

Unique 15 Wilmot Trust

Memorandum

To: Unit Holders
From: Dianne Coleman
Date: 25th July, 2017
Subject: Distribution year ending June, 2017

Unique 15 Wilmot Trust

Please find attached your reports for financial year ending June, 2017.

Unique 15 Wilmot Trust recorded a profit of \$42,051 for the 2017 financial year. Income was made up of rental income from parking \$21,800, rental income from Warwick Fabrics \$24,769, PT interest \$484 & recoveries \$3,995.

Expenses totalling \$8,998 relate to land tax, rates & depreciation.

Monthly rent to Warwick Fabrics is \$2,066.17 (\$24,794 p.a.). Car park rental is currently \$150.00 per month.

Unique 15 Wilmot Trust 2017 Distribution

		Cash Dist 2016/2017	Taxable Dist 2016/2017	Cash Dist 2015/2016	Taxable Dist 2015/2016
Total Available for Distribution		42,051.65	42,051.65	25,168.47	25,168.47
Depreciation		1,237.45		1,237.45	
Balance Available for Distribution		43,289.10	42,051.65	26,405.92	25,168.47
Treasure Island Hire Boat Company Pty Ltd (Staff Super Fund Account)	33.33%	14,429.70	14,017.22	8,801.97	8,389.49
Kimgrats Pty Ltd Superannuation Fund					
P Kimber	33.33%	14,429.70	14,017.22	8,801.97	8,389.49
C Tsamassiros	33.33%	14,429.70	14,017.22	8,801.97	8,389.49
Total Distribution	100.00%	43,289.10	42,051.65	26,405.92	25,168.47

**Unique 15 Wilmot Trust
2017 Distribution**

Name	2016-2017
Treasure Island Hire Boat Co P/L (Staff Super A/C)	14,429.70
Kimgrats Pty Ltd Superannuation Fund	
-- P Kimber	14,429.70
-- C Tsamassiros	14,429.70
<i>Total Distribution</i>	<i>43,289.10</i>

Profit & Loss Statement

July 2016 To June 2017

ABN: 81 211 832 080

Income		
Rental Income BMB		\$21,800.78
Other Rental Income		\$24,769.54
Interest Income		\$484.75
Recoveries		\$3,995.47
Total Income		\$51,050.54
Total Cost of Sales		\$0.00
Gross Profit		\$51,050.54
Expenses		
Depreciation		\$1,237.45
Insurance		\$1,035.97
Land Tax		\$2,730.00
Rates		\$3,995.47
Total Expenses		\$8,998.89
Operating Profit		\$42,051.65
Total Other Income		\$0.00
Other Expenses		
Distribution		
Treasure Island Hire Boat Co	\$14,017.22	
Kimgrats - Phil Kimber	\$14,017.22	
Kimgrats - Con Tsamassiros	\$14,017.21	
Total Distribution	\$42,051.65	
Total Other Expenses		\$42,051.65
Net Profit/(Loss)		\$0.00

This report includes Year-End Adjustments.

Balance Sheet

As of June 2017

ABN: 81 211 832 080

Assets		
Current Assets		
Perpetual Trustees		\$42,931.58
Trade Debtors		\$2,066.17
Total Current Assets		\$44,997.75
Property		
15 Wilmot Street		\$380,000.00
Total Property		\$380,000.00
Improvements		\$49,498.18
Accumulated Depreciation		-\$2,681.71
Total Assets		\$471,814.22
Liabilities		
Net Assets		\$471,814.22
Equity		
Owner's Equity		
Treasure Island Hire Boat Co		\$157,271.41
Kimgrats Pty Ltd Super Fund		
P Kimber	\$157,271.41	
C Tsamassiros	\$157,271.40	
Total Kimgrats Pty Ltd Super Fund		\$314,542.81
Total Owner's Equity		\$471,814.22
Total Equity		\$471,814.22

Property Valuation = \$750,000.00
Total Current Asset = \$44,997.75
TOTAL ASSET (NAV) = \$794,997.75

Treasure Island = \$264,999.25
P Kimber = \$264,999.25
C Tsamassiros = \$264,999.25

Cents per Unit = \$5.427532

This report includes Year-End Adjustments.