

SETTLEMENT ADJUSTMENT SHEET

9 OSMAN STREET BLANEY PTY LTD PURCHASE FROM DAVIES PROPERTY: 9 OSMOND STREET, BLAYNEY

Settlement Date: 17 March 2022

Adjustment Date: 17 March 2022

	<u>Payable by Vendor</u>	<u>Payable by Purchaser</u>
Purchase Price		\$375,000.00
Less Deposit Paid		\$0.00
Balance		<hr/> \$375,000.00

Council Rates

For period 1/07/2021 to 30/06/2022 - 365 days

\$1,800.17 Adjusted as Paid

Purchaser allows 105 days

For Period 17/03/2022 to 30/06/2022 \$517.86

Water & Sewerage Rates

For period 1/01/2022 to 31/03/2022 - 90 days

\$62.00 Adjusted as Paid

Purchaser allows 14 days

For Period 17/03/2022 to 31/03/2022 \$9.64

Water Usage

Last meter reading 6/01/2022

Daily average = 0.3626kL

25.3820kL calculated at \$3.50/kL = \$88.84

Vendor allows 70 days (25.3820kL)

For period 6/01/2022 to 17/03/2022 \$88.84

Registration Fees

Vendor allows 1 x Discharge of Mortgage @

\$147.70 \$147.70

Totals

\$236.54 \$375,527.50

Less Amount Payable by Vendor \$236.54

AMOUNT DUE ON SETTLEMENT

\$375,290.96

Payment Details:

<u>Payee</u>	<u>Amount</u>
Blayney Shire Council	\$450.00
Central Tablelands Water	\$177.50
Balance to be advised	<hr/> \$374,663.46
TOTAL	<hr/> \$375,290.96 <hr/>