

ACCOUNT STATEMENT

Customer Enquiries 13 11 33



Anastasia James
8A Bennet Street
BASS HILL NSW 2197

Borrowers/Guarantors		Loan Account Number:	3172152
A & A James Super Fund			
Anastasia James			
Andrew Christopher James			
Start Date:	1 July 2020	End Date:	30 June 2021
Opening Rate:	5.35%	Closing Rate:	5.35%
Monthly Repayment:	\$1,270.02	Account Status:	Current
Default Rate (if applicable):	7.35%	Payment Frequency:	Monthly
BPAY Biller Code:	64956	BPAY CRN:	31721525

Account Summary as at 30 June 2021

Opening Balance	+	Interest Charged	+	Other Debits	-	Total Credits	=	Closing Balance
\$219,190.24		\$11,683.40		\$360.00		\$14,349.06		\$216,884.58

Get online today!

Access your statements online. Simply log on to Liberty Customer Online to view. You can also:

- Withdraw funds
- Pay bills
- Make BPAY payments

To setup an online account in minutes, please visit activate.liberty.com.au.

Building Insurance for your Property

Insurance helps you mitigate the risk of financial loss in events such as fire or storm. It is also a requirement of your loan contract that you have building insurance for your property. Please ensure a copy of your current certificate has been provided, noting Secure Funding Pty Ltd. Fees may apply if a current certificate is not on file. To update your account, send your certificate to service@liberty.com.au.

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Date	Transaction	Debit	Credit	Balance
06/06/21	Service Fee	\$30.00		\$216,884.58
06/06/21	Interest Charged	\$986.41		\$216,854.58
04/06/21	Direct Debit Repayment		-\$1,304.46	\$215,868.17
06/05/21	Direct Debit Repayment		-\$1,304.46	\$217,172.63
06/05/21	Service Fee	\$30.00		\$218,477.09
06/05/21	Interest Charged	\$956.36		\$218,447.09
06/04/21	Direct Debit Repayment		-\$1,304.46	\$217,490.73
06/04/21	Service Fee	\$30.00		\$218,795.19
06/04/21	Interest Charged	\$989.53		\$218,765.19
06/03/21	Service Fee	\$30.00		\$217,775.66
06/03/21	Interest Charged	\$895.14		\$217,745.66
05/03/21	Direct Debit Repayment		-\$1,304.46	\$216,850.52
06/02/21	Service Fee	\$30.00		\$218,154.98
06/02/21	Interest Charged	\$992.35		\$218,124.98
05/02/21	Direct Debit Repayment		-\$1,304.46	\$217,132.63
06/01/21	Direct Debit Repayment		-\$1,304.46	\$218,437.09
06/01/21	Service Fee	\$30.00		\$219,741.55
06/01/21	Interest Charged	\$991.55		\$219,711.55
06/12/20	Service Fee	\$30.00		\$218,720.00
06/12/20	Interest Charged	\$960.13		\$218,690.00
04/12/20	Direct Debit Repayment		-\$1,304.46	\$217,729.87
06/11/20	Direct Debit Repayment		-\$1,304.46	\$219,034.33
06/11/20	Service Fee	\$30.00		\$220,338.79
06/11/20	Interest Charged	\$993.80		\$220,308.79
06/10/20	Direct Debit Repayment		-\$1,304.46	\$219,314.99
06/10/20	Service Fee	\$30.00		\$220,619.45
06/10/20	Interest Charged	\$963.11		\$220,589.45
06/09/20	Service Fee	\$30.00		\$219,626.34
06/09/20	Interest Charged	\$996.09		\$219,596.34
04/09/20	Direct Debit Repayment		-\$1,304.46	\$218,600.25
06/08/20	Direct Debit Repayment		-\$1,304.46	\$219,904.71
06/08/20	Service Fee	\$30.00		\$221,209.17
06/08/20	Interest Charged	\$997.73		\$221,179.17
06/07/20	Service Fee	\$30.00		\$220,181.44
06/07/20	Interest Charged	\$961.20		\$220,151.44
01/07/20	Opening balance			\$219,190.24
	Totals	\$12,043.40	-\$14,349.06	



A & A JAMES SUPER FUND PTY LTD AS TRUSTEES
 FOR A & A JAMES SUPER FUND
 8A BENNETT ST
 BASS HILL NSW Australia 2197

16 July 2021

Dear A & A JAMES SUPER FUND PTY LTD AS TRUSTEES FOR A & A JAMES SUPER FUND,
 Here's your account information and a list of transactions from 01/07/20-01/07/21.

Account name A & A JAMES SUPER FUND PTY LTD AS TRUSTEES FOR A & A JAMES SUPER FUND
BSB 062334
Account number 11658752
Account type CDIA
Date opened 21/10/2019

Date	Transaction details	Amount	Balance
01 Jul 2020	Credit Interest	\$3.16	\$27,036.70
07 Jul 2020	Transfer to xx8753 CommBank app Covid release	-\$10,000.00	\$17,036.70
13 Jul 2020	SYDNEY WATER CommBank app BPAY 45435 38180160004 Water Bill Vic rd	-\$153.56	\$16,883.14
13 Jul 2020	Transfer to CBA A/c CommBank app 0026403	-\$753.24	\$16,129.90
16 Jul 2020	Transfer to xx8753 CommBank app Covid release	-\$7,500.00	\$8,629.90
22 Jul 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2739275354	\$219.46	\$8,849.36
29 Jul 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2744092087	\$1,114.43	\$9,963.79
29 Jul 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2744092089	\$1,318.02	\$11,281.81
29 Jul 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2744092088	\$1,027.79	\$12,309.60
31 Jul 2020	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,414.20	\$13,723.80
01 Aug 2020	Credit Interest	\$1.44	\$13,725.24
06 Aug 2020	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$12,420.78
21 Aug 2020	Transfer to other Bank CommBank app A and A JamesSuper	-\$1,430.00	\$10,990.78
21 Aug 2020	CBC CommBank app BPAY 34280 7397795 Victoria Rd	-\$314.40	\$10,676.38

Date	Transaction details	Amount	Balance
24 Aug 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2762317057	\$345.15	\$11,021.53
31 Aug 2020	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,348.12	\$12,369.65
01 Sep 2020	Credit Interest	\$1.55	\$12,371.20
04 Sep 2020	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$11,066.74
22 Sep 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2783086052	\$251.37	\$11,318.11
30 Sep 2020	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,366.95	\$12,685.06
01 Oct 2020	Credit Interest	\$1.40	\$12,686.46
06 Oct 2020	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$11,382.00
14 Oct 2020	TAX OFFICE PAYMENTS CommBank app BPAY 75556 002006436187326621 A and A James SF	-\$663.65	\$10,718.35
14 Oct 2020	Transfer to CBA A/c CommBank app Vic Rd Strata	-\$499.98	\$10,218.37
14 Oct 2020	SYDNEY WATER CommBank app BPAY 45435 38180160004 Vic rd Water	-\$153.56	\$10,064.81
22 Oct 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2804833114	\$207.48	\$10,272.29
27 Oct 2020	ASIC CommBank app BPAY 17301 2296368844678 A and A James Sup	-\$55.00	\$10,217.29
28 Oct 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2808939476	\$1,100.96	\$11,318.25
28 Oct 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2808939475	\$1,183.31	\$12,501.56
28 Oct 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2808939474	\$1,656.12	\$14,157.68
30 Oct 2020	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$2,066.25	\$16,223.93
01 Nov 2020	Credit Interest	\$1.47	\$16,225.40
06 Nov 2020	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$14,920.94
07 Nov 2020	CBC CommBank app BPAY 34280 7397795 Victoria Rd	-\$314.00	\$14,606.94
07 Nov 2020	ASIC CommBank app BPAY 17301 2296369979051 C and D prop	-\$273.00	\$14,333.94
24 Nov 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2829497433	\$197.51	\$14,531.45
30 Nov 2020	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,376.40	\$15,907.85
01 Dec 2020	Credit Interest	\$1.11	\$15,908.96

Date	Transaction details	Amount	Balance
04 Dec 2020	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$14,604.50
22 Dec 2020	Direct Credit 361578 QUICKSUPER QUICKSPR2851277282	\$161.60	\$14,766.10
22 Dec 2020	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$686.55	\$15,452.65
01 Jan 2021	Credit Interest	\$0.64	\$15,453.29
06 Jan 2021	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$14,148.83
11 Jan 2021	SYDNEY WATER CommBank app BPAY 45435 38180160004 vic rd water	-\$150.22	\$13,998.61
22 Jan 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2872757729	\$133.67	\$14,132.28
28 Jan 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2876524509	\$1,197.89	\$15,330.17
28 Jan 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2876524508	\$1,370.69	\$16,700.86
28 Jan 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2876524507	\$1,351.21	\$18,052.07
28 Jan 2021	VIRGIN MONEY CommBank app BPAY 49551 4724373502612185	-\$250.00	\$17,802.07
28 Jan 2021	Transfer from NetBank	\$250.00	\$18,052.07
29 Jan 2021	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$2,066.25	\$20,118.32
01 Feb 2021	Credit Interest	\$0.64	\$20,118.96
03 Feb 2021	COMMINSURE CommBank app BPAY 8599 91099794 Victoria Rd ins	-\$736.34	\$19,382.62
03 Feb 2021	CBC CommBank app BPAY 34280 7397795 vic rd council	-\$314.00	\$19,068.62
05 Feb 2021	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$17,764.16
17 Feb 2021	MACE TILES AND PAINTS CAMPSIE NSW AU	-\$491.00	\$17,273.16
23 Feb 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2896882067	\$127.68	\$17,400.84
26 Feb 2021	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,343.40	\$18,744.24
01 Mar 2021	Credit Interest	\$0.69	\$18,744.93
05 Mar 2021	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$17,440.47
23 Mar 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2919974170	\$127.68	\$17,568.15
31 Mar 2021	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,376.40	\$18,944.55

Date	Transaction details	Amount	Balance
01 Apr 2021	Credit Interest	\$0.75	\$18,945.30
02 Apr 2021	Transfer To IUM PL Trust Acct SP16403 CommBank App Victoria Rd Strata	-\$1,008.04	\$17,937.26
06 Apr 2021	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$16,632.80
20 Apr 2021	SYDNEY WATER CommBank app BPAY 45435 38180160004 Vic rd water	-\$151.89	\$16,480.91
22 Apr 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2943635587	\$79.80	\$16,560.71
28 Apr 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2948235060	\$2,121.46	\$18,682.17
28 Apr 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2948235062	\$1,308.68	\$19,990.85
28 Apr 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2948235061	\$1,374.07	\$21,364.92
29 Apr 2021	CBC CommBank app BPAY 34280 7397795 vic rd	-\$314.00	\$21,050.92
30 Apr 2021	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$2,066.25	\$23,117.17
01 May 2021	Credit Interest	\$0.71	\$23,117.88
06 May 2021	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$21,813.42
24 May 2021	Direct Credit 361578 QUICKSUPER QUICKSPR2969028830	\$79.80	\$21,893.22
31 May 2021	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,376.40	\$23,269.62
01 Jun 2021	Credit Interest	\$0.94	\$23,270.56
04 Jun 2021	Direct Debit 400984 SECURE FUNDING P 3172152	-\$1,304.46	\$21,966.10
29 Jun 2021	Transfer To IUM PL Trust Acct SP16403 CommBank App Victoria Rd	-\$496.28	\$21,469.82
30 Jun 2021	Direct Credit 301500 CHALLENGE PROPER TRANSFER 2192 Vict	\$1,376.40	\$22,846.22
01 Jul 2021	Credit Interest	\$0.91	\$22,847.13

Any pending transactions haven't been included in this list. Proceeds of cheques aren't available until cleared.

If you have questions or need more information, go to commbank.com.au/support.

Yours sincerely,



Brian Moseley
General Manager, Retail Customer Service



Statement
ABN: 79 144 785 697
Shop 16, 94 Beamish Street
Campsie, NSW, 2194

T: (02) 9787 1700
F: (02) 9787 1929
E: info@challengepropertygroup.com.au

Account name(s)

C & D Property Nominee Pty Ltd
8A Bennett Street
Bass Hill NSW 2197

Account C & D
Statement from 1 Jul 20
Statement to 30 Jun 21
Page number 1 of 1

Details	GST	Expenses	Income	Balance
<u>2/192 Victoria Road Punchbowl</u>				
Rent			\$19,015.00	\$19,015.00
Lease Preparation Fee	*	\$66.00		\$18,949.00
Management Fee	*	\$1,045.83		\$17,903.17
Sundry Fee	*	\$39.60		\$17,863.57
Total for property		<u>\$1,151.43</u>	<u>\$19,015.00</u>	<u>\$17,863.57</u>

Total expenses includes GST of \$104.68

* indicates taxable supply