



National Storage Holdings Limited (ACN 166 572 845)
National Storage Financial Services Limited (ACN 600 787 246 AFSL 475 228)
as responsible entity for
National Storage Property Trust (ARSN 101 227 712)

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C/- AUSTRALIAN EXEC TRUSTEES
GPO BOX 546
ADELAIDE SA 5001

Holder Number: HIN WITHHELD
Statement Date: 7 September 2020
TFN/ABN Status: TFN Quoted

2020 NSR AMIT Member Annual (AMMA) Statement Information for your 2020 Tax Return

2020 NSR AMMA Statement Guide can be downloaded at

www.nationalstorageinvest.com.au/reporting

This AMMA Statement relates to National Storage Property Trust for the period 1 July 2019 to 30 June 2020.

This statement has been prepared to assist with the completion of 2020 Australian individual income tax returns by persons who, for income tax purposes, were residents of Australia throughout the year ended 30 June 2020 and held their NSR investments on capital account.

This statement should be read together with the 2020 NSR AMMA Statement Guide. Should you have any questions relating to your personal tax position, it is recommended that you contact your accountant or taxation adviser.

NSR Distributions for the year ended 30 June 2020

Part A: Summary of 2020 tax return (supplementary section) items

| Tax return (supplementary section) | Tax return label | Tax attribution |
|------------------------------------|------------------|-----------------|
| Non-primary production income | 13U | \$165.82 |
| Credit for TFN amounts withheld | 13R | \$0.00 |
| Total current year capital gains | 18H | \$12.04 |
| Net capital gain | 18A | \$6.02 |
| Assessable foreign source income | 20E | \$11.34 |
| Foreign income tax offset | 20O | \$0.53 |

Part B: AMMA Components of an attribution

| | Cash distributions | Tax paid/offsets | Tax attribution |
|--|--------------------|------------------|-----------------|
| Australian income | | | |
| Interest income | \$1.17 | - | \$1.17 |
| Other income - rental | \$6.41 | - | \$6.41 |
| Non-concessional MIT Income (NCMI) | \$19.23 | | \$19.23 |
| Excluded from NCMI | \$139.01 | | \$139.01 |
| Total non-primary production income | \$165.82 | | \$165.82 |
| Capital gains | | | |
| Capital gains discount – TAP | \$6.02 | | \$6.02 |
| Capital gains discount – non-TAP | \$0.00 | | \$0.00 |
| Capital gains other – TAP | \$0.00 | | \$0.00 |
| Capital gains other – non-TAP | \$0.00 | | \$0.00 |
| Net capital gain | \$6.02 | | \$6.02 |
| AMIT CGT gross up amount | \$6.02 | | \$6.02 |
| Other capital gains distribution | \$0.00 | | \$0.00 |
| Total current year capital gains | \$12.04 | | \$12.04 |

| | Cash distributions | Tax paid/offsets | Tax attribution |
|--|--------------------|------------------|-----------------|
| Foreign income | | | |
| Assessable foreign source income | \$10.81 | \$0.53 | \$11.34 |
| | | | |
| Other non-assessable amounts | | | |
| Other non-attributable amounts | \$394.53 | | - |
| | | | |
| Gross cash distribution | \$583.20 | | |
| AMIT cost base net amount - excess (reduce cost base) | | | \$394.53 |
| AMIT cost base net amount - shortfall (increase cost base) | | | \$0.00 |
| | | | |
| Other amounts deducted from trust distributions | | | |
| Less: Credit for TFN amounts withheld | \$0.00 | | |
| Less: Non-resident tax withheld | \$0.00 | | |
| Net cash distribution | \$583.20 | | |

Notes

1. All income is reported in Australian dollars. Distributions include interim and final distributions, where you held your securities at the record date applicable to the interim and final distribution.
2. Australian resident investors had tax withheld from their NSR distributions at the highest marginal tax rate (including Medicare levy) where no tax file number (TFN) or Australian Business Number (ABN) (where relevant) or exemption was supplied.
3. The non-resident tax withheld amount reflects Australian income and Managed Investment Trust withholding taxes withheld from parts of the distributions paid by NSR.

2020 NSR AMMA Statement Guide References

The information given in this annual AMMA Statement and the explanatory notes is given in good faith from sources believed to be accurate at this date but no warranty of accuracy or reliability is given and no responsibility arising in any other way including by reason of negligence for errors or omissions herein is accepted by National Storage Holdings Limited or members of the National Storage group or their officers.

This annual AMMA Statement summary and the explanatory notes are not intended to be tax advice and investors should consult a professional tax adviser if necessary for tax advice required in connection with completion of tax returns.

Please retain this statement for your income tax purposes. We recommend you seek professional advice if you have questions about your personal tax position.