

Office Fund: \$1525.5
Property Trust:
\$1800.01
Diversified: \$138.92

Total: \$3464.43

All correspondence to:

BoardRoom
Smart Business Solutions

Boardroom Pty Limited
ABN 14 003 209 836

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Sydney NSW 2001

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www.boardroomlimited.com.au
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MRS VALERIE MAY MURPHY &
MS KAREN ANNE MURPHY
<MURPHY SUPER FUND A/C>
169 SEVENTEEN MILE ROCKS RD
OXLEY QLD 4075

Reference Number: S00100344891

TFN/ABN Status: Quoted

Record Date: 30/06/2023

Payment Date: 27/07/2023

Distribution Statement

Payment Description: Distribution for the Period Ended 30 June 2023

Security Class: Fully Paid Ordinary Units

ASX Code: AOF

Number of units held at Record Date	Distribution Rate per unit	Gross Distribution ¹	Withholding Tax ²	Net Distribution Credited
6,102	25 cents	\$1,525.50	Nil	\$1,525.50

1. All distributions are in Australian dollars.

2. Withholding tax is deducted if your TFN or ABN has not been recorded or if non-resident withholding tax applies.

Please contact Boardroom Pty Limited on 1300 737 760 or enquiries@boardroomlimited.com.au to update your details. Alternatively, you may log onto www.investorserve.com.au to submit your details.

Direct Credit Instruction

The total net payment has been paid in accordance with your instructions as shown below:

Commonwealth Bank of Australia

BSB 067-167

Account No *****369

Amount Deposited

\$1,525.50

Please check the above details are correct and the payment has been credited to your account.

Please retain this statement for taxation purposes

S1-039-3072

MURPHY SUPERANNUATION FUND
Canossa Village
2/11 Fort Rd
OXLEY QLD 4075

Enquiries: 1300 997 774
Mail: GPO Box 804
Melbourne VIC 3001
Web: australianunity.com.au
Email: australianunitywealth@unitregistry.com.au
Issued by: Australian Unity Funds Management
Limited
ABN 60 071 497 115
AFSL 234454

Date
18 July 2023

Account Name
VALERIE AND KAREN MURPHY ATF
MURPHY SUPERANNUATION FUND

Account Number
20238333

Account Holder Name **TFN/ABN**
MURPHY Supplied
SUPERANNUATION
FUND

Dealer Group
Australian Unity - Head Office

Financial Adviser
No Adviser

Distribution Statement

01 April 2023 to 30 June 2023

Australian Unity Healthcare Property Trust - Retail Units

Dear Investor(s)

Thank you for investing in the Australian Unity Healthcare Property Trust - Retail Units. Set out below are the details of your distribution. Please keep this statement for future reference.

Holding Summary as at Period End Date

Date	Units Held	Unit Price	Market Value (AUD)
30/06/2023	69,498.2689	2.8098	\$195,276.24

Distribution Details

Date Paid	Dollars Per Unit	Gross Amount	TFN Withholding Tax	Non-Resident Withholding Tax	Net Amount
18/07/2023	\$0.025900	\$1,800.01	\$0.00	\$0.00	\$1,800.01

Distribution Payment: \$1,800.01

\$1,800.01 of your distribution paid via EFT to: **Bank:** CBA **BSB:** 067-167 **Account Number:** xxxx5369

If you have any questions or would like more information about your investment, contact your financial adviser or visit our Investor Portal, <https://australianunitywealth.unitregistry.com.au/funds/public/login/au/Investor>. Alternatively, you can call our Client Services team on 1300 997 774 or +61 3 9616 8687 from 8.30am to 5.30pm AEDT or email australianunitywealth@unitregistry.com.au

Your Wealth Team - Australian Unity

180
YEARS



Fund payment notice

24 July 2023

Australian Unity Diversified Property Fund - ARSN 106 724 038
Ordinary Units YOC0018AU

\$138.92

Australian Unity Property Limited as responsible entity of the Australian Unity Diversified Property Fund ('DPF') considers that DPF is a withholding managed investment trust ('withholding MIT') and an attribution managed investment trust ('AMIT') in relation to the income year ended 30 June 2023.

The following estimated components are provided solely for the purposes of determining withholding MIT non-resident withholding tax under Subdivisions 12A-B and 12-H of Schedule 1 to the Taxation Administration Act 1953 (Cth) ('the Act') (for fund payments) and Subdivisions 12A-A and 12-F of the Act (for dividend, interest and royalty payments) in respect of the period 01 June 2023 to 30 June 2023, and should not be used for any other purpose.

Component	Cents per unit
Other assessable Australian income	0.4200
Total Attribution Amount	0.4200

For the purposes of Subdivisions 12A-B and 12-H of the Act, this distribution includes a 'fund payment' amount of 0.4200 cents per unit in respect of the period 01 June 2023 to 30 June 2023.

Important Note: Australian resident unitholders should not rely on this notice for the purposes of completion of their income tax returns. Details of the full year components of distributions will be provided in the 2023 Attribution MIT Member Annual Statement (AMMA) which is expected to be sent to unitholders in September 2023.

Australian Unity Property Limited ABN 58 079 538 499 AFS Licence No. 234455

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