6 August 2115
SuperLink SIS TPD	\$262,500	\$77.02	Yes	7 August 2020	6 August 2050

### Exclusions

Please note that the specific exclusions listed in the table below are in addition to any general exclusion that may apply to your Policy.

† Last recorded details. If any of this information has changed, you can let us know by contacting Customer Services on 133 667.

# ONECARE POLICY SCHEDULE

DATE

12.12

28 June 2021

Policy Number

Life Insured: Jessica Fetalai Ng Wun

1007166745

Cover type	Cover start date	Exclusions
SuperLink SIS TPD	7 August 2020	No claim shall be payable under this cover for total and permanent disability arising from or contributed to by stress (including post traumatic stress), fatigue, physical symptoms of a psychiatric illness or condition, anxiety, depression, psychoneurotic, psychotic, personality, emotional or behavioural disorders or disorders related to substance abuse or dependency (which includes alcohol, drug or chemical abuse or dependency)
SuperLink SIS TPD	7 August 2020	No claim shall be payable under this Total and Permanent Disablement cover where any claim arises in relation to malignant tumours of cervix whether "in situ" or otherwise, including metastases, treatment or related complications.

## Options

Benefit payment type: Lump sum  
Premium type: Stepped premium  
Occupation category†: I  
TPD definition: SuperLink SIS Any  
Smoker†: No

## Optional extras

Premium Waiver Disability Option: No  
Business Guarantee Option: No  
Double TPD Option: No

This Policy is linked to policy number 1007166721 under a Superlink arrangement. Therefore the sum insured in this policy will be reduced by the amount of benefits paid out under any linked policy. Please read your Policy Terms for full details of how Superlink arrangements operate.

## INCOME SECURE COVER

Cover type	Monthly amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Income Secure Basic	\$3,292	\$958.68	Yes	7 August 2020	6 August 2050

## Exclusions

Please note that the specific exclusions listed in the table below are in addition to any general exclusion that may apply to your Policy.

Cover type	Cover start date	Exclusions
Income Secure Basic	7 August 2020	No claim shall be payable under this Income Secure cover where any claim arises directly or indirectly in relation to malignant tumours of cervix whether "in situ" or otherwise, including metastases, treatment or related complications.
Income Secure Basic	7 August 2020	No claim shall be payable under this Income Secure Cover where any claim arises in relation to or is contributed to by stress (including post traumatic stress), fatigue, physical symptoms of a psychiatric illness or condition, anxiety, depression, psychoneurotic, psychotic, personality, emotional or behavioural disorders, or disorders related to substance abuse or dependency (which includes alcohol, drug, or chemical abuse or dependency).

† Last recorded details. If any of this information has changed, you can let us know by contacting Customer Services on 133 667.

# ONECARE POLICY SCHEDULE

DATE

28 June 2021

12-13

Policy Number

1007166745

Life Insured: Jessica Fetalai Ng Wun

## Options

Benefit payment type: Indemnity  
Premium type: Stepped premium  
Waiting period: 30 days  
Benefit period: To age 65  
Occupation category†: I  
Smoker†: No

## Optional extras

Accident Option: No  
Premier Accident Option: No  
Increasing Claim Option: Yes  
Priority Income Option:  
- Mortgage Maintenance: No (0.00%)

This Policy is linked to policy number 1007166721 under a Superlink arrangement. For more information about your SuperLink arrangement, including under which policy we assess your claim, please see your PDS and Policy Terms.

OneCare  
2021/2022 INSURANCE PREMIUM SUMMARY



13-1



041 002872-1592426-16  
ATF Wun of Many Smsf  
C/- The Trustees  
2 Salvado Drive  
PACIFIC PINES QLD 4211

www.onepath.com.au  
Customer Care:133 667  
client.onepath@zurich.com.au  
Locked Bag 994  
North Sydney NSW 2059

Policy number  
**77578733**

19 September 2022

Dear Trustees,

**Important information for your 2021/2022 tax return**

To help you prepare your income tax return for the year ending 30 June 2022, the following table shows the premium paid on your policy throughout the financial year, and (if applicable) the portion of that premium considered to be for benefits that replace income.

Life Insured	Cover Type	Total Premium Paid	Portion of total premium paid for income benefit/s
Yuzung Ng Wun	Income Secure Basic	\$1,512.48	\$1,507.94
Yuzung Ng Wun	Life Cover	\$602.06	-
Yuzung Ng Wun	SuperLink SIS TPD	\$592.68	-

\$ 2707.22

The information contained in this letter does not constitute tax advice. We recommend you seek independent tax advice specific to your personal circumstances, from an accountant or registered tax agent.

**Any questions?**

If you have any questions or would like further information, please:

- go to [onepath.com.au/EOFYFAQ](http://onepath.com.au/EOFYFAQ)
- contact your financial adviser Samuel Young on NULL.
- call Customer Care on 133 667, weekdays 08:30am to 06:00pm (AEST)

Yours sincerely,

Brendan Norton  
Head of Customer & Adviser Experience  
Life & Investments





Wun of Many SMSF Pty Ltd  
 ATF Wun of Many SMSF  
 2 Salvado Drive  
 PACIFIC PINES QLD 4211

B-2

**OnePath**

4 April 2022

**POLICY OWNER(S)**  
 Wun of Many SMSF Pty Ltd

**POLICY NUMBER**  
 1007166733

**LINKED POLICY**  
 1007166710



## It's time to review your life insurance.

Thank you for continuing to trust us to protect what matters through your OneCare held through super policy.

As your life changes, so should your insurance. This Annual Review Pack includes important information about any changes to your policy, cover and premium, and what you can do to make sure it suits your needs best.

### WHAT'S CHANGED WITH YOUR PREMIUM

One or more of your covers has **indexation** applied to the amount you're insured for. This acts as 'inflation protection' for your cover (see page 4).

Your cover has a **combination of stepped and level premium**. Age increases apply to your stepped premium, and not to level, although your level premium may still have changed (see page 3).

You have a **Kickstart discount applied to your policy**, which is a discount that reduces each year. You'll notice your premium is higher this year as a result (see page 3).

We have **increased the premium for your cover in addition to the usual annual changes** (such as age and indexation increases). This increase applies to all policies like yours, and is necessary due to a significant rise in claims, amongst other factors.

**Take a look at the information guide accompanying this letter for more details.**

### What's included in this Review Pack

- ✓ A quick summary of your cover
- ✓ A detailed overview of your cover in the Policy Schedule
- ✓ Information about your premium and any changes to your premium, policy or cover
- ✓ Things you need to know when reviewing your cover
- ✓ How to make a claim.

Your annual premium is  
**\$2,711.49**

This includes an annual  
**reduction of  
 \$226.69**

Payment method  
**Annual Direct Debit**

We will automatically  
**deduct \$2,711.49 from your  
 nominated account on 20 May  
 2022.**

If you don't need to make changes, you don't need to do anything. Because you pay your premium annually, you are saving 6% compared with monthly payments.

### YOUR COVER SNAPSHOT

Here is a view of some of your cover. For a detailed look, please see the attached Policy Schedule.

 <p><b>Yuzung        you are now insured for</b></p>	Life Cover	<b>\$898,537</b>
	Total & Permanent Disability Cover	<b>\$898,537</b>
	Income Protection	<b>\$5,755 (per month)</b>

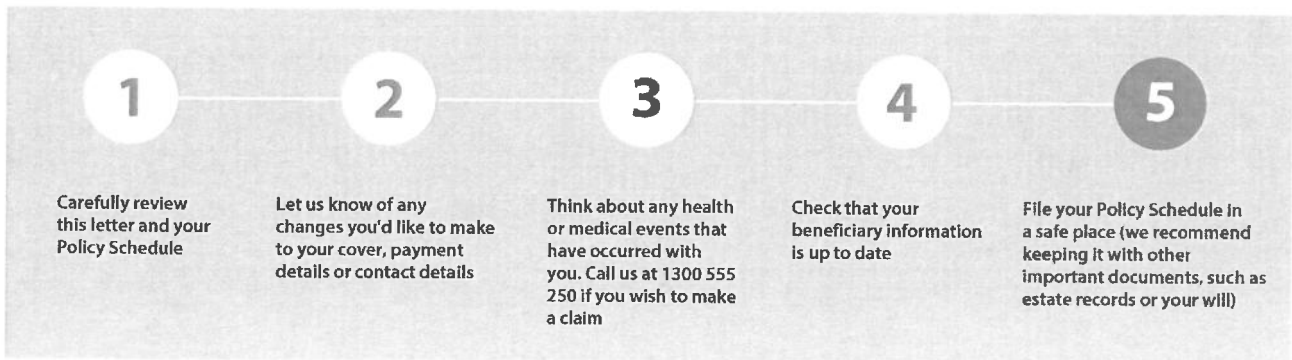
POSTED

Call us: 133 667

Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)

Your Financial Adviser: Samuel John Young  
 Phone: 0755618800

# What you need to do next



## You're in control of your insurance cover

Your OnePath Life policy is flexible, and you may wish to consider making changes to your policy to ensure it is right for you. You're in control and can make choices that affect your premium, such as:

- ✓ Changing your cover levels
- ✓ Linking multiple insurance policies with us
- ✓ Changing your premium payment frequency
- ✓ Changing your benefit period
- ✓ Changing your waiting period
- ✓ Adding or removing any extra cost options
- ✓ Turning indexation on or off

Head to our OnePath Clarity educational site to learn more

## Do you need to change your cover?

Read your Policy Schedule carefully and talk to your adviser so you can ensure your cover suits your circumstances. Here are **some** things that you might want to consider during your review:

- Have you expanded your family?
- Do you need to update your beneficiaries?
- Has your health improved – can you apply to review any loadings or medical exclusions?
- Have you increased or decreased your debts?
- Have key people left or joined the business?
- Have you entered into any new agreements with other owners or parties in your business?

# Your premiums

## How your premium is calculated

There are many factors that can affect how your premium is calculated. These can include (but are not limited to):

- ✓ The amount and type of cover
- ✓ Higher risk occupations or hobbies
- ✓ Your smoking status
- ✓ Your health
- ✓ Your age and gender
- ✓ Whether you've chosen to pay stepped or level premiums
- ✓ Whether you've selected indexation
- ✓ How many lives you cover in your policy
- ✓ How frequently you pay your premium
- ✓ Where you live

You can learn more about your premiums here [↗](#)

## Premium Reductions

Your premium amount includes reductions that we've applied to your policy. Reductions include things like **premium discounts**, as well as **certain factors** we use to calculate your premium. These factors reduce your overall premium because you have a lower insurance risk than someone whose circumstances are more risky.

Examples of discounts can include multiple cover and multiple life discounts, amongst others. Examples of factors that can reduce premiums can include large sums insured, smoker status and age factors, amongst others.

These discounts and factors generally operate in different ways:

- ✓ Some discounts stay in place for the life of the policy, unless you make a change that removes the reason for the discount
- ✓ Other discounts are for a limited time only, and automatically reduce every year until their time period ends
- ✓ Claims experience for a favourable risk factor can increase. This results in it no longer being favourable, which means we may need to change your premium. We can change how we rate risk factors by letting you know the effect of the change at least 30 days before it takes effect.

Please refer to your Policy contract, and the Product Disclosure Statement, for details of discounts and factors that can be applied to your policy including those that are guaranteed, and those that we can change.

## Stepped and level premiums

### Your cover is on a combination of stepped and level premiums

The difference between stepped and level premiums can be a major factor in how your premium is calculated.

**With stepped premiums**, the cost of your cover is recalculated each year based on your age at your policy anniversary. As you get older, your health and personal risks generally increase, as does the likelihood that you may claim. This generally means your premium will increase each year as you age.

**With level premiums**, the cost of your cover is based on your age when any cover started. Your premium is generally averaged out over a number of years, so you avoid increases in your premium due to age. Your cover is more expensive than stepped premiums at the start of your policy, but generally gets cheaper than stepped premiums through the life of your policy.

Please note that level premiums are not guaranteed, and life insurers have increased level premiums in the past (and may do so again in the future). It's important to remember that age is only one factor in calculating premiums. Others, such as claims trends and interest rates, can also have an impact.

You can also choose a combination of stepped and level premiums on the same policy.

Read here more about stepped and level premiums [↗](#)



If any of your circumstances regarding these factors changes, or if you have questions about any of them, please contact your financial adviser Samuel John Young on 0755618800 or call us at 133 667 for help.



Call us: 133 667



Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)



Your Financial Adviser: Samuel John Young  
Phone: 0755618800

13-5

# Your premiums

## Indexation

Indexation applies to one or more of your covers, which means your sum insured has been increased to keep up with the cost of living. As your sum insured increases, so does your premium.

Think of indexation as a kind of "inflation protection" that helps to maintain the value of your cover over time, as living costs increase.

This indexation rate is 5% for your lump sum cover and 3.5% for your non-lump sum cover.

**If you want to accept indexation on your cover, you don't need to do anything.**

**If you've changed your mind, you can decline to accept indexation on some or all of your covers (either for this year or permanently), and keep your amount insured at the same level, but it may not give you the same value in the future as it does today.**

Please speak to your financial adviser Samuel John Young on 0755618800, or call us on 133 667 to make any changes or ask any questions.

To learn what indexation might mean for you in the future, head to our guide on OnePath Clarity

Cover	With Indexation		Without Indexation	
	Amount Insured	Annual Premium	Amount Insured	Annual Premium
<b>Yuzung Ng Wun</b>				
Life Cover	\$507,150	\$429.60	\$483,000	\$405.91
SuperLink SIS TPD	\$507,150	\$450.80	\$483,000	\$425.79
Life Cover	\$391,387	\$173.42	\$372,750	\$165.16
SuperLink SIS TPD	\$391,387	\$142.82	\$372,750	\$136.02
Income Secure-Basic	\$5,755	\$1,514.85	\$5,561	\$1,463.79

Being a OnePath Life customer means you get more than just the cover offered by your life insurance.



## Get the clarity you deserve

You deserve to know exactly how your insurance works. Head to OnePath Clarity to learn about types of cover, maximising the value of your cover, how your premium is calculated and how to make a claim.

Head to our OnePath Clarity educational site to learn more



## Earn Qantas Points on your premiums



\*You must be a Qantas Frequent Flyer member and correctly register your Qantas Frequent Flyer membership details with OnePath Life Limited (OnePath Life) to earn Qantas Points on eligible insurance policies. Eligible insurance policies are OneCare, OneCare Super, SmartCare and World of Protection. A joining fee usually applies. However, OnePath Life has arranged for this to be waived for new customers who join at [qantas.com/onepathjoin](https://qantas.com/onepathjoin). This complimentary join offer may be withdrawn at any time. Membership and points are subject to Qantas Frequent Flyer program terms and conditions available at [qantas.com/terms](https://qantas.com/terms). The maximum number of points you can earn on eligible policies is capped at 20,000 points per year, per policy. Qantas Points accrue in accordance with and subject to the 'OnePath and Qantas Frequent Flyer Rewards terms and conditions' available at [onepath.com.au/qff-terms-conditions](https://onepath.com.au/qff-terms-conditions). Qantas does not endorse, is not responsible for and does not provide any advice, opinion or recommendation about this product or the information provided by OnePath Life in this communication.



Call us: 133 667



Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)



Your Financial Adviser: Samuel John Young  
Phone: 0755618800

## Important things to remember

### Have you had any medical events, injuries or illness?

It can sometimes be easy to forget what you're covered for, and you may be able to claim against something that's happened to you since you took your policy out.

**Please consider if anything has happened to you, and call us at 1300 555 250** if you wish to make a claim. Our Life Insurance specialists will advise you on what's claimable on your policy, as well as guide you and make sure you're taken care of from the first step in the claims process to the last.

To learn more about the claims process and what it means for you and your beneficiaries, please visit our OnePath Clarity educational website for more information<sup>1</sup>

### Have confidence in your cover

Your OneCare held through super is a Guaranteed Renewable policy. This means that as long as you keep paying your premiums, your coverage continues, and your policy terms and conditions cannot be reduced or cancelled – even if your health declines or your personal risks increase. For example, if you're diagnosed with diabetes or even choose to start base jumping two days after you take out your policy, you're guaranteed to have the same cover, for the same price. In fact, you don't even have to tell us about these changes.

Head to our OnePath Clarity site to learn more<sup>2</sup>

### Are you unemployed?

You may not be eligible to receive a benefit or your benefit may change, depending on the type of cover you hold, and how long you have been unemployed.

If you are unemployed, please speak to your financial adviser Samuel John Young on 0755618800, or call us on 133 667 regarding how this may affect your policy.



We're in the business of paying claims

It's our job to be there for you when you need to make a claim, to provide you with complete support when it matters most.

**It's why we pay over 9 of every 10 claims<sup>1</sup> we get – because we're in the business of paying claims.**

Visit [onepathclarity.com.au](http://onepathclarity.com.au) to learn more about the claims process, read claims stories and see why some claims aren't paid.

### Check your income

You have Income Secure Cover that has been issued on Indemnity basis, which means that should you claim, the amount you'll receive will be limited by your actual income in the year(s) before your claim (for some cover types it's one year, for others it's two). This means that if your income has reduced in that period, you could receive less than the amount insured.

You should check your level of cover against your income to make sure it suits your needs and, importantly, consider whether, for example, any changes in your income means that you should adjust the amount insured to make sure you're not insured for more than you could receive. If you are unsure, please call us or speak to your financial adviser.

**If you have Income Secure Protection Super, should you suffer an illness or injury whilst unemployed, your Cover includes Complimentary Income Secure Protection outside super. Please refer to the OneCare and OneCare Super PDS for more information.**

<sup>1</sup>2018 OnePath Claims, ASIC Claims Comparison 2019



## Are you in difficulty?

Life insurance is all about long-term certainty, but sometimes that certainty comes under immediate pressure.

As your life insurer, we take very seriously our responsibility to ensure you are supported if you are experiencing financial hardship.

Your product is flexible, and there are various ways that we can support you to make sure you can stay protected as you navigate through the difficulties you might be experiencing.

Click [here](#) to see some options you can consider to reduce the costs of your cover, and give you valuable breathing space.

To discuss lowering your premium, or for anything else to do with your cover, please speak to your financial adviser, Samuel John Young at 0755618800, or call us on 133 667. We're here to support you.

## Considering your need for cover at all?

If you are thinking about cancelling your cover, it's important to consider the risks to you and your beneficiaries if life takes an unexpected turn for the worse – specifically, that you'll have no cover in place should a claimable event occur.

Also, if you are considering replacing your cover with another policy with us or another insurer, you may not be able to get cover at all or have access to the same terms, or you may have to pay a higher premium if your health has changed. The same may apply if you cancel your cover and at a later time apply again for cover.

## We're here for you

If you have any questions about your cover or you wish to change something, please call your financial adviser, Samuel John Young on 0755618800, or call us at 133 667. Thank you for your trust – we're here to protect you.

Sincerely,  
Customer Service Team  
OnePath Life

### Important Information

OnePath Life Limited ABN 33 009 657 176, AFSL 238341 (OnePath Life) is the issuer of OneCare. This includes OneCare External Master Trust and OneCare SMSF. OnePath Custodians Pty Limited ABN 12 008 508 496, AFSL 238346 (OnePath Custodians) is the issuer of OneCare Super. OnePath Custodians is not a related body corporate of OnePath Life.

This information is of a general nature and does not take into account your personal needs and financial circumstances. You should consider the appropriateness of the information, having regard to your objectives, financial situation and needs.

You should read the OneCare Product Disclosure Statement and policy terms (PDS) available online at [onepath.com.au](http://onepath.com.au) or by calling 133 667 before deciding whether to acquire, or to continue to hold, this product.

MIAE 016220 2020



Call us: 133 667




Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)



Your Financial Adviser: Samuel John Young  
Phone: 0755618800

13-9

 Call us: 133 667  
Page 8

 Email us: [customer.risk@onepath.com.au](mailto:customer.risk@onepath.com.au)

 Your Financial Adviser: Samuel John Young  
Phone: 0755618800





OnePath Life Limited  
ABN 33 009 657 176 AFSL 238341  
onepath.com.au

## ONECARE POLICY SCHEDULE

DATE  
4 April 2022

13-10

### YOUR POLICY SUMMARY

Policy number: 1007166733  
Policy owner(s):  
Wun of Many SMSF Pty Ltd  
Fund name:  
ATF Wun of Many SMSF  
Policy start date: 20 May 2020  
Policy anniversary date: 20 May  
Linked policy number: 1007166710

	First name	Surname	Date of birth	Gender
Life/lives insured:	Yuzung	Ng Wun	10 June 1984	Male
Annual premium*:				\$2,938.18
Reduction(s) - Multi Cover, Package and KickStart:				\$226.69
Annual premium after reduction(s)*:				\$2,711.49

\*Includes stamp duty if applicable.

You should keep this Policy Schedule in a secure place, along with your other insurance policy documents, as they will be required when you make a claim. If you lose the Policy Schedule, Policy Terms or any of your other insurance documents you can contact us for a replacement copy. We may charge a fee to cover our costs in issuing a replacement. The amounts insured under this policy are subject to the Policy Schedule, Policy Terms and any other notice issued by us to you. OnePath Life Limited (ABN 33 009 657 176, AFSL 238341) ('OnePath Life') is the issuer of the product.

# ONECARE POLICY SCHEDULE

DATE

4 April 2022

13-11

Policy Number

1007166733

Life Insured: Yuzung Ng Wun

## LIFE COVER WITH OPTIONAL TPD COVER

Cover type	Amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Life Cover	\$507,150	\$429.60	Yes	20 May 2020	19 May 2115
SuperLink SIS TPD	\$507,150	\$450.80	Yes	20 May 2020	19 May 2050

### Options

Benefit payment type: Lump sum  
Premium type: Level premium  
Occupation category†: I  
TPD definition: SuperLink SIS Any  
Smoker†: No

### Optional extras

Premium Waiver Disability Option: No  
Business Guarantee Option: No  
Double TPD Option: No

This Policy is linked to policy number 1007166710 under a Superlink arrangement. Therefore the sum insured in this policy will be reduced by the amount of benefits paid out under any linked policy. Please read your Policy Terms for full details of how Superlink arrangements operate.

## LIFE COVER WITH OPTIONAL TPD COVER

Cover type	Amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Life Cover	\$391,387	\$173.42	Yes	20 May 2020	19 May 2115
SuperLink SIS TPD	\$391,387	\$142.82	Yes	20 May 2020	19 May 2050

### Options

Benefit payment type: Lump sum  
Premium type: Stepped premium  
Occupation category†: I  
TPD definition: SuperLink SIS Any  
Smoker†: No

### Optional extras

Premium Waiver Disability Option: No  
Business Guarantee Option: No  
Double TPD Option: No

This Policy is linked to policy number 1007166710 under a Superlink arrangement. Therefore the sum insured in this policy will be reduced by the amount of benefits paid out under any linked policy. Please read your Policy Terms for full details of how Superlink arrangements operate.

## INCOME SECURE COVER

Cover type	Monthly amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Income Secure Basic	\$5,755	\$1,514.85	Yes	20 May 2020	19 May 2050

### Options

Benefit payment type: Indemnity  
Premium type: Stepped premium  
Waiting period: 30 days  
Benefit period: To age 65  
Occupation category†: I  
Smoker†: No

### Optional extras

Accident Option: No  
Premier Accident Option: No  
Increasing Claim Option: Yes  
Priority Income Option:  
- Mortgage Maintenance: No (0.00%)

This Policy is linked to policy number 1007166710 under a Superlink arrangement. For more information about your SuperLink arrangement, including under which policy we assess your claim, please see your PDS and Policy Terms.

† Last recorded details. If any of this information has changed, you can let us know by contacting Customer Services on 133 667.

† Last recorded details. If any of this information has changed, you can let us know by contacting Customer Services on 133 667.

# ONECARE POLICY SCHEDULE

Life Insured: Yuzung Ng Wun

DATE

4 April 2022

Policy Number

1007166733

13-12