

Smyth Family Prosperity Fund

Contributions Breakdown Report

For The Period 01 July 2022 - 30 June 2023



Summary

Member	D.O.B	Age (at 30/06/2022)	Total Super Balance (at 30/06/2022) *1	Concessional	Non-Concessional	Other	Reserves	Total
Smyth, Daniel Paul	12/04/1961	61	301,532.11	49,491.72	0.00	0.00	0.00	49,491.72
Smyth, Tinki Kelly	15/11/1966	55	8,656.21	0.00	9.50	0.00	0.00	9.50
All Members				49,491.72	9.50	0.00	0.00	49,501.22

*1 TSB can include information external to current fund's transaction records. The amount is per individual across all funds.

Contribution Caps

Member	Contribution Type	Contributions	Cap	Current Position
Smyth, Daniel Paul	Concessional (5 year carry forward cap available)	49,491.72	57,584.46	8,092.74 Below Cap
	Non-Concessional	0.00	110,000.00	110,000.00 Below Cap
Smyth, Tinki Kelly	Concessional (5 year carry forward cap available)	0.00	130,000.00	130,000.00 Below Cap
	Non-Concessional	9.50	110,000.00	109,990.50 Below Cap

Carry Forward Unused Concessional Contribution Cap

Member	2018	2019	2020	2021	2022	2023	Current Position
Smyth, Daniel Paul							
Concessional Contribution Cap	25,000.00	25,000.00	25,000.00	25,000.00	27,500.00	27,500.00	
Concessional Contribution	14,631.59	16,220.54	12,339.34	13,400.48	30,455.18	49,491.72	
Unused Concessional Contribution	0.00	8,779.46	12,660.66	11,599.52	0.00	0.00	
Cumulative Carry Forward Unused	N/A	0.00	8,779.46	21,440.12	33,039.64	30,084.46	
Maximum Cap Available	25,000.00	25,000.00	33,779.46	46,440.12	60,539.64	57,584.46	8,092.74 Below Cap
Total Super Balance	0.00	0.00	0.00	0.00	164,840.62	301,532.11	
Smyth, Tinki Kelly							
Concessional Contribution Cap	25,000.00	25,000.00	25,000.00	25,000.00	27,500.00	27,500.00	
Concessional Contribution	0.00	0.00	0.00	0.00	0.00	0.00	
Unused Concessional Contribution	0.00	25,000.00	25,000.00	25,000.00	27,500.00	27,500.00	
Cumulative Carry Forward Unused	N/A	0.00	25,000.00	50,000.00	75,000.00	102,500.00	
Maximum Cap Available	25,000.00	25,000.00	50,000.00	75,000.00	102,500.00	130,000.00	130,000.00 Below Cap
Total Super Balance	0.00	0.00	0.00	0.00	2,268.08	8,656.21	

NCC Bring Forward Caps

Member	Bring Forward Cap	2020	2021	2022	2023	Total	Current Position
Smyth, Daniel Paul	N/A	0.00	0.00	0.00	0.00	N/A	Bring Forward Not Triggered
Smyth, Tinki Kelly	N/A	0.00	0.00	0.00	9.50	N/A	Bring Forward Not Triggered

Smyth, Daniel Paul

Date	Transaction Description	Contribution Type	Ledger Data			SuperStream Data							
			Concessional	Non-Concession	Other	Reserves	Contribution	Employer	Concessional	Non-Concess	Other		
29/07/2022	QUICKSUPER QUICKSPR3263365 654 50	Employer	1,085.85										
29/08/2022	QUICKSUPER QUICKSPR3285611 673 50	Employer	1,099.58										
28/09/2022	QUICKSUPER QUICKSPR3308790 684 50	Employer	1,111.51										
20/10/2022	SuperChoice P/L PC131022- 124441035 50	Employer	1,071.36										
31/10/2022	QUICKSUPER QUICKSPR3334888 866 50	Employer	1,141.83										
29/11/2022	QUICKSUPER QUICKSPR3356693 310 50	Employer	1,358.08										
28/12/2022	QUICKSUPER QUICKSPR3376718 051 50	Employer	1,881.91										
17/01/2023	SuperChoice P/L PC100123- 195487763 50	Employer	1,793.85										
30/01/2023	QUICKSUPER QUICKSPR3398479 441 50	Employer	1,359.69										
01/03/2023	QUICKSUPER QUICKSPR3421241 763 50	Employer	1,325.20										
29/03/2023	QUICKSUPER QUICKSPR3441643 702 50	Employer	1,298.73										
01/05/2023	QUICKSUPER	Employer	1,185.58										

7829 50									
03/05/2023	SuperChoice P/L PC260423- 191345014 50	Employer	1,497.62						
29/05/2023	QUICKSUPER QUICKSPR3486982 438 50	Employer	1,183.40						
06/06/2023	VMA SUPER CONTRIBUTION 50	Personal - Concessional	5,000.00						
07/06/2023	VMA SUPER CONTRIBUTION 50	Personal - Concessional	5,000.00						
08/06/2023	VMA SUPER CONTRIBUTION 50	Personal - Concessional	5,000.00						
09/06/2023	VMA SUPER CONTRIBUTION 50	Personal - Concessional	5,000.00						
12/06/2023	VMA SUPER CONTRIBUTION 50	Personal - Concessional	5,000.00						
13/06/2023	VMA SUPER CONTRIBUTION 50	Personal - Concessional	3,000.00						
22/06/2023	SuperChoice P/L PC160623- 103866366 50	Employer	1,284.90						
29/06/2023	QUICKSUPER QUICKSPR3511030 065 50	Employer	1,812.63						
Total - Smyth, Daniel Paul			49,491.72	0.00	0.00	0.00	0.00	0.00	0.00

Smyth, Tinki Kelly

		Ledger Data		SuperStream Data		
Date	Transaction Description	Contribution Type	Concessional	Non-Concession	Other	Reserves
29/06/2023	52 100 Webster Rd TD [52 100 Webster Rd TD - Gansel plumbing \$104.50]	Personal - Non-Concessional		9.50		
Total - Smyth, Tinki Kelly			0.00	9.50	0.00	0.00

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Total for All Members

49,491.72	9.50	0.00	0.00
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Notice of intent to claim or vary a deduction for personal super contributions

Section A: Your details

1 Tax file number (TFN)

! The ATO does not collect this information provided on this form. This form is to assist you in providing details to your super fund. Your super fund is authorised to request your personal details, including your TFN, under the *Superannuation Industry (Supervision) Act 1993*, the *Income Tax Assessment Act 1997* and the *Taxation Administration Act 1953*. It is not an offence not to provide your TFN. However, if you do not provide your TFN, and your super fund doesn't already hold your TFN, they will not be permitted to accept the contribution(s) covered by this notice. For more information about your privacy please contact the entity you are providing this form to.

2 Name

 Title:

 Family name

 First given name

 Other given names

3 Date of birth

4 Current postal address

 Suburb/town/locality

 State/territory

 Postcode

 Country if outside of Australia

(Australia only)

(Australia only)

5 Daytime phone number (include area code)

Section B: Super fund's details

6 Fund name

7 Fund Australian business number (ABN)

8 Member account number

9 Unique Superannuation Identifier (USI) (if known)

Section C: Contribution details

10 Personal contribution details

Is this notice varying an earlier notice? No Yes

If you answered 'No' complete the **Original Notice to Claim a Tax Deduction** section below.
If you answered 'Yes' complete the **Variation of previous valid notice of intent** section below.

ORIGINAL NOTICE TO CLAIM A TAX DEDUCTION

11 Financial year ended 30 June 20

12 My personal contributions to this fund in the above financial year \$

13 The amount of these personal contributions I will be claiming as a tax deduction \$

Section D: Declaration

This form has a declaration where you say the information in it is correct and complete. Please review the information before you sign the declaration. If you provide false or misleading information, or fail to take reasonable care, you may be liable to administrative penalties imposed by taxation law.

INTENTION TO CLAIM A TAX DEDUCTION

! Complete this declaration if you have **not** previously lodged a valid notice with your super fund for these contributions.

I declare that at the time of lodging this notice:

- I intend to claim the personal contributions stated as a tax deduction
- I am a current member of the identified super fund
- the identified super fund currently holds these contributions and has not begun to pay a superannuation income stream based in whole or part on these contributions
- I have not included any of the contributions in an earlier valid notice.

I declare that I am lodging this notice at the earlier of either:

- before the end of the day that I lodged my income tax return for the income year in which the personal contributions were made, **or**
- before the end of the income year following the year in which the contribution was made.

I declare that the information given on this notice is correct and complete.

Name (Print in BLOCK LETTERS)

Signature

DocuSigned by:

2C2D161E4E3544A

Date

> Send your completed notice to your super fund. **Do not send it to us.** The information on this notice is for you and your super fund. We don't collect this information; we only provide a format for you to provide the information to your super fund.

VARIATION OF PREVIOUS VALID NOTICE OF INTENT

14 Financial year ended 30 June 20

15 My personal contributions to this fund in the above financial year \$

16 The amount of these personal contributions claimed in my original notice of intent \$

17 The amount of these personal contributions I will now be claiming as a tax deduction \$

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Declaration

This form has a declaration where you sign to indicate that the information in it is correct and complete. Please review the information before you sign the declaration. If you provide false or misleading information, or fail to take reasonable care, you may be liable to administrative penalties imposed by taxation law.

! Complete this declaration if you have already lodged a valid notice with your fund for these contributions and you wish to **reduce** the amount stated in that notice.

VARIATION OF PREVIOUS VALID NOTICE OF INTENT

I declare that at the time of lodging this notice:

- I intend to claim the personal contributions stated as a tax deduction
- I am a current member of the identified super fund
- the identified super fund currently holds these contributions and has not begun to pay a superannuation income stream based in whole or part on these contributions.

- I have not yet lodged my income tax return for the relevant year and this variation notice is being lodged on or before 30 June in the financial year following the year in which the personal contributions were made, **or**
- the ATO has disallowed my claim for a deduction for the relevant year and this notice reduces the amount stated in my previous valid notice by the amount that has been disallowed.

*I declare that I wish to vary my previous valid notice for these contributions by **reducing** the amount I advised in my previous notice and I confirm that either:*

- I have lodged my income tax return for the year in which the contribution was made, prior to the end of the following income year, and this variation notice is being lodged before the end of the day on which the return was lodged, **or**

I declare that the information given on this notice is correct and complete.

Name (Print in BLOCK LETTERS)

[Empty text box for Name]

Signature

[Empty text box for Signature]

Date

[Empty text box for Date]

> Send your completed variation notice to your super fund. **Do not send it to us.** The information on this notice is for you and your super fund. We don't collect this information; we only provide a format for you to provide the information to your super fund.

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Smyth Family Prosperity Fund Deductions Notice Letter

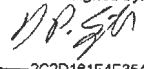


I, Daniel Paul Smyth as a member of Smyth Family Prosperity Fund

have requested in writing in accordance with section 290-170 of the Income Tax Assessment Act 1997 the intention to claim a tax deduction of

\$28000.00

for contributions paid in the year ended 30 June 2023.

DocuSigned by:

2C2D161F4E3544A...

Daniel Paul Smyth

Date: 30/06/2023

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Smyth Family Prosperity Fund Deductions Notice Letter



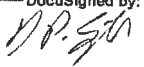
Smyth Family Prosperity Pty Ltd as trustee for Smyth Family Prosperity Fund acknowledges that

Daniel Paul Smyth

has advised in writing in accordance with Section 290-170 of the Income Tax Assessment Act 1997 the intention to claim a tax deduction of

\$28000.00

for contributions paid in the year ended 30 June 2023. The Trustee has taken action to deduct the appropriate level of tax from the contributions claimed.

DocuSigned by:

2C2D161F4E3544A...

Daniel Paul Smyth

Date: 30/06/2023

**** IMPORTANT INFORMATION - PLEASE READ THE FOLLOWING CAREFULLY ****

If your records confirm the above amount claimed no action on your behalf is required. Retain this acknowledgement with your taxation records as it may be requested by the Australian Taxation Office to substantiate your tax deduction for Superannuation Contributions.

Otherwise: Complete the details below and return this form to the Trustee if:

1. The amount shown above is not the amount that will be claimed, or
2. The Australian Taxation Office disallows/reduces the amount you claim.

In terms of Section 290-170 of the Income Tax Assessment Act 1997 I advise that the amount I intend to claim as a tax deduction for the period 01 July 2022 to 30 June 2023 is: \$ _____

Daniel Paul Smyth

Date: 30/06/2023

Macquarie Bank Limited

ABN 46 008 583 542 | AFS Licence Number 237502

Macquarie Banking and Financial Services Group, a Member of the Macquarie Group

Office address

1 Shelley Street, Sydney NSW 2000

Client service

1800 806 310

transact@macquarie.com

Postal address

GPO Box 2520, Sydney NSW 2001

Financial services professionals

1800 808 508

adviser@macquarie.com

Offices also in Melbourne, Brisbane, Perth and Adelaide.

Fax 1800 550 140

Visit us online at macquarie.com.au

SMYTH FAMILY PROSPERITY PTY LTD ATF
5 GREENLINKS CRESCENT, NARANGBA, QLD 4504



29 September 2023

BSB: 182-512**Account Number:** 000964335764**Account Name:**

SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND

Account open date: 15 November 2016

The following balances and interest details are provided for the above account for the 2022 - 2023 financial year:

Account balance as at 30/06/2023	\$48,143.90
Gross income paid during 2022 - 2023 financial year	\$579.52

If you would like any further information regarding the above, please contact your financial services professional or Macquarie on **1800 806 310**.

This information has been prepared by Macquarie Bank Limited ABN 46 008 583 542 for general information purposes only, without taking into account any potential investors' personal objectives financial situations or needs. Before acting on this general information, you must consider its appropriateness having regard to your own objectives, financial situations and needs. All potential investors should obtain financial, legal and taxation information before making any decision regarding a particular financial product.

Smyth Family Prosperity Fund
 Rental Summary
 1/90 Webster Road, Deception Bay 4508

	Inv Number	Gross Rent	Other Rental income	Advertising Fees	Agent Body Corp	Cleaning/Linen	Insurance	Pest control	Letting fee	Postage, stationery etc	R & M	Water	Net Rent	bankings
Jul-22	64	1340		117.92						8.8			1213.28	1213.28
Jul-22	65	1340.00		117.92						8.80			1213.28	1213.28
Aug-22	66	1361.00		229.77						8.80			1122.43	1122.43
Sep-22	67	1381.00		121.53						8.80	132.50		1118.17	1118.17
Oct-22	68	1381.00		121.53						8.80	66.00		1184.67	1184.67
Nov-22	69	1977.00		173.98						8.80			1794.22	1794.22
Dec-22	70	1432.00		126.02						8.80			1297.18	1297.18
Jan-23	71	1290.00		113.52			143.00			8.80			1024.68	1024.68
Feb-23	72	1086.88		95.65						8.80			982.43	982.43
Mar-23	73	1768.44		154.74						8.80			1594.90	1594.90
Apr-23	74	1025.00		90.20						8.80			926.00	926.00
May-23	75	1732.00		152.42						8.80			1570.78	1570.78
Jun-23	76	1194.00		105.07						8.80			1080.13	1080.13
														outstanding
		18298.32	0.00	0.00	1720.27	0.00	0.00	143.00	0.00	114.40	198.50	0.00	16122.15	16122.15

POSTED

4-1

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Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 64

TAX INVOICE Owners Statement To 01/07/2022

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
16/06/2022	151144	Rental From 09/06/2022 To 23/06/2022 - Rent Credit \$6.13 (52 VINES)		\$670.00	\$670.00
22/06/2022	151191	Rental From 24/06/2022 To 07/07/2022 - Rent Credit \$16.13 (52 VINES)		\$670.00	\$1,340.00
01/07/2022	7001082	* Admin fee - 52SOM	\$8.80		\$1,331.20
01/07/2022	7001256	* Management & Commission - 52SOM	\$117.92		\$1,213.28
		Other Items			
01/07/2022	5093	Payment to Owner via EFT	\$1,213.28		\$0.00
		* Indicates Taxable Supply			
		Totals:	\$1,340.00	\$1,340.00	\$0.00

Total expenses of this tax invoice includes GST of \$11.52

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Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 65

TAX INVOICE Owners Statement From To 01/08/2022

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
08/07/2022	151348	Rental From 08/07/2022 To 21/07/2022 - Rent Credit \$26.13 (52 VINES)		\$670.00	\$670.00
21/07/2022	151452	Rental From 22/07/2022 To 04/08/2022 - Rent Credit \$36.13 (52 VINES)		\$670.00	\$1,340.00
01/08/2022	7001348	* Admin fee - 52SOM	\$8.80		\$1,331.20
01/08/2022	7001526	* Management & Commission - 52SOM	\$117.92		\$1,213.28
		Other Items			
01/08/2022	5130	Payment to Owner via EFT	\$1,213.28		\$0.00
		* Indicates Taxable Supply			
		Totals:	\$1,340.00	\$1,340.00	\$0.00

Total expenses of this tax invoice includes GST of \$11.52

4-4

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 66

TAX INVOICE Owners Statement From To 01/09/2022

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
52/100 Webster Rd, Deception Bay, 4508					
04/08/2022	151574	Rental From 05/08/2022 To 18/08/2022 - Rent Credit \$45.41 (52 VINES)		\$670.00	\$670.00
19/08/2022	151697	Rental From 19/08/2022 To 02/09/2022 - Rent Credit \$18.55 (52 VINES)		\$691.00	\$1,361.00
31/08/2022	7001632	* Lease renewal (52SOM)	\$110.00		\$1,251.00
01/09/2022	7001670	* Admin fee - 52SOM	\$8.80		\$1,242.20
01/09/2022	7001843	* Management & Commission - 52SOM	\$119.77		\$1,122.43
Other Items					
01/09/2022	5162	Payment to Owner via EFT	\$1,122.43		\$0.00
* Indicates Taxable Supply			Totals:	\$1,361.00	\$1,361.00
					\$0.00

Total expenses of this tax invoice includes GST of \$21.69

4-5

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 67

TAX INVOICE Owners Statement From To 04/10/2022

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
52/100 Webster Rd, Deception Bay, 4508					
01/09/2022	151808	Rental From 03/09/2022 To 16/09/2022 - Rent Credit \$38.55 (52 VINES)		\$690.00	\$690.00
19/09/2022	151942	Rental From 17/09/2022 To 01/10/2022 - Rent Credit \$11.69 (52 VINES)		\$691.00	\$1,381.00
30/09/2022	7001884	* #25827 Fix phone port (52SOM)	\$132.50		\$1,248.50
04/10/2022	7001927	* Admin fee - 52SOM	\$8.80		\$1,239.70
04/10/2022	7002096	* Management & Commission - 52SOM	\$121.53		\$1,118.17
Other Items					
04/10/2022	5179	Payment to Owner via EFT	\$1,118.17		\$0.00
* Indicates Taxable Supply			Totals:	\$1,381.00	\$1,381.00
					\$0.00

Total expenses of this tax invoice includes GST of \$23.90

4-6

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 68

TAX INVOICE Owners Statement From 04/10/2022 To 01/11/2022

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
52/100 Webster Rd, Deception Bay, 4508					
04/10/2022	152053	Rental From 02/10/2022 To 15/10/2022 - Rent Credit \$31.69 (52 VINES)		\$690.00	\$690.00
13/10/2022	152138	Rental From 16/10/2022 To 30/10/2022 - Rent Credit \$4.83 (52 VINES)		\$691.00	\$1,381.00
31/10/2022	7002211	* Annual Smoke alarm checks 2022 (52SOM)	\$66.00		\$1,315.00
01/11/2022	7002253	* Admin fee - 52SOM	\$8.80		\$1,306.20
01/11/2022	7002418	* Management & Commission - 52SOM	\$121.53		\$1,184.67
Other Items					
01/11/2022	5214	Payment to Owner via EFT	\$1,184.67		\$0.00
* Indicates Taxable Supply			Totals:	\$1,381.00	\$1,381.00
					\$0.00

Total expenses of this tax invoice includes GST of \$17.85

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Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 69

TAX INVOICE

Owners Statement From 01/11/2022 To 01/12/2022

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
52/100 Webster Rd, Deception Bay, 4508					
03/11/2022	152291	Rental From 31/10/2022 To 13/11/2022 - Rent Credit \$24.83 (52 VINES)		\$690.00	\$690.00
11/11/2022	152371	Rental From 14/11/2022 To 27/11/2022 - Rent Credit \$44.83 (52 VINES)		\$690.00	\$1,380.00
25/11/2022	152474	Rental From 28/11/2022 To 10/12/2022 - Rent Credit \$19.69 (52 VINES)		\$597.00	\$1,977.00
01/12/2022	7002499	* Admin fee - 52SOM	\$8.80		\$1,968.20
01/12/2022	7002661	* Management & Commission - 52SOM	\$173.98		\$1,794.22
Other Items					
01/12/2022	5241	Payment to Owner via EFT	\$1,794.22		\$0.00
* Indicates Taxable Supply			Totals:	\$1,977.00	\$1,977.00
					\$0.00

Total expenses of this tax invoice includes GST of \$16.62

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 70

TAX INVOICE

Owners Statement From 01/12/2022 To 03/01/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
09/12/2022	152569	Rental From 11/12/2022 To 25/12/2022 - Rent Credit \$17.83 (52 VINES)		\$716.00	\$716.00
22/12/2022	152664	Rental From 26/12/2022 To 09/01/2023 - Rent Credit \$15.97 (52 VINES)		\$716.00	\$1,432.00
03/01/2023	7002733	* Admin fee - 52SOM	\$8.80		\$1,423.20
03/01/2023	7002894	* Management & Commission - 52SOM	\$126.02		\$1,297.18
		Other Items			
03/01/2023	5256	Payment to Owner via EFT	\$1,297.18		\$0.00
		* Indicates Taxable Supply			
		Totals:	\$1,432.00	\$1,432.00	\$0.00

Total expenses of this tax invoice includes GST of \$12.26

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

4-9

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 71

TAX INVOICE

Owners Statement From 03/01/2023 To 01/02/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
08/01/2023	152793	Rental From 10/01/2023 To 23/01/2023 - Rent Credit \$35.97 (52 VINES)		\$690.00	\$690.00
25/01/2023	152909	Rental From 24/01/2023 To 05/02/2023 - Rent Credit \$13.83 (52 VINES)		\$600.00	\$1,290.00
19/01/2023	7002947	* Critters - INV10442 - Annual Termite and pest (52SOM)	\$143.00		\$1,147.00
01/02/2023	7003001	* Admin fee - 52SOM	\$8.80		\$1,138.20
01/02/2023	7003160	* Management & Commission - 52SOM	\$113.52		\$1,024.68
		Other Items			
01/02/2023	5279	Payment to Owner via EFT	\$1,024.68		\$0.00
		Totals:	\$1,290.00	\$1,290.00	\$0.00

* Indicates Taxable Supply

Total expenses of this tax invoice includes GST of \$24.12

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

4-10

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 72

TAX INVOICE

Owners Statement From 01/02/2023 To 01/03/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
03/02/2023	152997	Rental From 06/02/2023 To 19/02/2023 - Rent Credit \$33.83 (52 VINES)		\$690.00	\$690.00
23/02/2023	153134	Rental From 20/02/2023 To 28/02/2023 (52 VINES)		\$396.88	\$1,086.88
01/03/2023	7003235	* Admin fee - 52SOM	\$8.80		\$1,078.08
01/03/2023	7003391	* Management & Commission - 52SOM	\$95.65		\$982.43
		Other Items			
01/03/2023	5305	Payment to Owner via EFT	\$982.43		\$0.00
		Totals:	\$1,086.88	\$1,086.88	\$0.00

* Indicates Taxable Supply

Total expenses of this tax invoice includes GST of \$9.60

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

4-11

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 73

TAX INVOICE

Owners Statement From 01/03/2023 To 03/04/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
08/03/2023	153240	Rental From 01/03/2023 To 07/03/2023 - Rent Credit \$43.44 (52 VINES)		\$378.44	\$378.44
16/03/2023	153304	Rental From 08/03/2023 To 22/03/2023 - Rent Credit \$15.58 (52 VINES)		\$690.00	\$1,068.44
29/03/2023	153410	Rental From 23/03/2023 To 05/04/2023 - Rent Credit \$35.58 (52 VINES)		\$690.00	\$1,758.44
03/04/2023	7003454	* Admin fee - 52SOM	\$8.80		\$1,749.64
03/04/2023	7003607	* Management & Commission - 52SOM	\$154.74		\$1,594.90
		Other Items			
03/04/2023	5319	Payment to Owner via EFT	\$1,594.90		\$0.00
		* Indicates Taxable Supply			
		Totals:	\$1,758.44	\$1,758.44	\$0.00

Total expenses of this tax invoice includes GST of \$14.87

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

4-12

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 74

TAX INVOICE

Owners Statement From 03/04/2023 To 02/05/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
52/100 Webster Rd, Deception Bay, 4508					
12/04/2023	153521	Rental From 06/04/2023 To 12/04/2023 - Rent Credit \$35.58 (52 VINES)		\$335.00	\$335.00
28/04/2023	153638	Rental From 13/04/2023 To 27/04/2023 - Rent Credit \$7.72 (52 VINES)		\$690.00	\$1,025.00
02/05/2023	7003693	* Admin fee - 52SOM	\$8.80		\$1,016.20
02/05/2023	7003843	* Management & Commission - 52SOM	\$90.20		\$926.00
Other Items					
02/05/2023	5347	Payment to Owner via EFT	\$926.00		\$0.00
* Indicates Taxable Supply			Totals:	\$1,025.00	\$1,025.00
					\$0.00

Total expenses of this tax invoice includes GST of \$9.00

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

4-13

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 75

TAX INVOICE

Owners Statement From 02/05/2023 To 01/06/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
11/05/2023	153734	Rental From 28/04/2023 To 16/05/2023 - Rent Credit \$24.43 (52 VINES)		\$926.00	\$926.00
24/05/2023	153828	Rental From 17/05/2023 To 02/06/2023 - Rent Credit \$16.86 (52 VINES)		\$806.00	\$1,732.00
01/06/2023	7003934	* Admin fee - 52SOM	\$8.80		\$1,723.20
01/06/2023	7004085	* Management & Commission - 52SOM	\$152.42		\$1,570.78
Other Items					
01/06/2023	5376	Payment to Owner via EFT	\$1,570.78		\$0.00
* Indicates Taxable Supply			Totals:	\$1,732.00	\$1,732.00
					\$0.00

Total expenses of this tax invoice includes GST of \$14.66

Webster Property Management

Bayside Assets Holding Pty Ltd

A.B.N. 64 653 767 723 A.C.N. 653 767 723

1/90 Webster Rd

DECEPTION BAY QLD 4508

Phone (07) 3204 8477

Fax

4-14

Email office@baysideassets.com.au

TO: Smyth Family Prosperity Trust
5 Greenlinks Crescent
Narangba Qld 4504

52 SMYTH

Statement Number 76

TAX INVOICE

Owners Statement From 01/06/2023 To 03/07/2023

Date	Reference	Description	Debit	Credit	Balance
		Balance Carried Forward			\$0.00
		52/100 Webster Rd, Deception Bay, 4508			
08/06/2023	153949	Rental From 03/06/2023 To 16/06/2023 - Rent Credit \$36.86 (52 VINES)		\$690.00	\$690.00
23/06/2023	154066	Rental From 17/06/2023 To 27/06/2023 - Rent Credit \$14.43 (52 VINES)		\$504.00	\$1,194.00
03/07/2023	7004176	* Admin fee - 52SOM	\$8.80		\$1,185.20
03/07/2023	7004320	* Management & Commission - 52SOM	\$105.07		\$1,080.13
		Other Items			
03/07/2023	5398	Payment to Owner via EFT	\$1,080.13		\$0.00
		* Indicates Taxable Supply			
		Totals:	\$1,194.00	\$1,194.00	\$0.00

Total expenses of this tax invoice includes GST of \$10.35

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008



4-15

Part 1 Tenancy details

Item 1 1.1 Lessor

Name/trading name **Smyth Family Prosperity Trust**

Address

c/- 1 / 90 Webster Road, Deception Bay QLD 4508, Postcode

1.2 Phone Mobile Email

(07) 3204 8477 office@websterpm.com.au

Item 2 2.1 Tenant/s

Tenant 1 Full name/s **Sheridan Vines**

Phone Email

Tenant 2 Full name/s

Phone Email

Tenant 3 Full name/s

Phone Email

2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list

Item 3 3.1 Agent If applicable. See clause 43

Full name/trading name **Taian Brilliance Investment Pty Ltd T/As Webster Property Management**

Address

1 / 90 Webster Road, Deception Bay QLD 4508 Postcode

3.2 Phone Mobile Email

(07) 3204 8477 office@websterpm.com.au

Item 4 Notices may be given to (Indicate if the email is different from item 1, 2 or 3 above)

4.1 Lessor

Email Yes No Facsimile Yes No

4.2 Tenant/s

Email Yes No Facsimile Yes No

4.3 Agent

Email Yes No Facsimile Yes No

Item 5 5.1 Address of the rental premises

52 sommerset Park 100 Webster Rd,

Deception Bay, QLD Postcode 4508

5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary

Dishwasher, Vertical Blinds,

Item 6 6.1 The term of the agreement is fixed term agreement periodic agreement

6.2 Starting on **19/08/2021** 6.3 Ending on **18/08/2022**

Fixed term agreements only.
For continuation of tenancy agreement, see clause 6



Item 7 Rent \$ **\$330.00** per week fortnight month See clause 8(1)

Item 8 Rent must be paid on the **FRIDAY** day of each **WEEK**
Insert day. See clause 8(2) Insert week, fortnight or month

Item 9 Method of rent payment Insert the way the rent must be paid. See clause 8(3)
DIRECT DEPOSIT

Details for direct credit

BSB no. **0 6 4 1 6 2** Bank/building society/credit union **Commonwealth Bank**

Account no. **1 1 1 3 5 3 6 9** Account name **Somerset Park Trust Account**

Payment reference **US2S Vines**

Item 10 Place of rent payment Insert where the rent must be paid. See clause 8(4) to 8(6)
Commonwealth Bank

Item 11 Rental bond amount \$ **\$1320.00** See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16
Electricity Yes No Any other service that a tenant must pay Yes No
Gas Yes No Type See special terms (page 8)
Phone Yes No

12.2 Is the tenant to pay for water supplied to the premises See clause 17
 Yes No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)

Electricity **N/A** Any other service stated in item 12.1 **N/A**
Gas **N/A** See special terms (page 8)
Phone **N/A**

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)
Electricity **N/A**
Gas **N/A**
Phone **N/A**
Any other service stated in item 12.1 **N/A**
See special terms (page 8)

Item 15 Number of persons allowed to reside at the premises **3** See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant? Yes No
See clause 22

16.2 Has the tenant been given a copy of the relevant by-laws See clause 22 Yes No

Item 17 17.1 Pets approved Yes No See clause 24(1)

17.2 The types and number of pets that may be kept See clause 24(2)
Type **NOT PERMITTED** Number **0** Type **NOT PERMITTED** Number **0**

Item 18 Nominated repairers Insert name and telephone number for each. See clause 31
Electrical repairs **WEBSTER PROPERTY MANAGEMENT** Phone **07 32048477**
Plumbing repairs **WEBSTER PROPERTY MANAGEMENT** Phone **07 32048477**
Other **WEBSTER PROPERTY MANAGEMENT** Phone **07 32048477**

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008



4-17

Part 3 Special terms Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)

1. As per Attached Annexure "A"
2. Additional to the rent payable per week shown in item 7.1 is an amount of \$7.00 per week payable by the tenant to Webster Property Management for the provision of site security service (security Levy).
3. All tenants are on fixed lease agreements. Should a situation arise, [r]espective of the reason, where the tenant/s intends to break their agreement then the following costs are incurred by the tenant/s:
 - Rent is payable until a new tenant is signed up or the current lease expires.
 - A one week rent (plus GST) re-let penalty fee.
 - Advertising costs to a maximum of \$50.00 (plus GST)
 - Cost of any repairs and/or cleaning

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. Do not send to the RTA—give this form to the tenant/s, keep a copy for your records.

Signature of lessor/agent

Name/trading name

Taian Brilliance Investment Pty Ltd T/As Webster Property

Signature

[Handwritten signature]

Date 8/7/21

in the presence of (witness)

Print name

Alma Trench

Witness signature

[Handwritten signature]

Date 8/7/21

Signature of tenant 1

Print name

Sheridan Vines

Signature

[Handwritten signature]

Date 8/7/21

in the presence of (witness)

Print name

Alma Trench

Witness signature

[Handwritten signature]

Date 8/7/21

Signature of tenant 2

Print name

Signature

Date

in the presence of (witness)

Print name

Witness signature

Date

Signature of tenant 3

Print name

Signature

Date

in the presence of (witness)

Print name

Witness signature

Date

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008



4-18

Part 1 Tenancy details

Item 1 1.1 Lessor

Name/trading name **Smyth Family Prosperity Trust**

Address

1/90 Webster Road

Deception Bay, Qld

Postcode **4508**

1.2 Phone Mobile Email

07 32048477 office@baysideassets.com.au

Item 2 2.1 Tenant/s

Tenant 1 Full name/s **Sheridan Vines**

Phone Email

Tenant 2 Full name/s

Phone Email

Tenant 3 Full name/s

Phone Email

2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list

Item 3 3.1 Agent If applicable. See clause 43

Full name/trading name **Webster Property Management**

Address

1/90 Webster Road

Deception Bay QLD Postcode **4508**

3.2 Phone Mobile Email

07 32048477 office@baysideassets.com.au

Item 4 Notices may be given to (Indicate if the email is different from item 1, 2 or 3 above)

4.1 Lessor Email Yes No Facsimile Yes No

4.2 Tenant/s Email Yes No Facsimile Yes No

4.3 Agent Email Yes No Facsimile Yes No

Item 5 5.1 Address of the rental premises

52/100 Webster Road

Deception Bay QLD Postcode **4508**

5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary

Blinds, Dishwasher, Rangehood, cooktop, oven.

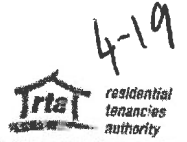
Item 6 6.1 The term of the agreement is fixed term agreement periodic agreement

6.2 Starting on **19 / 08 / 2022** 6.3 Ending on **18 / 08 / 2023**

Fixed term agreements only.
For continuation of tenancy agreement, see clause 6



General tenancy agreement (Form 18a)
Residential Tenancies and Rooming Accommodation Act 2008



Item 7 Rent \$ 335.00 per week fortnight month See clause 8(1)

Item 8 Rent must be paid on the Friday day of each week
Insert day. See clause 8(2) Insert week, fortnight or month

Item 9 Method of rent payment Insert the way the rent must be paid. See clause 8(3)
 Direct deposit

Details for direct credit
 BSB no. 484799 Bank/building society/credit union Suncorp Bank
 Account no. 054754760 Account name Bayside Assets Holding
 Payment reference U52S Vines

Item 10 Place of rent payment Insert where the rent must be paid. See clause 8(4) to 8(6)
 EFT/direct credit to Bayside Assets Holding Pty LTD

Item 11 Rental bond amount \$ 1340.00 See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16
 Electricity Yes No Any other service that a tenant must pay Yes No
 Gas Yes No Type NBN See special terms (page 8)
 Phone Yes No

12.2 Is the tenant to pay for water supplied to the premises See clause 17
 Yes No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)

Electricity N/A Any other service stated in item 12.1 N/A
 Gas N/A See special terms (page 8)
 Phone N/A

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)
 Electricity As account holder, direct to the supplier.
 Gas _____
 Phone As account holder, direct to the supplier.
 Any other service stated in item 12.1 See special terms (page 8) As account holder, direct to the supplier.

Item 15 Number of persons allowed to reside at the premises 3 See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant? Yes No
See clause 22

16.2 Has the tenant been given a copy of the relevant by-laws See clause 22 Yes No

Item 17 17.1 Pets approved Yes No See clause 24(1)

17.2 The types and number of pets that may be kept See clause 24(2)
 Type 0 Number 0 Type 0 Number 0

Item 18 Nominated repairers Insert name and telephone number for each. See clause 31

Electrical repairs	<u>C/- Bayside Assets</u>	Phone	<u>07 32048477</u>
Plumbing repairs	<u>C/- Bayside Assets</u>	Phone	<u>07 32048477</u>
Other	<u>C/- Bayside Assets</u>	Phone	<u>07 32048477</u>

Part 3 Special terms Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)
Refer to attached special terms approved by the Real Estate Institute of Queensland.

1. As per Attached Annexure A
2. The tenant/s acknowledges a \$7.00 per week security levy in addition to the rent is at cost to the tenant/s, and is payable to the current property manager for the complex for as long as the tenant is an occupant within the complex.
3. All tenants are on fixed lease agreements. Should a situation arise, irrespective of the reason, where the tenant/s intends to break their agreement then the following costs are incurred by the tenant/s:

Rent is payable until a new tenant is signed up or the current lease expires.
A one week rent (plus GST) re-let penalty fee.
Advertising costs to a maximum of \$110.00 (plus GST)
Cost of any repairs and/or cleaning

Names of Approved Occupants:

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. **Do not send to the RTA - give this form to the tenant/s. keep a copy for your records.**

Signature of lessor/agent

Name/trading name

Bayside Assets Holding PTY LTD

Signature



Date 4/8/22

Signature of tenant 1

Print name

Sheridan Vines

Signature



Date 4/8/22

Signature of tenant 2

Print name

Signature

Date / /

Signature of tenant 3

Print name

Signature

Date / /

Special Terms

These Special Terms have been adopted and approved by The Real Estate Institute of Queensland Ltd.

45 Occupation and use of premises

The tenant must not permit persons other than the persons nominated in the special terms to reside at the premises without the written consent of the lessor. The lessor must act reasonably in exercising the lessor's discretion when determining whether or not to consent to a request by the tenant for any change to the approved tenants or occupants.

46 Subletting via online home sharing platforms

The use of online home sharing platforms, such as AirBnB, which grant exclusive possession of the property, or any part thereof, to guests, shall be deemed to be subletting of the property and require compliance with clause 34.

47 Care of the premises by the tenant

- (1) During the tenancy, the tenant must-
 - (a) not do anything that might block any plumbing or drains on the premises;
 - (b) keep all rubbish in the bin provided by the local authority in an area designated by the lessor or as the local authority may require;
 - (c) put the bin out for collection on the appropriate day for collection and return the bin to its designated place after the rubbish has been collected;
 - (d) maintain the lawns and gardens at the premises having regard to their condition at the commencement of the tenancy, including mowing the lawns, weeding the gardens and watering the lawns and gardens (subject to council water restrictions);
 - (e) keep the premises free from pests and vermin;
 - (f) keep the walls, floors, doors and ceilings of the premises free of nails, screws or adhesive substances, unless otherwise agreed to by the lessor in accordance with clause 27;
 - (g) not intentionally or negligently damage the premises and inclusions;
 - (h) only hang clothing and other articles outside the premises in areas designated by the lessor or the lessor's agent;
 - (i) keep the swimming pool, filter and spa equipment (if any) clean and at the correct chemical levels having regard to their condition at the start of the tenancy;
 - (j) not interfere with nor make non-operational any facility that may be provided with the premises (eg. smoke alarms, fire extinguishers, garden sprinkler systems, hoses etc).
 - (k) where the lessor has consented to animals being kept at the premises, the tenant must ensure all animals are kept in accordance with relevant local laws, state laws and federal laws including but not limited to, the *Animal Management (Cats & Dogs) Act 2008* and the *Animal Care and Protection Act 2001* where applicable.
- (2) The obligations of the tenant at the end of the occupancy regarding the conditions of the premises include-
 - (a) if the carpets were cleaned to a certain standard at the start of the tenancy, the tenant must ensure the carpets are cleaned to the same standard, fair wear and tear excepted, at the end of the tenancy;
 - (b) if the property was free of pests at the start of the tenancy, the tenant must ensure the property meets the same standard at the end of the tenancy;
 - (c) repairing the tenant's intentional or negligent damage to the premises or inclusions;
 - (d) returning the swimming pool, filter and spa equipment (if any) to a clean condition with correct chemical levels having regard to their condition at the start of the tenancy;
 - (e) removing rubbish;
 - (f) replacing inclusions damaged during the tenancy having regard to their condition at the start of the tenancy, fair wear and tear excepted;
 - (g) mowing lawns, weeding gardens having regard to their condition at the start of the tenancy;
 - (h) remove all property other than that belonging to the lessor or on the premises at the start of the tenancy.
- (3) If the tenant does not meet the tenant's obligations at the end of the tenancy the lessor or the lessor's agent may pay for this to be done and claim the cost of doing so from the rental bond.

48 Photographs of the property during an inspection

- (1) The tenant consents to photographs being taken of the property during an inspection arranged by the lessor or the lessor's agent in accordance with section 192(1)(a), for the purposes of documenting the condition of the property at the time of the inspection.
- (2) For the sake of clarity, if any photographs taken during an inspection of the property show something belonging to the tenant, the lessor or lessor's agent must obtain the tenant's written consent in order to use the photographs in an advertisement for the property in accordance with section 203.

49 Locks and keys and remote controls

- (1) The lessor may claim from the tenant costs incurred by the lessor as a result of the tenant losing any key, access keycard or remote control relating to the premises which has been provided to the tenant (by the lessor, a body corporate or other person), including costs in connection with:
 - (a) replacing the key, access keycard or remote control; and
 - (b) gaining access to the premises.
- (2) The tenant acknowledges that the lessor's agent may retain a duplicate set of keys.
- (3) The tenant must return all keys, access keycards and/or any remote controls to the lessor or the lessor's agent at the end of the tenancy.

50 Early termination by tenant

If the tenancy is breached before the end of the tenancy specified in item 6 despite other provisions of this agreement the lessor may claim from the tenant-

- (a) the rent and service charges until the lessor re-lets the premises or the end of the tenancy as specified in item 6 whichever is the earlier; and

Special Terms *continued...*

These Special Terms have been adopted and approved by The Real Estate Institute of Queensland Ltd.

- (b) the reasonable costs (including advertising costs) of re-letting and attempting to re-let the premises. (Sections 173(2) and 420).

51 Liability excluded

The tenant shall be liable for and shall indemnify and defend the lessor or the lessor's agent, its directors, officers, employees, and agents, from, and against, any and all losses, claims, demands, actions, suits (including costs and legal fees on an indemnity basis), and damages, including, but not limited to:

- (a) injury, bodily or otherwise, or death of any person, including the tenant or an approved occupant; or
- (b) loss, damage to, or destruction of, property whether real or personal, belonging to any person, including the tenant or an approved occupant;

as a direct or indirect result of the tenant's negligent acts or omissions or breach of this agreement or obligations under the Act.

52 Lessor's insurance

- (1) If the lessor does have insurance cover the tenant must not do, or allow anything to be done, that would invalidate the lessor's insurance policy for the premises or increase the lessor's premium in relation to that policy.
- (2) The lessor may claim from the tenant -

- (a) any increase in the premium of the lessor's insurance; and
- (b) any excess on claim by the lessor on the lessor's insurance; and
- (c) any other cost and expenses incurred by the lessor;

as a direct or indirect result of the tenant's negligent acts or omissions or breach of this agreement or obligations under the Act.

53 Tenant's insurance

It is the tenant's and approved occupant's responsibility to adequately insure their own property and possessions.

54 Smoke alarm obligations

The tenant must-

- (1) Test each smoke alarm in the premises-
 - (a) at least once every 12 months; or
 - (b) if a fixed term tenancy is of less than 12 months duration, but is held over under a periodic tenancy of 12 months or more, at least once in the 12 month period;
 - (i) For an alarm that can be tested by pressing a button or other device to indicate whether the alarm is capable of detecting smoke - by pressing the button or other device;
 - (ii) Otherwise, by testing the alarm in the way stated in the Information Statement (RTA Form 17a) provided to the tenant/s at the commencement of the tenancy.
- (2) Replace each battery that is spent, or that the tenant/s is aware of is almost spent, in accordance with the Information Statement provided to the tenant/s at the commencement of the tenancy;
- (3) Advise the lessor as soon as practicable if the tenant/s become/s aware that a smoke alarm in the premises has failed or is about to fail (other than because the battery is spent or almost spent); and

Note: In interpreting the word "spent" when referring to a battery, the term is used to include reference to a battery which is flat, non-functioning or lacking in charge that it does not properly operate the smoke alarm.

- (4) Clean each smoke alarm in the premises in the way stated in the Information Statement provided to the tenant/s at the commencement of the tenancy;
 - (a) at least once every 12 months; or
 - (b) if a fixed term tenancy is of less than 12 months duration, but is held over under a periodic tenancy of 12 months or more, at least once in the 12 month period;

In the event that the tenant/s engages a contractor/tradesperson (as listed in Item 18) to meet the tenant/s obligations listed under this clause, such engagement shall be at the tenant/s' own cost and expense.

- (5) Not tamper with or otherwise render a smoke alarm inoperative. Such an act will constitute malicious damage in accordance with section 188 of the Act.

55 Portable pool obligations

- (1) The tenant must-
 - (a) Obtain the lessor's consent for a portable pool at the premises of a depth of 300mm or greater;
 - (b) Where consent is to be provided by the lessor to the tenant for the use of a portable pool at the premises of a depth of 300mm or greater, provide the lessor and/or the agent with details of the type and description of the proposed portable pool.
- (2) Where consent is provided by the lessor to the tenant for the use of a portable pool at the premises of a depth of 300mm or greater, the tenant agrees to:
 - (a) Maintain and repair the portable pool at the tenant's own expense;
 - (b) In accordance with the *Building Act 1975* obtain, maintain and renew a Pool Safety Certificate for a regulated pool, which includes a requirement for a compliant pool fence and, provide a copy of the Pool Safety Certificate to the lessor and/or agent;
 - (c) Where a compliant pool fence is required for a regulated pool, obtain the lessor's consent regarding a proposed fence in accordance with clause 27 of the standard terms;
 - (d) In circumstances where consent is provided to the tenant by the lessor in accordance with clause 27 of the standard terms, construct and maintain the fence as required by the *Building Act 1975*, at the tenant's own expense.
- (3) In accordance with clause 55(1) and 55(2), where consent is provided by the lessor to the tenant for a portable pool of a depth of 300mm or greater and/or as prescribed by the *Building Act 1975*, the tenant hereby agrees to indemnify and hold harmless the lessor and agent for any loss, claim, suit or demand, brought, caused or contributed to, directly or indirectly, by the portable pool.

INITIALS (Note: initials not required if signed with Electronic Signature)

EF014 05/20

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Page 2 of 3

Special Terms *continued...*

These Special Terms have been adopted and approved by The Real Estate Institute of Queensland Ltd.

56 Electronic Signing

- (1) Electronic Signature means an electronic method of signing that identifies the person and indicates their intention to sign this agreement;
- (2) If this agreement is signed by any party or the lessor's agent using an Electronic Signature, the tenant and the lessor:
 - (a) agree to enter into this agreement in electronic form; and
 - (b) consent to either, or both parties, or the lessor's agent signing this agreement using an Electronic Signature.

Annexure A

ENTRY CONDITION REPORT An Entry Condition Report is provided at the start of tenancy. The tenant is to return the completed Report, clearly noting all defects. Notwithstanding fair wear and tear, on inspection of the unit or on vacating the premises, any defects found which were not recorded on the Report shall be deemed to have been caused by the tenant. The tenant agrees to meet the costs associated with the repairs to such defects, and any items broken or damaged during the tenancy must be repaired/replaced.

BIN COLLECTIONS - brought back after collection ; cannot be left out after collection day; must be stored in the gated yard in a place not easily visible from outside your premises.

BY-LAWS The tenant agrees to abide by all Body Corporate By-Laws. A copy of the By-Laws has been given to the tenant.

CLEANING The unit has been cleaned to a standard at the start of the tenancy and is to be cleaned to that same standard at the end of tenancy. Tenants agree that the following cleaning items are their responsibility and are not done by professional cleaners: the exterior cleared of cobwebs and screens brushed; all patios to be swept and any stains removed; under the eaves, gutters and downpipes to be free of garden waste. Blinds are to be wiped clean with soapy water. All rubbish must be removed from the premises. The bins must be left empty, clean and disinfected, otherwise a charge of \$33 (inc. GST) per bin will apply. **CARPETS** (if applicable) The carpets are new and are to be cleaned to that same standard at the end of tenancy. For long term tenancies, carpet must be cleaned to the same standard every 18 months.

GARDENS The lawn/garden inside your fence line: must be kept neat and tidy, free of weeds, watered regularly; and existing trees less than 2 metres high to be kept no higher than 2 metres. If you are unable to maintain this, please make arrangements with the Manager.

INCLUSIONS The tenant is responsible for keeping all inclusions clean. The tenant is to clean the air conditioning unit/s filters every 3 months in a manner that does not damage the filters and unit. For split air conditioning units, the tenant is to wipe the AC unit using a cleaning agent in a manner that does not damage the unit. Ceiling fans are to be wiped at least every 3 to 6 months.

KEYS Locks are not to be changed on premises. Any locks and therefore keys, changed will be replaced at tenants expense. If you require keys to your unit when you lock yourself out, it is a privilege for the Manager to open the door for you. Shall the Manager not be onsite or outside office hours, you may need to arrange a Locksmith at your own cost to open the door.

LIGHTS Light bulbs and fluorescent bulbs are the responsibility of the tenant.

MAINTENANCE AND REPAIRS Maintenance requests are to be made in writing in a timely manner, preferably by emailing the agent. The tenant consents to passing their name and contact details to tradespeople/contractors to gain access to the property for any required maintenance and/or quotes as per the lessor/agent instructions. Please notify the agent in writing should you wish to withdraw this consent.

PETS Pets only allowed once permission is given by both the owner and the Body Corporate Committee.

SMOKING is not permitted inside the unit. Note the by-laws regarding the making or releasing of odour, gas, dust or airborne particles.

BREAKING LEASE In the event of the tenant breaking the terms of the lease, whether intentionally or by default, the tenant herein agrees to:

1. Pay a reletting fee to the agent equal to one weeks rent (plus GST) for the service of providing a suitable replacement tenant.
2. The payment of rent up until such time as a replacement tenant commences to pay the rent, or until the date of the termination of the tenancy agreement, whichever is sooner.
3. The payment of advertising expenses to re-let, currently at the rate of \$110.
4. Rent being charged until the actual return of all keys and remote controls to the agents office.
5. Notify the agent a minimum of two (2) weeks in advance of vacating premises.

END OF TENANCY The tenant acknowledges that the notice of the tenants intention to leave may only be given by delivering a completed Form 13 to the lessors agent, giving a minimum of 14 days clear notice. Handover Day means the day stated in a notice to leave, or notice of intention to leave, as the day vacant possession of the premises is required to be, or will be, handed over to the agent. If keys and remotes are returned to the agent after that date, rent will continue to be charged until its return. An exit inspection will be arranged. The Exit Condition Report is to be completed by the tenant and agent and compared to the Entry Condition Report. To avoid any disputes with bonds at the end of tenancy, the cleaning and repairs standard must be adhered to. Should the property not be presented in the same condition as the time of entry (except for fair wear and tear), the agent will arrange for work to be done by the Manager or contractor at the tenants expense to account for those discrepancies. Charges for this work, if carried out by the Manager, will be at the rate of \$35 plus GST per half hour or part there-of. Work carried out by a contractor will be at the contractors quoted rate. Should the agent have to re-inspect the unit after the exit inspection, a charge of \$25 plus GST will apply.

INITIALS (Note: initials not required if signed with Electronic Signature)

SV 000024048652

5-1

Superannuation contributions splitting application

When completing this form

You can complete this form electronically or with a pen.

If you choose to use a pen:

- Print clearly in BLOCK LETTERS using a black pen only.
- Place X in ALL applicable boxes.

Section A: Your details

1 Tax file number (TFN)

- ! You don't have to provide your TFN to your superannuation fund. However, if your superannuation fund does not have your TFN, they cannot accept personal contributions (and other member contributions) and extra tax may be deducted from your employer contributions (and other assessable contributions).

2 Full name

Title:

Family name

First given name

Other given names

3 Address

Suburb/town

State/territory

Postcode

4 Date of birth

5 Daytime phone number

 (include area code)

6 Email address

Section B: Your superannuation fund's details

7 Super fund name

8 Australian business number (ABN)

9 Member account number

Section C: Your spouse's details

10 Tax file number (TFN)

! You don't have to provide your TFN to your superannuation fund. However, if your superannuation fund does not have your TFN, they cannot accept personal contributions (and other member contributions) and extra tax may be deducted from your employer contributions (and other assessable contributions).

11 Full name

Title:

Family name

First given name

Other given names

12 Address

Suburb/town

State/territory

Postcode

13 Date of birth

14 Daytime phone number (include area code)

15 Email address

Section D: Your spouse's superannuation fund details

16 Super fund name

17 ABN

18 Unique Superannuation Identifier (USI)

19 Member account number

20 Super fund address

Suburb/town

State/territory

Postcode

21 Super fund daytime phone number (include area code)

22 Super fund email address

Section E: Contributions splitting details

23 Financial year ending

! This must be either this current financial year or the previous financial year. You cannot apply to split contributions made to your account before the beginning of last financial year.

Day	Month	Year
30	06	2022

24 Taxed splittable contributions

Write the amount or percentage that your spouse is to receive. It cannot be more than 85% of the contributions you made in this category or more than your concessional contributions cap for the financial year. From 1 July 2019, the concessional contributions cap may be increased above the general concessional cap if you are eligible. To be eligible you must make concessional contributions in excess of the general concessional cap, have a total superannuation balance less than \$500,000 immediately prior to the financial year, and have unused concessional cap space from the previous 5 years (with 2018–19 financial year being the first year you can accrue unused concessional contributions). Your concessional contributions cap will equal the general concessional cap plus the previously unused concessional contributions made in excess of the general concessional contributions cap. Your increased concessional contributions cap, will be used to determine the maximum amount of taxed splittable contributions.

The contributions in this category include:

- employer contributions (including salary sacrifice contributions)
- personal contributions you made for yourself that you have advised your super fund you will claim as a tax deduction for (You advise your super fund by giving them a completed *Notice of intent to claim or vary a deduction for personal super contributions* form available from our website or your fund may have their own notice of intent form. You must do this **before** you lodge your *Superannuation contributions splitting application*).

Dollar amount \$ ~~·~~ OR percentage %

25 Untaxed splittable employer contributions

Write the amount or percentage that your spouse is to receive.

These can only be employer contributions to your public sector superannuation fund that you are requesting be split with your spouse.

Dollar amount \$ ~~·~~ OR percentage %

Section F: Your request and declaration

I request that you split the contributions detailed in section E to the superannuation account of my spouse as detailed in section D. I declare that the information provided on this form is correct and confirm that the amount to be split is within the legislatively specified limits.

Name (Print in BLOCK LETTERS)

Signature

DocuSigned by:

 2C2D161F4E3544A...

Date

Section G: **Your spouse's declaration**

I declare that at the date of this application I am the spouse of the applicant and I am either:

- less than my preservation age
- between my preservation age and 65 years, and not retired.

Name (Print in BLOCK LETTERS)

TINKI KELLY SMYTH

Signature

DocuSigned by:

 2C2D181F4E3544A...

Date

18-10-2023

Privacy

The ATO is a government agency bound by the *Privacy Act 1988* in terms of collection and handling of personal information and tax file numbers (TFNs). For further information about privacy law notices go to ato.gov.au/privacy

- Send your completed application to your superannuation fund. You don't send this form to the ATO.

b-1

Smyth Family Prosperity Fund General Ledger



As at 30 June 2023

Transaction Date	Description	Units	Debit	Credit	Balance \$
Accountancy Fees (30100)					
<u>Accountancy Fees (30100)</u>					
01/12/2022	TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON TD		253.00	b-2	253.00 DR
01/12/2022	TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON TD		253.00	b-3	506.00 DR
21/12/2022	TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON TD		3,267.00	b-4	3,773.00 DR
			3,773.00		3,773.00 DR

Total Debits: 3,773.00

Total Credits: 0.00



b-2

Smyth Family Prosperity Pty Ltd
5 Greenlinks Crescent
NARANGBA QLD 4504

Tax Invoice
035765

Ref: SMYTDC1
16 November, 2022

Description	Amount
<p>Attending to secretarial matters of the company on your behalf throughout the year with the Australian Securities & Investments Commission (ASIC):</p> <ul style="list-style-type: none"> • Attendance to ASIC company statements and review documentation on your behalf; • Checking and comparison of your company information with ASIC registers; • Preparation of annual company minutes as required by the Corporations Law; • Attendance to address changes throughout the year; • Provision of registered office address and maintenance of legislated ASIC opening hours; • Assurance your company files are up to date and compliant with current Corporations Law and associated legislation; • Acting as registered agent of the company. 	230.00

Please note that this invoice is now due.	230.00
*Credit card payments attract a surcharge	GST: \$ 23.00
	Amount Due: \$ 253.00

The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.

<input type="checkbox"/> (EFT) - Transfer to our account Account Name Simmons Livingstone & Associates BSB: 064 445 Account: 1052 7520		Ref: SMYTDC1 Invoice: 035765 16 November, 2022 Amount Due: \$ 253.00
<input type="checkbox"/> Credit Card (Please indicate type) <input type="checkbox"/> Mastercard <input type="checkbox"/> Visa		Card CCV
Card Number: <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/>		
Cardholder Signature		Expiry/.....
<small>Note that credit card payments attract a surcharge. Liability limited by a scheme approved under Professional Standards Legislation</small>		



6.3

Daniel Smyth
Smyth Family Prosperity Finance Pty Ltd
5 Greenlinks Crescent
NARANGBA QLD 4504

Tax Invoice
035764

Ref: SMYTDC2
16 November, 2022

Description	Amount
<p>Attending to secretarial matters of the company on your behalf throughout the year with the Australian Securities & Investments Commission (ASIC):</p> <ul style="list-style-type: none"> • Attendance to ASIC company statements and review documentation on your behalf; • Checking and comparison of your company information with ASIC registers; • Preparation of annual company minutes as required by the Corporations Law; • Attendance to address changes throughout the year; • Provision of registered office address and maintenance of legislated ASIC opening hours; • Assurance your company files are up to date and compliant with current Corporations Law and associated legislation; • Acting as registered agent of the company. 	230.00
230.00	
<p>Please note that this invoice is now due.</p> <p>*Credit card payments attract a surcharge</p>	
GST: \$	23.00
Amount Due: \$	253.00

The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.

<input type="checkbox"/> (EFT) - Transfer to our account Account Name Simmons Livingstone & Associates BSB: 064 445 Account: 1052 7520		Ref: SMYTDC2 Invoice: 035764 16 November, 2022
		Amount Due: \$ 253.00
<input type="checkbox"/> Credit Card (Please indicate type)		<input type="checkbox"/> Mastercard <input type="checkbox"/> Visa <input type="checkbox"/> Other Card CCV
Card Number: <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/>		
Cardholder Signature		Expiry/.....
<p><small>Note that credit card payments attract a surcharge. Liability limited by a scheme approved under Professional Standards Legislation</small></p>		



The Trustees
Smyth Family Prosperity Fund
5 Greenlinks Crescent
NARANGBA QLD 4504

Tax Invoice
036655

Ref: SMYTDS1
15 December, 2022

Description	Amount
<p>Preparation of Financial Statements for the fund for the year ended 30th June 2022 including the following:-</p> <ul style="list-style-type: none"> - Operating Statement, Statement of Financial Position & Notes to the Financial Statements - Trustee's declaration - Preparation and lodgement of income tax and regulatory return - Calculation of tax estimate - Memorandum of Resolutions - Calculations in relation to changes in market value of investments - Preparation of Member's Statements - Preparation of records in accordance with the auditor's requirements including payment of disbursement to Super Audits. <p style="text-align: right;">\$2,270</p>	
<p>Additional work</p> <ul style="list-style-type: none"> • Transition to Retirement Income Stream - processing transactions, calculations for 2023 minimum/maximum drawdown requirements, preparation of minutes • Preparation of Notice of Intent to claim superannuation deductions • Preparation of S290.170 receipt • Preparation of superannuation contributions splitting application • Processing transactions for superannuation splitting <p style="text-align: right;">\$1,000</p>	<p style="text-align: right;">3,270.00</p>

Description	Amount
<p style="text-align: right; font-family: cursive;"> Acc 3267 Audit 330 <hr/> 3597 </p>	

Please note that this invoice is now due.		3,270.00
*Credit card payments attract a surcharge	GST: \$	327.00
	Amount Due: \$	3,597.00

The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.

<input type="checkbox"/> (EFT) - Transfer to our account Account Name Simmons Livingstone & Associates BSB: 064 445 Account: 1052 7520	Ref: SMYTDS1 Invoice: 036655 15 December, 2022 Amount Due: \$ 3,597.00
<input type="checkbox"/> Credit Card (Please indicate type) <input type="checkbox"/> Mastercard <input type="checkbox"/> Visa Card Number: <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/> <input type="text"/>	Card CCV <input type="text"/> <input type="text"/> <input type="text"/>
Cardholder Signature Expiry/..... <small>Note that credit card payments attract a surcharge. Liability limited by a scheme approved under Professional Standards Legislation</small>	

TAX INVOICE

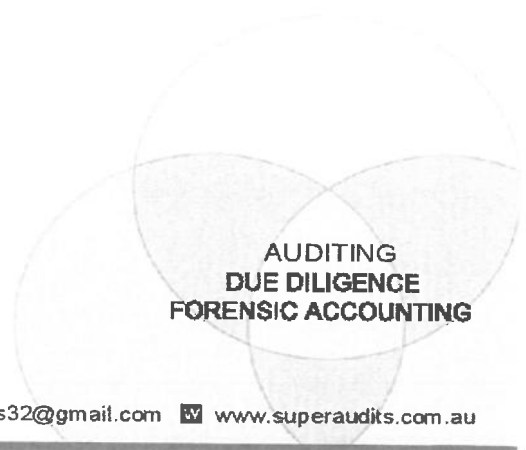
Supplier: Super Audits
Auditor: A.W. Boys
SMSF Auditor Number (SAN) 100014140
Registered Company Auditor (67793)
Address: Box 3376
Rundle Mall 5000
ABN: 20 461 503 652
Services: Auditing
Date: 14 December 2022
Recipient: Smyth Family Prosperity Super Fund
Address: C/- PO Box 806, OXFENFORD QLD 4210

Description of Services

Statutory audit of the Smyth Family Prosperity Super Fund for the financial year ending 30 June 2022.

Fee: \$300.00
GST: \$30.00
Total: \$330.00

Payment can be made with a cheque payable to Super Audits postal address being Box 3376 Rundle Mall 5000 or alternatively an EFT can be made BSB 015-056 Account No. 387392386.



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Smyth Family Prosperity Fund General Ledger



As at 30 June 2023

Transaction Date	Description	Units	Debit	Credit	Balance \$
ASIC Fees (30800)					
ASIC Fees (30800)					
10/01/2023	BPAY TO ASIC BP		290.00		290.00 DR
10/01/2023	BPAY TO ASIC BP		59.00		349.00 DR
			349.00		349.00 DR

82

85

Total Debits: 349.00

Total Credits: 0.00

82



ASIC
Australian Securities & Investments Commission

ABN 86 768 265 615

Inquiries
www.asic.gov.au/invoices
1300 300 630

SMYTH FAMILY PROSPERITY FINANCE PTY LTD
SIMMONS LIVINGSTONE AND ASSOCIATES PTY L
PO BOX 806 OXFENFORD QLD 4210

INVOICE STATEMENT

Issue date 11 Nov 22

SMYTH FAMILY PROSPERITY FINANCE PTY LTD

ACN 615 862 194

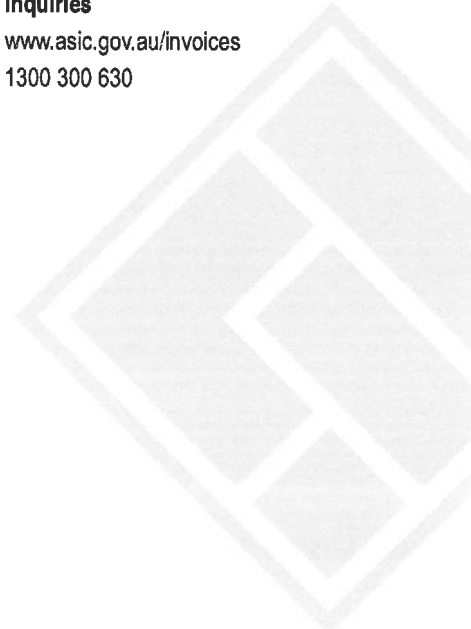
Account No. 22 615862194

Summary

Opening Balance	\$0.00
New items	\$290.00
Payments & credits	\$0.00
TOTAL DUE	\$290.00

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

Transaction details are listed on the back of this page



Please pay

Immediately	\$0.00
By 11 Jan 23	\$290.00

If you have already paid please ignore this invoice statement.

- Late fees will apply if you do NOT
 - tell us about a change during the period that the law allows
 - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
 - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



ASIC
Australian Securities & Investments Commission

PAYMENT SLIP
SMYTH FAMILY PROSPERITY FINANCE PTY LTD

ACN 615 862 194 Account No: 22 615862194



22 615862194

TOTAL DUE	\$290.00
Immediately	\$0.00
By 11 Jan 23	\$290.00

Payment options are listed on the back of this payment slip

	Bill Code: 17301
	Ref: 2296158621948



*814 129 0002296158621948 79

Transaction details:

page 2 of 2

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	Transactions for this period	ASIC reference	\$ Amount
2022-11-11	Annual Review - Pty Co	4X1566544480B A	\$290.00
	Outstanding transactions		
2022-11-11	Annual Review - Pty Co	4X1566544480B A	\$290.00

PAYMENT OPTIONS



Billpay Code: 8929
Ref: 2296 1586 2194 879

Australia Post

Present this payment slip. Pay by cash, cheque or EFTPOS

Phone

Call 13 18 16 to pay by Mastercard or Visa

On-line

Go to postbillpay.com.au to pay by Mastercard or Visa

Mail

Mail this payment slip and cheque (do not staple) to ASIC,
Locked Bag 5000, Gippsland Mail Centre VIC 3841

Biller Code: 17301
Ref: 2296158621948

Telephone & Internet Banking – BPAY®
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au



Company: SMYTH FAMILY PROSPERITY FINANCE PTY LTD ACN 615 862 194

Company details

Date company registered 11-11-2016
 Company next review date 11-11-2023
 Company type Australian Proprietary Company
 Company status Registered
 Home unit company No
 Superannuation trustee company No
 Non profit company No

Registered office

C/- SIMMONS LIVINGSTONE & ASSOCIATES, UNIT 30 , 340 HOPE ISLAND ROAD , HOPE ISLAND QLD 4212

Principal place of business

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Officeholders

SMYTH, TINKI KELLY

Born 15-11-1966 at NEW ZEALAND

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Office(s) held: Director, appointed 11-11-2016
 Secretary, appointed 11-11-2016

SMYTH, DANIEL PAUL

Born 12-04-1961 at IRELAND

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Office(s) held: Director, appointed 11-11-2016

Company share structure

Share class	Share description	Number issued	Total amount paid	Total amount unpaid
ORD	ORDINARY	12	12.00	0.00

Members

SMYTH , TINKI KELLY		5 GREENLINKS CRESCENT , NARANGBA QLD 4504		
Share class	Total number held	Fully paid	Beneficially held	
ORD	6	Yes	Yes	
SMYTH , DANIEL PAUL		5 GREENLINKS CRESCENT , NARANGBA QLD 4504		
Share class	Total number held	Fully paid	Beneficially held	
ORD	6	Yes	Yes	

Document history

These are the documents most recently received by ASIC from this organisation.

Received	Number	Form	Description	Status
09-05-2022	5EGC44918	484	CHANGE TO COMPANY DETAILS	Processed and imaged
30-04-2018	8E0133342	484	CHANGE TO COMPANY DETAILS	Processed and imaged
11-11-2016	2E6639203	201	APPLICATION FOR INCORPORATION (DIVN 1)	Processed and imaged

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ASIC
Australian Securities & Investments Commission

ABN 86 768 265 615

Inquiries
www.asic.gov.au/invoices
1300 300 630

SMYTH FAMILY PROSPERITY PTY LTD
SIMMONS LIVINGSTONE AND ASSOCIATES PTY L
PO BOX 806 OXENFORD QLD 4210

INVOICE STATEMENT

Issue date 11 Nov 22

SMYTH FAMILY PROSPERITY PTY LTD

ACN 615 862 014

Account No. 22 615862014

Summary

Opening Balance	\$0.00
New items	\$59.00
Payments & credits	\$0.00
TOTAL DUE	\$59.00

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

Transaction details are listed on the back of this page

Please pay

Immediately	\$0.00
By 11 Jan 23	\$59.00

If you have already paid please ignore this invoice statement.

- Late fees will apply if you do NOT
 - tell us about a change during the period that the law allows
 - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
 - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



ASIC
Australian Securities & Investments Commission

PAYMENT SLIP

SMYTH FAMILY PROSPERITY PTY LTD

ACN 615 862 014

Account No: 22 615862014



22 615862014

TOTAL DUE	\$59.00
Immediately	\$0.00
By 11 Jan 23	\$59.00

Payment options are listed on the back of this payment slip



Billers Code: 17301
Ref: 2296158620148



*814 129 0002296158620148 44

Transaction details:

page 2 of 2

86

	Transactions for this period	ASIC reference	\$ Amount
2022-11-11	Annual Review - Special Purpose Pty Co	4X1566541480P A	\$59.00
	Outstanding transactions		
2022-11-11	Annual Review - Special Purpose Pty Co	4X1566541480P A	\$59.00

PAYMENT OPTIONS



Billpay Code: 8929
Ref: 2296 1586 2014 844

Australia Post

Present this payment slip. Pay by cash, cheque or EFTPOS

Phone

Call 13 18 16 to pay by Mastercard or Visa

On-line

Go to postbillpay.com.au to pay by Mastercard or Visa

Mail

Mail this payment slip and cheque (do not staple) to ASIC,
Locked Bag 5000, Gippsland Mail Centre VIC 3841

Bill Code: 17301
Ref: 2296158620148

Telephone & Internet Banking – BPAY®
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au



Company: SMYTH FAMILY PROSPERITY PTY LTD ACN 615 862 014

Company details

Date company registered 11-11-2016
 Company next review date 11-11-2023
 Company type Australian Proprietary Company
 Company status Registered
 Home unit company No
 Superannuation trustee company Yes
 Non profit company No

Registered office

C/- SIMMONS LIVINGSTONE & ASSOCIATES, UNIT 30 , 340 HOPE ISLAND ROAD , HOPE ISLAND QLD 4212

Principal place of business

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Officeholders

SMYTH, TINKI KELLY

Born 15-11-1966 at NEW ZEALAND

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Office(s) held: Director, appointed 11-11-2016
 Secretary, appointed 11-11-2016

SMYTH, DANIEL PAUL

Born 12-04-1961 at IRELAND

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Office(s) held: Director, appointed 11-11-2016

Company share structure

Share class	Share description	Number issued	Total amount paid	Total amount unpaid
ORD	ORDINARY	12	12.00	0.00

Members

SMYTH , TINKI KELLY

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Share class	Total number held	Fully paid	Beneficially held
ORD	6	Yes	Yes

SMYTH , DANIEL PAUL

5 GREENLINKS CRESCENT , NARANGBA QLD 4504

Share class	Total number held	Fully paid	Beneficially held
ORD	6	Yes	Yes

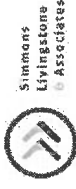
Document history

These are the documents most recently received by ASIC from this organisation.

Received	Number	Form	Description	Status
09-05-2022	5EGC44919	484	CHANGE TO COMPANY DETAILS	Processed and imaged
30-04-2018	8E0133426	484	CHANGE TO COMPANY DETAILS	Processed and imaged
11-11-2016	2E6639163	201	APPLICATION FOR INCORPORATION (DIVN 1)	Processed and imaged

Smyth Family Prosperity Fund
Depreciation Schedule

For The Period 01 July 2022 - 30 June 2023



Investment	Purchase Date	Cost	Opening Written Down Value	Adjustments			Depreciation				Closing Written Down Value	
				Disposals/ Decrease	Additions/ Increase	Total Value For Depreciation ¹	Method	Rate	Calculated Depreciation ²	Posted Depreciation ³		Deductible Capital Works
77200 / 52/10Web 30/06/2021												
52/100 Webster Road, Deception Bay QLD, Australia												
Bearers & Timbers												
	08/03/2019	2,799.50	2,570.13			2,799.50	Capital Works	2.50 %	69.99	307.97	69.99	2,570.13
Carpet												
	12/05/2017	2,343.00	747.47			747.47	Diminishing Value	20.00 %	149.49			597.98
Cooktop/Oven												
	03/03/2020	764.00	501.44			501.44	Diminishing Value	16.67 %	83.59			417.85
Dishwasher												
	28/03/2022	395.00	374.44			374.44	Diminishing Value	20.00 %	74.89			299.55
		6,301.50	4,193.48			4,422.85				307.97	69.99	3,885.51
		6,301.50	4,193.48			4,422.85				307.97	69.99	3,885.51

1 Amounts have been pro rated based on number of days in the year
 2 Depreciation/Capital Works calculated as per depreciation method
 3 Depreciation amounts posted to the ledger

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10-1

Audit Shield Service

Smyth Family Prosperity Fund
5 Greenlinks Cres
NARANGBA QLD 4504

Tax Receipt

TAI-25505901

Ref: SMYTDS1

6 July 2023

DEFT Ref No: 404251255059015

Details

Expiry Date: 31 October 2023 at 4p.m.
Level of Cover: \$ 10,000.00
Turnover Category: Self-Managed Super Fund

Payment

Fee for Audit Shield service participation:	\$ 354.55
GST Added:	\$ 35.45
Invoice Amount:	\$ 390.00
Total Paid Amount (excl. surcharge)^:	\$ 390.00

^ Credit card payments incur a surcharge of up to 1.5%.
International card payments may incur an additional surcharge.

Paid Date*: 31 October 2022

* Participation in the Audit Shield service is active the next business day upon receipt of payment.

Name of Entities / Individuals to be covered:

Smyth Family Prosperity Fund

OneCare
2022/2023 INSURANCE PREMIUM SUMMARY



036 - 1627078 - 03 - 010617
Smyth Family Prosperity Pty Ltd Atf
C/- Trustees
5 Greenlinks Crescent
NARANGBA QLD 4504

www.onepath.com.au
Customer Care: 133 667
client.onepath@zurich.com.au
Locked Bag 994
North Sydney NSW 2059

Policy number
77532297

27 July 2023

Dear Policy Owner,

Important information for your 2022/2023 tax return

To help you prepare your income tax return for the year ending 30 June 2023, the following table shows the premium paid on your policy throughout the financial year, and (if applicable) the portion of that premium considered to be for benefits that replace income.

Life Insured	Cover Type	Total Premium Paid	Portion of total premium paid for income benefit/s
Daniel P Smyth	Life Cover	\$4,100.00	-

What does this mean for me?

The information contained in this letter does not constitute tax advice. We recommend you seek independent tax advice specific to your personal circumstances, from an accountant or registered tax agent.

We're here to help?

If you have any questions or would like further information, you can:

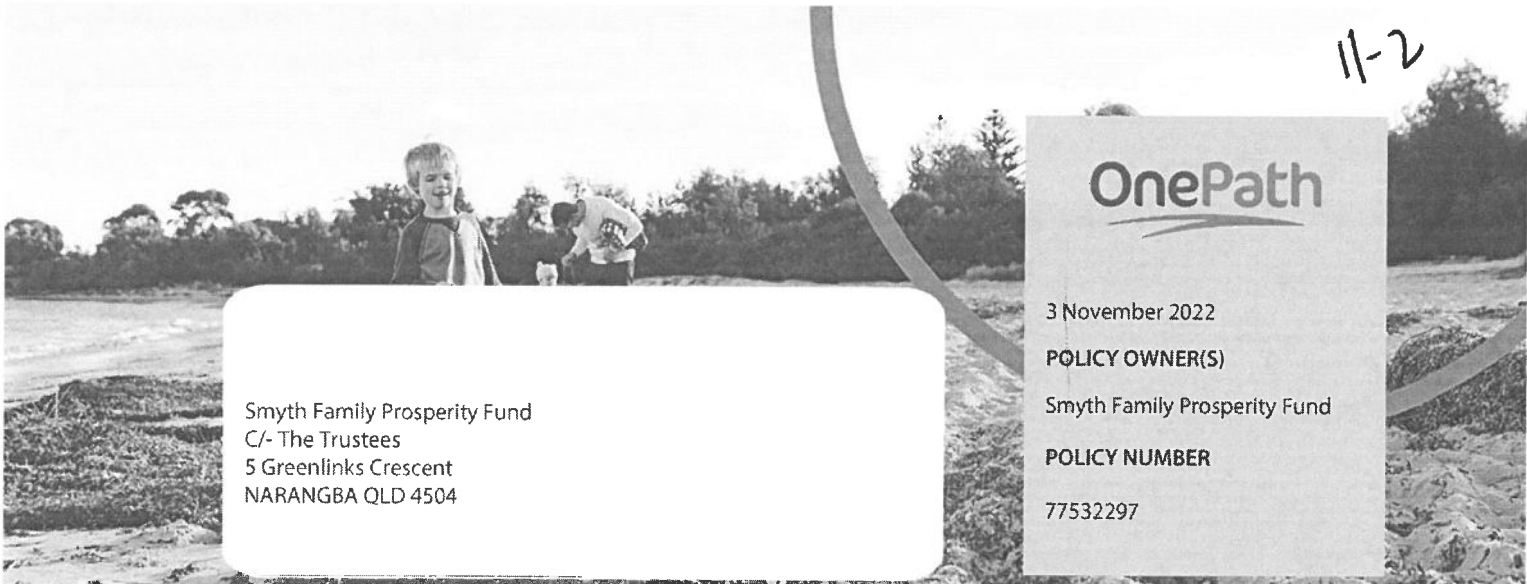
- Log Into My OnePath Life (onepath.com.au/myonepathlife) to access your summary and policy information.
- Go to onepath.com.au/EOFYFAQ
- Contact your financial adviser Samuel Young.
- Call Customer Care on 133 667, weekdays 08:30am to 06:00pm (AEST)

Yours sincerely,

Brendan Norton
Head of Customer & Adviser Experience
Life & Investments

POSTED

11-2



Smyth Family Prosperity Fund
C/- The Trustees
5 Greenlinks Crescent
NARANGBA QLD 4504

OnePath
3 November 2022
POLICY OWNER(S)
Smyth Family Prosperity Fund
POLICY NUMBER
77532297

The policy change you requested has been completed.

Dear Trustee,

Thank you for continuing to trust us to protect what matters through your OneCare held through super policy.

You recently requested to make some changes to your OneCare held through super policy.


We wanted to let you know that your request has now been completed, and your changes are now reflected in your policy.

We know that reviewing and making changes to your life insurance can involve important and complex decisions. But we also know that as your life changes, your insurance should too.

That's why you've taken an important step to change your OneCare held through super policy to better meet your needs.

Your cover snapshot

Here is a quick view of some of your cover. For a detailed look, please see the attached Policy Schedule.

	Daniel you are now insured for	Life Cover	\$500,000
---	--	------------	-----------

What's included in this Amendment Notice

- ✓ A quick summary of your cover
- ✓ A detailed overview of your policy, including changes, in the Policy Schedule
- ✓ Information about your premium and any changes to your premium, policy or cover
- ✓ The benefits of being a OnePath customer
- ✓ How to get more from your policy
- ✓ How to make a claim.

What you need to do

- ✓ Read this pack and Policy Schedule to check everything is correct and your changes have been made
- ✓ Call us on 133 667 if anything is missing or incorrect
- ✓ Review the claims process, which you can also find in your Policy Schedule
- ✓ File your Policy Schedule in a safe place (we recommend keeping it with other important documents, such as estate records or your will)

Your annual premium is
\$4,100.00

Payment method
Annual Cheque

 Call us: 133 667

 Email us: client.onepath@zurich.com.au

 Your Financial Adviser: Mr Samuel Young

Go further with OnePath



Being a OnePath customer means you get more than just the cover offered by your life insurance.



Get the clarity you deserve

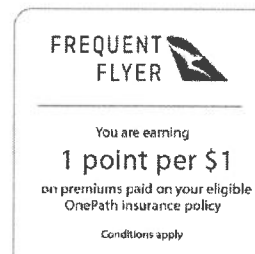
You deserve to know exactly how your insurance works. Head to OnePath Clarity to learn about types of cover, maximising the value of your cover, how your premium is calculated and how to make a claim.

Visit onepathclarity.com.au for more information



Earn Qantas Points on your premiums¹

You are now earning 1 Qantas Point per dollar of premium paid with your Eligible OnePath Insurance Policy. To check your points balance, or to see ways that you can use your points, go to qantas.com/youraccount.



Your communication options

You have elected to receive your important policy correspondence in the post.

You can change this preference over to email at anytime by calling us on 133 667, or by logging in to **My OnePath Life**, our 24/7 self-service portal.

We may still need to send you emails from time to time (general notifications or messages, for example), but your important policy documents will always be sent according to your preference.



Control your policy anytime, anywhere

View and make changes to your policy quickly and easily by logging on to **My OnePath Life**, our 24/7 self-service portal. You can access and download your policy documents, including renewal notices and your Policy Schedule, as well as change your payment details, your personal details and your contact preferences.

Visit onepath.com.au/myonepathlife to register for access or for more information



Get more value from your cover with OnePath Rewards

When you receive access to My OnePath Life, you also receive access to OnePath Rewards, our health and wellbeing program that provides content and tools to help boost your overall health.² Plus, you can earn wellness points for discounts on everyday expenses such as groceries and fuel.

Log on to My OnePath Life to get healthy, and be rewarded.

Visit onepath.com.au/myonepathlife for more information

¹ You must be a Qantas Frequent Flyer member and correctly register your Qantas Frequent Flyer membership details with OnePath to earn Qantas Points on eligible insurance policies. Eligible insurance policies are the policies listed in the 'OnePath and Qantas Frequent Flyer Rewards terms and conditions' available at onepath.com.au/qff-terms-conditions, as defined for 'Eligible OnePath Insurance Policy'. A joining fee usually applies. However, OnePath has arranged for this to be waived for new customers who join at qantas.com/onepathjoin. This complimentary join offer may be withdrawn at any time. Membership and points are subject to Qantas Frequent Flyer program terms and conditions available at qantas.com/terms. The maximum number of points you can earn on eligible policies is capped at 20,000 points per year, per policy. Qantas Points accrue in accordance with and subject to the 'OnePath and Qantas Frequent Flyer Rewards terms and conditions'. Qantas does not endorse, is not responsible for and does not provide any advice, opinion or recommendation about these products or the information provided by OnePath in this communication.

² OnePath Rewards is owned and operated by Health Logix Pty Ltd ABN 79 112 238 990. OnePath does not collect, use, store or disclose any personal information about you received via OnePath Rewards.



Call us: 133 667



Email us: client.onepath@zurich.com.au



Your Financial Adviser: Mr Samuel Young

Important things to remember

Have you had any medical events, injuries or illness?

It can sometimes be easy to forget what you're covered for, and you may be able to claim against something that's happened to you since you took your policy out.

Please consider if anything has happened to you, and call us at 1300 555 250 if you wish to make a claim. Our Life Insurance specialists will advise you on what's claimable on your policy, as well as guide you and make sure you're taken care of from the first step in the claims process to the last.

To learn more about the claims process and what it means for you and your beneficiaries, please visit onepathclarity.com.au/go/claimsprocess

Have confidence in your cover

Your OneCare held through super is a Guaranteed Renewable policy. This means that as long as you keep paying your premiums, your coverage continues, and your policy terms and conditions **cannot** be reduced or cancelled – even if your health declines or your personal risks increase. For example, if you're diagnosed with diabetes or even choose to start base jumping two days after you take out your policy, you're guaranteed to have the same cover, for the same price. In fact, you don't even have to tell us about these changes.

To find out more, visit onepathclarity.com.au/go/advantage



We're in the business of paying claims

It's our job to be there for you when you need to make a claim, to provide you with complete support when it matters most.

It's why we pay over 9 of every 10 claims³ we get – because we're in the business of paying claims.

Visit onepathclarity.com.au to learn more about the claims process, read claims stories and see why some claims aren't paid.

³ 2020 OnePath Claims, ASIC Claims Comparison 2021




Call us: 133 667



Email us: client.onepath@zurich.com.au



Your Financial Adviser: Mr Samuel Young



Are you in difficulty?

Life insurance is all about long-term certainty, but sometimes that certainty comes under immediate pressure.

As your life insurer, we take very seriously our responsibility to ensure you are supported if you are experiencing financial hardship.

Your product is flexible, and there are various ways that we can support you to make sure you can stay protected as you navigate through the difficulties you might be experiencing.

Visit www.onepathclarity.com.au/go/support to see some options you can consider to reduce the costs of your cover, and give you valuable breathing space.

If you are having difficulty in paying your premiums, or for anything else to do with your cover, please call us on 133 667. We're here to support you.

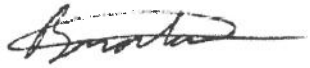
Reminder - duty to take reasonable care not to make a misrepresentation

Your duty to take reasonable care not to make a misrepresentation is explained in the PDS and the Life Insured's Personal Statement and it applies each time you provide us with information before we issue a policy. Not meeting your legal duty can have serious impacts on your insurance. Before your cover starts, please tell us about any changes that mean you and each person who answered our questions would now answer differently. It could save time if you let us know about any changes as and when they happen. This is because any changes might require further assessment or investigation.

We're here for you

If you have any questions about your cover or you wish to change something, please call your financial adviser, Mr Samuel Young, or call us at 133 667. Thank you for your trust – we're here to protect you.

Yours sincerely,



Brendan Norton
 Head of Customer & Adviser Experience
 Life & Investments

Important information

Zurich Australia Limited (Zurich, OnePath) ABN 92 000 010 195. AFSL 232510 is the Issuer of OneCare. This includes OneCare External Master Trust and OneCare SMSF.

This information is of a general nature and does not take into account your personal objectives, financial situation or needs. You should consider these factors, the appropriateness of the information and the OneCare Product Disclosure Statement and policy terms (PDS) available online at onepath.com.au or by calling 133 667 before making any decisions.

PBRK-017297-2021

11-6

Zurich Australia Limited

ABN 92 000 010 195
AFSL 232510

onepath.com.au
client.onepath@zurich.com.au



Your OneCare held through super Policy Schedule

Thank you for choosing OnePath for your protection.

This Policy Schedule is an important document and, along with your Product Disclosure Statement, your Policy Terms and any other notices issued by us to you, should be stored in a secure place. Can't find your PDS, Policy Terms or any other important documents? Please call us on 133 667.

3 November 2022

POLICY NUMBER

77532297

POLICY OWNER(S)

Smyth Family Prosperity Fund

POLICY START DATE

26 September 2017

POLICY ANNIVERSARY DATE

26 September

FINANCIAL ADVISOR

Mr Samuel Young

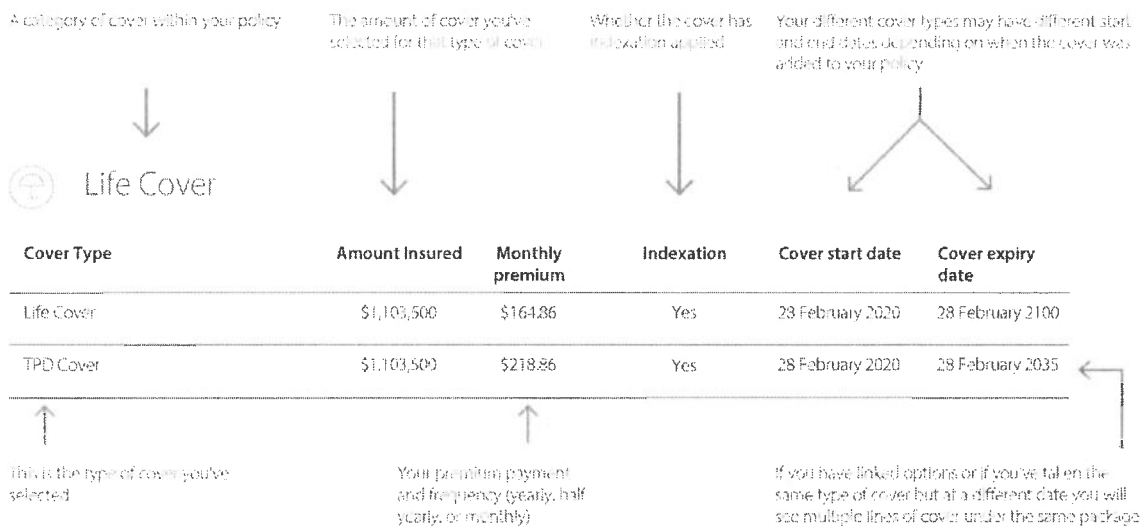
WHAT'S IN THIS POLICY SCHEDULE

- ✓ Both a summarised view of the cover you have in this policy, as well as a detailed overview including the lives insured, and your costs
- ✓ How to contact us and make a claim
- ✓ Information about your premium, including any reductions or fees

WHAT YOU NEED TO DO

- ✓ Please check that all details are correct
- ✓ If anything is missing or incorrect, please call us on 133 667 or speak with your financial adviser
- ✓ You should keep this Policy Schedule in a secure place, along with its policy documents, as they will be required when you make a claim. If you lose the Policy Schedule, Policy Terms or any of your other insurance documents you can contact us for a replacement copy

How to read this Policy Schedule



Important Information

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PBRK-017317-2021

Zurich Australia Limited

ABN 92 000 010 195
AFSL 232510

onepath.com.au
client.onepath@zurich.com.au



11-7

Who you're protecting

Below is a summary of the individuals covered in your policy. The most recent information we have is shown here.

If any of these details have changed, please call us on 133 667.

Please refer to the rest of this Policy Schedule for a detailed view of the cover each of these individuals has.



Daniel Smyth

Date of Birth	12 April 1961
Gender	Male
Age	61

Zurich Australia Limited

ABN 92 000 010 195
AFSL 232510

onepath.com.au
client.onepath@zurich.com.au



11-8

Your cover summary

Below is a summary of your covers for your convenience. For full details of your cover, please refer to the rest of this Policy Schedule.



Life Cover

We generally pay a lump sum to the trustee of your super fund in the event of your death or terminal illness.

Name	Amount insured	Annual premium
Daniel Smyth	\$500,000	\$4,100.00

Annual premium:		\$4,100.00
------------------------	--	-------------------

11-01



To make a claim

3 November 2022

POLICY NUMBER

77532297

Do you need to make a claim?

If any insured person on this policy has had any medical events, injuries or illness, you may be able to claim.

Please consider if anything has happened to you.

Speak to your financial adviser first, if possible. They can often help you through the process.

Call our Claims Helpline at 1300 555 250 if you wish to make a claim - our Claims team will advise you on what's claimable on your policy, as well as guide you and make sure you're taken care of from the first step in the claims process to the last.

To make a claim:

1

If you have a financial adviser, speak with them first.

They can often help you through the process.

2

Call our Claims Helpline on 1300 555 250. Make sure you have your policy details and basic information about the event that prompted the claim.

3

We will send appropriate claim forms within 24 hours of your call and inform you of any additional documents you need to provide.

4

Send us completed claim forms and additional requested documents.

5

We will assign you a Claims Assessor who will be your point of contact and help you through the process.

6

We will get to work reviewing your claim, providing you an update within 5 business days.

OnePath has adopted the Life Insurance Code of Practice, so you can have certainty about how you will be treated and communicated during the claims process. Read more about it at <https://www.fsc.org.au/policy/life-insurance/code-of-practice>

11-10



Daniel Smyth

3 November 2022

POLICY NUMBER

77532297

Date of Birth: 12 April 1961

Gender: Male

LIFE COVER

Cover type	Amount insured	Annual premium	Indexation	Cover start date	Cover expiry date
Life Cover	\$500,000	\$4,100.00	Yes	26 September 2017	26 September 2091

You have selected:

Benefit Payment Type	Lump sum
Premium Type	Stepped
Smoker	No [†]

Optional extras:

Premium Waiver	No
Disability Option	
Business Guarantee Option	No

[†] Last recorded details. If any of this information has changed, you can let us know by contacting Customer Services on 133 667.

You should keep this Policy Schedule in a secure place, along with your other insurance policy documents, as they will be required when you make a claim. If you lose the Policy Schedule, Policy Terms or any of your other insurance documents you can contact us for a replacement copy.

The amounts insured under this policy are subject to the Policy Schedule, Policy Terms and any other notice issued by us to you.

Cover expires at the start of the day shown as the 'Cover expiry date'.

11-11

Smyth Family Prosperity Fund
C/- The Trustees
5 Greenlinks Crescent
NARANGBA QLD 4504

Product Name:
OneCare held through super
Policy owner(s):
Smyth Family Prosperity Fund
Policy Number:
77532297

3 November 2022

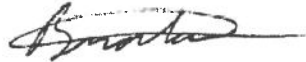
PREMIUM DUE

Dear policy owners,

Thank you for choosing us for your insurance needs. The premium for your policy is now due.

To maintain the valuable protection provided by your policy, please pay the premium amount of \$4,100.00 by 26 September 2022. This includes an overdue amount of \$4,100.00. You can pay the premium amount due by using any of the methods shown on the reverse side of this letter.

Kind Regards,



Brendan Norton
Head of Customer & Adviser Experience
Life & Investments
Zurich Australia Limited

ABN 92 000 010 195
AFSL 232510


onepath.com.au
client.onepath@zurich.com.au


PAYMENT ADVICE


Zurich Australia Limited
Locked Bag 994
North Sydney NSW 2059

Amount Due	\$4,100.00
Due Date	26 September 2022
Policy Number	77532297
First Life Insured	Daniel Smyth

Questions or changes?

 Call us:
133 667 weekdays
08:30am to 06:00pm (AEST)

 Email us:
client.onepath@zurich.com.au

 Your financial adviser:
Mr Samuel Young

PAYING YOUR PREMIUM

1. Periodic payments

You may choose to pay your future premium payments by periodic deductions from your:

- ✓ MasterCard
- ✓ VISA or
- ✓ Nominated bank account.

To make arrangements for direct debits, or to update your credit card or bank account details, you will need to sign and complete a Direct Debit or Credit Card Request form authorising your request. Please contact your financial adviser or Customer Services on 133 667 to obtain a form.

2. Phone

MasterCard or VISA.

Please contact Customer Services on 133 667.

Payment changes

If you pay your premiums by Direct Debit, you have the option of paying monthly, half-yearly or annually. If you wish to change how often you make payments, please contact Customer Services on 133 667 or email us at client.onepath@zurich.com.au. You can also contact us to arrange a quote based on different payment frequencies, to help you decide. Alternatively you can contact your financial adviser for further advice.

Your responsibility

If you don't pay your policy premium by the due date, the policy may lapse and your valuable protection will be lost. Of course, you may reapply for cover but your application may have to be reassessed and you could be required to provide updated information about your health and pastimes.

Enquiries

Call Customer Services on 133 667, weekdays between 08:30am and 06:00pm AEST.

Important information

Zurich Australia Limited (Zurich, OnePath) ABN 92 000 010 195, AFSL 232510 is the issuer of OneCare. This includes OneCare External Master Trust and OneCare SMSF.

This information is of a general nature and does not take into account your personal objectives, financial situation or needs. You should consider these factors, the appropriateness of the information and the OneCare Product Disclosure Statement and policy terms (PDS) available online at onepath.com.au or by calling 133 667 before making any decisions.

12-1



LIFE INSURANCE

06 October 2023

Smyth Family Prosperity Pty Ltd
5 Greenlinks Crescent
NARANGBA QLD 4504

Policy number
93205627

Product type
MLC Insurance
(Super/External Super)
Life Insured
Tinki Smyth

To Smyth Family Prosperity Pty Ltd,

Annual Statement for Financial Year 2022/23

Superannuation: Smyth Family Prosperity Fund

Life insured: Mrs Tinki Smyth
Policy number: 93205627
Series: MLC Insurance (Wrap or SMSF)
Annual premium as at 30 June 2023: \$3,993.87

Dear Trustee,

Thank you for your recent request for details of your insurance held in the name of the trustee for Smyth Family Prosperity Fund. Please find below a summary of your insurance details.

Summary of your insurance details from 1 July 2022 to 30 June 2023.

Sum insured as at 30 June 2023:

Life Cover/1 \$500,000.00
Permanent Total Disability/1 \$500,000.00

Total premiums paid between 1 July 2022 and 30 June 2023 were: \$3,993.87

POSTED

Insurer
MLC Limited
ABN 90 000 000 402
AFSL 230694

PO Box 23455
Docklands VIC 3008

Tel 13 65 25
mlcinsurance.com.au

Insurance is issued by MLC Limited. MLC Limited uses the MLC brand under licence from the Insignia Financial Group. MLC Limited is part of the Nippon Life Insurance Group and is not a part of the Insignia Financial Group.

If you need help

If you have any questions, please:

- call your adviser **SAMUEL YOUNG** on **0425761255**
- send an email to enquiries.retail@mlcinsurance.com.au, or
- call us on **13 65 25** from 8:30am to 6:00pm (Melbourne/Sydney time), Monday to Friday.

Kind regards

Retail Administration Team

13-1

Smyth Family Prosperity Fund General Ledger



As at 30 June 2023

Transaction Date	Description	Units	Debit	Credit	Balance \$
Property Expenses - Agents Management Fees (41930)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
30/06/2023	T/up RE agent statement		1,720.27	4-1	1,720.27 DR
			1,720.27		1,720.27 DR
Property Expenses - Council Rates (41960)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
04/08/2022	BPAY TO MBRC RATES BP		489.35	14-1	489.35 DR
07/11/2022	BPAY TO MBRC RATES BP		489.35	14-2	978.70 DR
07/02/2023	BPAY TO MBRC RATES BP		489.35	14-3	1,468.05 DR
11/05/2023	BPAY TO MBRC RATES BP		489.35	14-4	1,957.40 DR
			1,957.40		1,957.40 DR
Property Expenses - Insurance Premium (41980)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
09/05/2023	BPAY TO TERRI SCHEER BP		365.00	15-1	365.00 DR
			365.00		365.00 DR
Property Expenses - Interest on Loans (42010)					
<u>Firstmac Loan ***1590 (FM1590)</u>					
05/07/2022	Loan Interest		547.02] 23	547.02 DR
05/08/2022	Loan Interest		657.30		1,204.32 DR
05/09/2022	Loan Interest		725.77		1,930.09 DR
05/10/2022	Loan Interest		765.10		2,695.19 DR
05/11/2022	Loan Interest		830.28		3,525.47 DR
05/12/2022	Loan Interest		834.06		4,359.53 DR
05/01/2023	Loan Interest		888.18		5,247.71 DR
05/02/2023	Loan Interest		891.31		6,139.02 DR
05/03/2023	Loan Interest		827.39		6,966.41 DR
05/04/2023	Loan Interest		946.43		7,912.84 DR
05/05/2023	Loan Interest		919.90		8,832.74 DR
05/06/2023	Loan Interest		980.57		9,813.31 DR
			9,813.31		
Property Expenses - Pest Control (42040)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
30/06/2023	T/up RE agent statement		143.00	4-1 + 16-1	143.00 DR
			143.00		143.00 DR
Property Expenses - Repairs Maintenance (42060)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
03/05/2023	TRANSACT FUNDS TFR TO ELRIC WILKINSON TD [TRANSACT FUNDS TFR TO ELRIC WILKINSON TD - roof repairs]		1,675.00	17-1	1,675.00 DR
03/05/2023	TRANSACT FUNDS TFR TO AUSOLAR TD [TRANSACT FUNDS TFR TO AUSOLAR TD - solar repairs]		616.00	17-2	2,291.00 DR
29/06/2023	52 100 Webster Rd TD [52 100 Webster Rd TD - Gansel plumbing \$104.50]		104.50	17-3	2,395.50 DR
30/06/2023	T/up RE agent statement		132.50	17-5	2,528.00 DR
30/06/2023	T/up RE agent statement		66.00	4-1	2,594.00 DR
			2,594.00		2,594.00 DR

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**Smyth Family Prosperity Fund
General Ledger**



As at 30 June 2023

Transaction Date	Description	Units	Debit	Credit	Balance \$
Property Expenses - Stationery, Phone and Postage (42090)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
30/06/2023	T/up RE agent statement		114.40	4-1	114.40 DR
			114.40		114.40 DR
Property Expenses - Strata Levy Fees (42100)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
15/07/2022	BPAY TO DEFT PAYMENTS BP		887.32	18-1	887.32 DR
01/09/2022	BPAY TO DEFT PAYMENTS BP		841.82	18-2	1,729.14 DR
30/11/2022	BPAY TO DEFT PAYMENTS BP		842.05	18-3	2,571.19 DR
28/02/2023	BPAY TO DEFT PAYMENTS BP		842.05	18-4	3,413.24 DR
01/06/2023	BPAY TO DEFT PAYMENTS BP		1,032.96	18-5	4,446.20 DR
			4,446.20		4,446.20 DR
Property Expenses - Water Rates (42150)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
23/09/2022	BPAY TO UNITYWATER BP		345.64	19-1	345.64 DR
19/12/2022	BPAY TO UNITYWATER BP		382.22	19-3	727.86 DR
03/04/2023	BPAY TO UNITYWATER BP		364.82	19-5	1,092.68 DR
29/06/2023	BPAY TO UNITYWATER BP		396.78	19-7	1,489.46 DR
			1,489.46		1,489.46 DR
Property Expenses - Borrowing costs (42200)					
<u>52/100 Webster Road, Deception Bay QLD, Australia (52/10Web)</u>					
30/06/2023	T/up borrowing costs 2023		342.87	20-1	342.87 DR
			342.87		342.87 DR

Total Debits: 22,985.91

Total Credits: 0.00

Rate notice

Moreton Bay
Regional Council



Customer Service Centres
Caboolture - 2 Hasking Street, Caboolture
Redcliffe - Irene Street, Redcliffe
Strathpine - 220 Gympie Road, Strathpine

Postal Address
PO Box 159
Caboolture Qld 4510

Customer Service
Ph: 1300 522 192

ABN: 92 967 232 136
www.moretonbay.qld.gov.au
mbrc@moretonbay.qld.gov.au



06657-036

Smyth Family Prosperity Finance Pty Ltd Tte
5 Greenlinks Crescent
NARANGBA QLD 4504

Property Details

Unit 52 100 Webster Road DECEPTION BAY QLD 4508
Lot 52 SP 174836
Rateable Valuation \$46,969

Property number

623733

Total Payable

\$489.35

Period of rating

1 July - 30 September 2022

Date of issue

6 July 2022

Due date for payment

5 August 2022

Council Rates & Charges

General Rate - Category U5N (minimum)	343.75
Regional Infrastructure and Environment Charge	25.00
Regional Infrastructure Charge:	\$19.50
Environment Charge:	\$5.50
Garbage Charge - Domestic	61.75
State Government Charges	
Emergency Management Levy - Group 2A	58.85
TOTAL PAYABLE	\$489.35

End of Quarter Processing Deadlines

Please note that due to processing deadlines, payments made after 29 June 2022 may not have been processed before the printing of this notice and may appear as an overdue balance.

Council has received a payment of \$17,625,982 from the State Government to mitigate any direct impacts of the State Waste Levy on households in the 2022/23 financial year

BPAY: Use your Phone or Internet banking
PHONE: Call 07 3480 6349
ONLINE: Go to www.moretonbay.qld.gov.au/pay
AUSTRALIA POST: Pay over the counter at any post office
MAIL: Send your payment to PO Box 159, Caboolture, Qld 4510
IN PERSON: Pay at any Customer Service Centre
DIRECT DEBIT: Go to www.moretonbay.qld.gov.au/rates/directdebit

INTEREST: Interest at the rate of 8% per annum compounded on daily rests will be charged on current rates that remain unpaid immediately after the Due Date. Balances brought forward from a previous period will continue to accrue interest from the beginning of this period.
PENSIONERS: Are you the owner and occupier of this property or do you have life tenancy under a Will or Court Order? If so, you may be eligible for a State or Council rebate if one is not already shown on this notice. Please contact us for further information or an application form.
PAYMENT PLAN: Please do not hesitate to contact us if you are having difficulty paying your rates on time.
RATING CATEGORY STATEMENT: To access your current rating category statement visit: www.moretonbay.qld.gov.au/ratescalculation

PAYMENT REMITTANCE SLIP



*2471 500623733006237335



Billers Code: 339457
Ref: 50 0623 7330 0623 7335

Location: Unit 52 100 Webster Road DECEPTION BAY QLD 4508
Customer Ref: 50 0623 7330 0623 7335

Property number

623733

Total Payable

\$489.35

Period of rating

1 July - 30 September 2022

Date of issue

6 July 2022

Due date for payment

5 August 2022

Scheduled 4/8/22

4083370-SEM-40401-ASA005-06657



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Rate notice

Moreton Bay
Regional Council

Customer Service Centres
Caboolture - 2 Hasking Street, Caboolture
Redcliffe - Irene Street, Redcliffe
Strathpine - 220 Gympie Road, Strathpine

Postal Address
PO Box 159
Caboolture Qld 4510

Customer Service
Ph: 1300 522 192

ABN: 92 967 232 136
www.moretonbay.qld.gov.au
mbrc@moretonbay.qld.gov.au



02089-036

Smyth Family Prosperity Finance Pty Ltd Tte
5 Greenlinks Crescent
NARANGBA QLD 4504

Property Details

Unit 52 100 Webster Road DECEPTION BAY QLD 4508
Lot 52 SP 174836
Rateable Valuation \$46,969

Property number

623733

Total Payable

\$489.35

Period of rating

1 October - 31 December 2022

Date of issue

7 October 2022

Due date for payment

7 November 2022

Council Rates & Charges

General Rate - Category U5N (minimum)	343.75
Regional Infrastructure and Environment Charge	25.00
Regional Infrastructure Charge:	\$19.50
Environment Charge:	\$5.50
Garbage Charge - Domestic	61.75
State Government Charges	
Emergency Management Levy - Group 2A	58.85
TOTAL PAYABLE	\$489.35

End of Quarter Processing Deadlines

Please note that due to processing deadlines, payments made after 29 September 2022 may not have been processed before the printing of this notice and may appear as an overdue balance.

4084343-SEM-141170-ASA006-02089

Council has received a payment of \$17,625,982 from the State Government to mitigate any direct impacts of the State Waste Levy on households in the 2022/23 financial year.

BPAY: Use your Phone or Internet banking
PHONE: Call 07 3480 6349
ONLINE: Go to www.moretonbay.qld.gov.au/pay
AUSTRALIA POST: Pay over the counter at any post office
MAIL: Send your payment to PO Box 159, Caboolture, Qld 4510
IN PERSON: Pay at any Customer Service Centre
DIRECT DEBIT: Go to www.moretonbay.qld.gov.au/rates/directdebit

INTEREST: Interest at the rate of 8%, per annum compounded on daily rests will be charged on current rates that remain unpaid immediately after the Due Date. Balances brought forward from a previous period will continue to accrue interest from the beginning of this period.
PENSIONERS: Are you the owner and occupier of this property or do you have life tenancy under a Will or Court Order? If so, you may be eligible for a State or Council rebate if one is not already shown on this notice. Please contact us for further information or an application form.
PAYMENT PLAN: Please do not hesitate to contact us if you are having difficulty paying your rates on time.
RATING CATEGORY STATEMENT: To access your current rating category statement visit: www.moretonbay.qld.gov.au/ratescalculation

PAYMENT REMITTANCE SLIP



*2471 500623733006237335



Billers Code: 339457
Ref: 50 0623 7330 0623 7335

Location: Unit 52 100 Webster Road DECEPTION BAY QLD 4508
Customer Ref: 50 0623 7330 0623 7335

Scheduled 7/11/22

Property number

623733

Total Payable

\$489.35

Period of rating

1 October - 31 December 2022

Date of issue

7 October 2022

Due date for payment

7 November 2022

143

Rate notice

Moreton Bay
Regional Council

Customer Service Centres
Caboolture - 2 Hasking Street, Caboolture
Redcliffe - Irene Street, Redcliffe
Strathpine - 220 Gympie Road, Strathpine

Postal Address
PO Box 159
Caboolture Qld 4510

Customer Service
Ph: 1300 522 192

ABN: 92 967 232 136
www.moretonbay.qld.gov.au
mbrc@moretonbay.qld.gov.au



01899-036

Smyth Family Prosperity Finance Pty Ltd Tte
5 Greenlinks Crescent
NARANGBA QLD 4504

Property Details

Unit 52 100 Webster Road DECEPTION BAY QLD 4508
Lot 52 SP 174836
Rateable Valuation \$46,969

Property number

623733

Total Payable

\$489.35

Period of rating

1 January - 31 March 2023

Date of issue

9 January 2023

Due date for payment

8 February 2023

Council Rates & Charges

General Rate - Category U5N (minimum)	343.75
Regional Infrastructure and Environment Charge	25.00
Regional Infrastructure Charge:	\$19.50
Environment Charge:	\$5.50
Garbage Charge - Domestic	61.75
State Government Charges	
Emergency Management Levy - Group 2A	58.85
TOTAL PAYABLE	\$489.35

End of Quarter Processing Deadlines

Please note that due to processing deadlines, payments made after 2 January 2023 may not have been processed before the printing of this notice and may appear as an overdue balance.

4084965-SEM-141865-ASA015-01899

Council has received a payment of \$17,625,982 from the State Government to mitigate any direct impacts of the State Waste Levy on households in the 2022/23 financial year.

BPAY: Use your Phone or Internet banking
PHONE: Call 07 3480 6349
ONLINE: Go to www.moretonbay.qld.gov.au/pay
AUSTRALIA POST: Pay over the counter at any post office
MAIL: Send your payment to PO Box 159, Caboolture, Qld 4510
IN PERSON: Pay at any Customer Service Centre
DIRECT DEBIT: Go to www.moretonbay.qld.gov.au/rates/directdebit

INTEREST: Interest at the rate of 8% per annum compounded on daily rests will be charged on current rates that remain unpaid immediately after the Due Date. Balances brought forward from a previous period will continue to accrue interest from the beginning of this period.
PENSIONERS: Are you the owner and occupier of this property or do you have life tenancy under a Will or Court Order? If so, you may be eligible for a State or Council rebate if one is not already shown on this notice. Please contact us for further information or an application form.
PAYMENT PLAN: Please do not hesitate to contact us if you are having difficulty paying your rates on time.
RATING CATEGORY STATEMENT: To access your current rating category statement visit: www.moretonbay.qld.gov.au/ratescalculation

PAYMENT REMITTANCE SLIP



*2471 500623733006237335



Billers Code: 339457
Ref: 50 0623 7330 0623 7335

Location: Unit 52 100 Webster Road DECEPTION BAY QLD 4508
Customer Ref: 50 0623 7330 0623 7335

Scheduled 7/2/23

Property number

623733

Total Payable

\$489.35

Period of rating

1 January - 31 March 2023

Date of issue

9 January 2023

Due date for payment

8 February 2023

144

Rate notice

Moreton Bay
Regional Council

Customer Service Centres
Caboolture - 2 Hasking Street, Caboolture
Redcliffe - 1 Irona Street, Redcliffe
Strathpine - 220 Gympie Road, Strathpine

Postal Address
PO BOX 159
Caboolture QLD 4510

Customer Service
Ph: 1300 522 192

ABN: 92 967 232 136
www.moretonbay.qld.gov.au



P097MBCRAT97_A4MA06/E-9237/S-10010/A-20019/

Smyth Family Prosperity Finance Pty Ltd Tte
5 Greenlinks Crescent
NARANGBA QLD 4504

This information was prepared on 31 March 2023 for the period
1 April 2023 to 30 June 2023

Property number: 623733

Property location:
Unit 52 100 Webster Road
DECEPTION BAY QLD 4508

Property description: Lot 52 SP 174836

Valuation: \$46,969

Rating category: General Rate - Category U5N (Residential
Units Non Owner Occupied (Community Title))

Rate notice summary	
Issue date: 11 April 2023	
Your last bill	\$489.35
Payments / adjustments	\$-489.35
Opening balance	\$0.00
New rates and charges	\$489.35
Total due	\$489.35
Due date	11 May 2023



Do it online with My Account

Get rate notices sent directly to your inbox and make other account changes.

Scan the QR code or visit www.mbrc.qld.gov.au/rates



Easy ways to pay



BPAY
Billers code: 339457
Reference number: 50 0623 7330 0623 7335



PHONE
Call (07) 3480 6349 (Mastercard and Visa only)
Reference number: 50 0623 7330 0623 7335



Post
Billpay



*2471 506623733006237335



IN PERSON
Pay at any of Council's Customer Service Centres
Mon to Fri 8.30am - 5pm



ONLINE
Scan the QR code or visit
www.mbrc.qld.gov.au/pay-your-rates



MAIL
Send your payment and remittance advice to:
Moreton Bay Regional Council
PO Box 159,
CABOOLTURE QLD 4510

*Scheduled
11/5/23*

Payment assistance

If you are having difficulty paying, please call Council as soon as possible so we can assist you in setting up a payment plan schedule or visit www.mbrc.qld.gov.au/rates

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Policy Schedule

Landlord Preferred Policy

21 March 2023

Smyth Family Prosperity Fund
5 Greenlinks Crescent
NARANGBA QLD 4504

POLICY NUMBER: TS0831481LPP
AMOUNT DUE: \$ 365.00
DUE DATE: 10/05/2023

Insured: Smyth Family Prosperity Fund

Insured Address: 52/100 Webster Road, DECEPTION BAY QLD 4508

Premium Type

Renewal

Sum Insured

Contents/Building \$60,000
Liability to Other \$20,000,000
Weekly rent Up to \$1,000

Expiry Date

10/05/2023. We invite you to renew your policy until 12:01am
10/05/2024

Managing Agent

Webster Property Management

Excess per claim

Loss of rent \$0
Add. benefits in Sect 1, Liability \$0
Tenant damage \$500
Scorching or pet damage \$250
Earthquake or Tsunami \$200
Other claims \$100

Property Details

The land size is less than 2 acres.
There is no business activity operated from this property.
The property is kept well maintained and in good condition*

Annual Premium \$365.00

This Policy Schedule is based on the information you gave us. Please check that this information is correct and complete. If any changes or additions need to be made now or during the period of insurance you must call us.

Last year's annual premium \$359.00
Change on last year 1.7 %

Insurer: AAI Limited ABN 48 005 297 807 AFSL 230859

Special Conditions/Additional Information

Please turn over for important policy information and payment details

TS00033.01-03/14 A

15.2

Insured details

What you have told us:

This document sets out the information that we have relied on to decide if we can insure you and on what terms. We may give you a copy of the information you have previously told us. If any of this information has changed, or is incorrect, please contact us.

You must call us to tell us if you or anyone to be insured under this policy:

- have had an insurer decline insurance, decline renewal on a policy or had special terms or conditions imposed on insurance
- have had, during the past 5 years, 3 or more claims under a landlord or home and contents insurance policy or made a claim of more than \$5,000
- have been convicted of theft or fraud in the last 5 years
- are aware of any existing circumstances which may lead to a claim under this policy.

If you have answered 'yes' to any of the above questions, please contact us.

When you need to contact us

It is important that you check the information provided on your Policy Schedule. If any details are incorrect or have changed, you should contact us to update your details.

Also, when you hold a policy with us, there are other circumstances you need to tell us about during the period of insurance. These circumstances are set out in the 'When you need to contact us' section of your PDS. If you do not contact us when you need to, you may not be covered under your policy and it may lead us to reduce or refuse to pay a claim and/or cancel your policy.

Privacy

We appreciate privacy is important to you. We are committed to protecting your personal information. For further information, please refer to our Privacy Statement and Suncorp Group Privacy Policy by visiting terrisscheer.com.au/privacy or call us on 1800 804 016.

Premium Details

Why your premium may change

Each time you renew your insurance, your premium is likely to change, even if your personal circumstances have not. There are many factors that may change your premium in any given year, examples include the amount your assets are insured for, your claims history, more accurate data, our claims experience and changes to repair/replacement costs. Your premium may also be impacted by changes to discounts.

The premium comparison has been included to assist you in understanding the changes to your premium, including the impact of any taxes and charges. The premium shown includes any discounts.

Cover	Last year	This year
Contents/Building	\$60,000	\$60,000
Weekly rent	Up to \$1,000	Up to \$1,000
Premium	\$299.42	\$304.42
GST	\$29.94	\$30.44
Stamp Duty	\$29.64	\$30.14
Annual Premium (*)	\$359.00	\$365.00

* Please note that minor rounding may be present in your premium calculation.

When referring to an amount from 'last year' on this notice

If you have made a change to your policy in the last 12 months, when we refer to an amount from last year, it may not be the amount you paid. To provide a more useful comparison, we are showing you an amount for your cover as of your most recent change. The amount from last year has been provided for comparison purposes only and should not be used for tax purposes.

Please contact Terri Scheer Insurance in the first instance if you have any questions about your policy.

*Property maintenance and condition

It is your responsibility to ensure that the property is kept well maintained and in good condition. This includes, but is not limited to: there are no blocked gutters, the roof is not rusted, your building is not infested with vermin, there is no termite damage and insured damage you have been compensated for has been repaired. Refer to the PDS for further details.

This document will be a tax invoice for GST when you make payment

Smyth Family Prosperity Fund - 52/100 Webster Road, DECEPTION BAY QLD 4508

Amount Payable

\$365.00

Due Date

10/05/2023

Policy Number

TS0831481LPP

Payment Reference No

708314810

Payment Options



By Phone: call us on 1800 804 016, with your Visa or Mastercard, using the Payment Reference No.



Billers Code: 63461

Ref: 708314810



Telephone & Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. To use the QR code, use the reader within your mobile banking app. More info: www.bpay.com.au

16-1



TAX INVOICE

Webster Property Management
 100 Webster Road
 Deception Bay Queensland 4508

Location
 100 Webster Road
 Deception Bay Queensland 4508

Invoice Date
 18 Jan 2023

Invoice Number
 INV-10442

Order Number

Reference
 7089466

Company Number
 ABN 96 605 928 872

Critters Pest Management PTY LTD
 P.O. Box 227
 Capalaba
 4157
 Qld
 Australia
 1300 342 592

admin@termitetreatment.com.au

Description	Quantity	Unit Price	Tax Rate %	Amount AUD
Job #7089466 - 100 Webster Road, Deception Bay, Queensland, 4508 Australia				
B/C Termite inspection (unit) Visual termite inspection to individual unit/townhouse 1, 2, 3, 11, 27, 29, 30, 32, 37, 41, 42, 45, 50, 52, 53, 54, 64, 66	18	88.00	10.00%	1,584.00
PC General pest treatment to internal 12 months service period for cockroaches and spiders 1, 2, 3, 11, 27, 29, 30, 32, 37, 41, 42, 45, 50, 52, 53, 54, 64, 66	18	55.00	10.00%	990.00
			Subtotal	2,340.00
			TOTAL GST	234.00
			TOTAL	AUD 2,574.00

Due Date: 19 Jan 2023
 Bank Deposit via EFT
 Bank: Westpac
 Name: Critters Pest Management Pty Ltd
 BSB: 034080
 AC#: 501205
 Ref#: Invoice number

52/100 Webster Rd share
 = \$143

PAYMENT ADVICE

Customer Webster Property Management
 Invoice Number INV-10442
 Order Number

Amount Due 2,574.00
 Due Date 19 Jan 2023

Amount Enclosed

Enter the amount you are paying above

16-2

Leeza Cox

From: Tinki Smyth <dantinki@outlook.com>
Sent: Monday, 9 October 2023 11:09 AM
To: Leeza Cox
Subject: Smyth Family Prosperity
Attachments: Solar Panel Removal.png; Ausolar Invoice.doc; Suoer Docs 2022 23.pdf

Hi Leeza,

The \$95 transaction on 29th June was paid to Alexander Gansel. It looks like I stuffed up and only paid \$95 instead of the invoice total of \$104.50. Gave myself some discount! Critters pest control invoice is for the whole complex so we only paid \$143 for our unit which is one termite inspection \$88 plus a pest treatment \$55. Pest control mob did the same last year. I cannot find last years lease agreement but will forward as soon as I get another copy.

Regards

Dan Smyth

17-1



ALL ABOUT ROOF TILING
ELRIC WILKINSON
0407 172 261
ROOF TILE SPECIALIST
OVER 25 YEARS EXPERIENCE - FREE QUOTES

All About Roof Tiling
Obcc lic no: 12069305, 12 BINOWEE COURT D'AGUILAR, QLD, 4514
Phone: 0407173251
admin@allaboutroofing.com.au
www.allaboutroofing.com.au
ABN: 26693074977

Tax invoice

Invoice number: IV20200779
Issue date: 26/04/2023
Due date: 03/05/2023

Bill to
CT533377 SOMMERSET PARK BODY CORPORATE

Description	Tax	Amount (\$) including tax
UNIT 52-100 WEBSTER RD SAFETY HARNESS ALLOWANCE X2 MEN TO FACILITATE WORKING AT HEIGHTS \$250.00 APPROX 4 SOLAR PANELS WILL HAVE TO BE REMOVED ABOVE POINT OF WATER INGRESS BY A LICENSED SOLAR REPAIRER YOU WILL HAVE TO SOURCE A QUOTE FOR THIS WORK LIFT ROOF TILES AND ROOF BATTENS ON HIGH SET ROOF UNDER LEFT HAND SIDE OF SOLAR PANELS REMOVE DAMAGED SISALATION PAPER AND SUPPLY AND INSTALL NEW SISALATION PAPER APPROX 5 SQM REHT ROOF BATTENS AND RELAT ROOF TILES AND SECURE \$500.00 LIFT ROOF TILES AND ROOF BATTENS ON LOW SECTION OF ROOF ABOVE GARAGE UNDER DOWN PIPE SPREADER PIPE SUPPLY AND FIT NEW SISALATION PAPER REHT ROOF BATTENS RELAY ROOF TILES AND SECURE 2 SQM \$275.00 REPOINT ALL RIDGE CAPPING USING FLEXIBLE POINTING 10 LM @\$40 PER LM \$400.00 REMOVE AND REPLACE APPROX 10 CRACKED AND BROKEN ROOF TILES @\$20 EACH SUPPLIED AND FIT \$200.00	GST	1,675.00

Tax	\$152.27
Total Amount (inc. tax)	\$1,675.00
Total paid	\$1,675.00
Balance due	\$0.00

View your invoice online
Click here to view

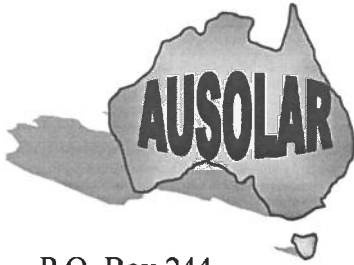
How to pay Due date: 03/05/2023

View your invoice online Bank deposit via EFT

Scan the QR code or click the link above to view this invoice online.

Bank	National Australia Bank
Name	Elric Wilkinson
BSB	084745
AC#	660442883
Ref#	IV20200779

17-2



AUSOLAR

Solar & Renewable Energy Systems

- Consulting
- Design
- Manufacture
- Installation
- Supply

P.O. Box 244
Deception Bay, Qld 4508
Australia

Heinz V. Hempel, Dipl. Ing.
Electronics Engineer
www.ausolar.com
heinzvhempel@gmail.com
BN 4553731 / ABN 24 334 202 509

Mobile: 0411 887819
Mobile : 0428 887819

DATE		<h2>TAX INVOICE</h2>			INVOICE NO
27.04.2023					2700
CHARGE TO			DELIVER TO		
The Owner 52/100 Webster Rd DECEPTION BAY Q4508			The Owner 52/100 Webster Rd DECEPTION BAY Q 4508		
ORDER	QUOTE	CUSTOMER	DISPATCH DATE	TRANSPORT	
Tel	2172	Owner 52/100 Webster Rd	26.04.2023	Ausolar	
DESCRIPTION		QTY	\$ UNIT PRICE	\$ GST (per unit)	\$ TOTAL incl. GST
Solar Modules Disassembling / Reassembling at the property 52/100 Webster Rd, Deception Bay Q 4508					
Service Call					
Solar Modules disassembled, disconnected, removing of bird protection, rewiring, reconnecting, reinstalling, refitting of bird protection		1	560.00	56.00	616.00
				TOTAL	\$ 616.00
				INCLUDES \$ GST OF	\$ 56.00
Account name : AUSOLAR			TOTAL DEPOSIT -		\$ 616.00
Bank name : St George Bank					
BSB no. : 114-879					
Account no. : 043456331			TOTAL DUE		\$ 616.00
PAYMENT TERMS: COD, EFT into Ausolar account (see above) , please					

17-3

Gansel Plumbing and Drainage

87 Warroo Drive
 Deception Bay QLD 4508
 0422119465
 info@ganselplumbing.com.au
 www.ganselplumbing.com.au
 ABN 91 355 156 365



Tax Invoice

INVOICE TO

52/100 Webster Road
 c/- Webster Property
 Management
 1/90 Webster Road
 Deception Bay QLD 4508

INVOICE NO. 1941**DATE** 25/06/2023**DUE DATE** 02/07/2023**TERMS** 7 days

DATE	ACTIVITY	DESCRIPTION	GST	QTY	RATE	AMOUNT
22/06/2023	Plumbing Maintenance	Leak under shower identified. Removed gyprock in garage for access. To rectify requires new puddle and framing timber to support shower base. Please see attachment.	GST	1	95.00	95.00

Our banking details have recently changed.
 Please review below prior to paying new invoices.

SUBTOTAL	95.00
GST TOTAL	9.50
TOTAL	104.50
BALANCE DUE	A\$104.50

BAS SUMMARY

RATE	GST	NET
GST @ 10%	9.50	95.00

Electronic Payment Details:

Account Name:
 Alexander Gansel
 Account Number: 23414138
 BSB: 124013

TAX INVOICE

STEVE'S APPLIANCE SERVICE
 PO BOX 1019
 CABOOLTURE QLD 4510
 AUSTRALIA
 PHONE: 07 3142 2096
 EMAIL:-stevappl@optusnet.com.au
 ABN
 25 814 581 233
 Elec Licence No 68391 REF Auth No. AU
 L025772

Invoice Number
INV-25827
 INVOICE DATE
 24 Sep 2022
 Account Number

 Reference
 625

Webster Property Management

Unit 1 90 Webster Rd
 DECEPTION BAY QLD 4508
 AUSTRALIA



Description	Quantity	Unit Price	GST	Amount AUD
To the owner of 52/100 Webster Rd Deception Bay QLD				
As requested attended property to investigate faulty phone port. Found phone port to be old and fragile Phone connection had broken and fell into wall Replace phone port in kitchen with new mechanism and grid plate Test and commission new install				
1, SERVICE CALL	1.00	80.00	10%	80.00
6, 1 HR Labour	0.30	90.00	10%	27.00
Single gang plate	1.00	4.50	10%	4.50
30RJ64SMT CATEGORY 3 'PHONE' MECH COMPUTER/COMMUNICATION ACCESSORY 30RJ64SMTWE	1.00	8.95	10%	8.95

PAYMENT ADVICE

To: STEVE'S APPLIANCE SERVICE
 PO BOX 1019
 CABOOLTURE QLD 4510
 AUSTRALIA

DIRECT DEBIT
 BENDIGO BANK MARGATE
 BSB 633-000
 ACC: 128282787

Customer Webster Property Management
 Invoice Number INV-25827
 Amount Due 132.50
 Due Date 01 Oct 2022
 Amount Enclosed

Enter the amount you are paying above

17-5

Description	Quantity	Unit Price	GST	Amount AUD
			Subtotal	120.45
			Total GST 10%	12.05
			Invoice Total AUD	132.50
			Total Net Payments AUD	0.00
			Amount Due AUD	132.50

Due Date: 01 Oct 2022

Please use our invoice number if paying by direct debit

--Thank You for supporting small family business--

We certify that the electrical installation, to the extent it is effected by the electrical work, has been Tested to ensure it is electrically safe and is in accordance with the requirements of the wiring rules and any other standard applying to the electrical installation under the Electrical Safety Regulation 2013

18-1

CTS 33377

ABN: 35363509859
100 WEBSTER ROAD
DECEPTION BAY QLD 4508

Accounts: 1300889227
Body Corporate Services (QLD) Pty Ltd

REMINDER NOTICE OF OVERDUE CONTRIBUTIONS

SMYTH FAMILY PROSPERITY FINANCE PTY LTD C/-
DANIEL PAUL & TI
5 GREENLINKS CRESENT
NARANGBA QLD 4504

Tax Invoice

Invoice No: 0000519 Issue Date: 05/07/22
Total Amount Overdue: \$ 887.32

Statement Activity for Body Corporate for SOMMERSET PARK - CTS: 33377 - ABN: 35363509859

Lot: 52 Unit: 52	Administrative Fund:	\$ 772.55
Address: 100 WEBSTER ROAD, DECEPTION BAY, QLD 4508	Plus interest of:	0.00
Contribution Entitlement: 1 Interest Entitlement: 1	Sinking Fund:	\$ 114.77
	Plus interest of:	0.00

Date	Description	Period (if applicable)	Admin	Sink	Balance
21/06/22	Levies - normal	01-06-22 to 31-08-22	727.05		727.05
21/06/22	Levies - normal	01-06-22 to 31-08-22		114.77	841.82
05/07/22	Other Debt recovery costs Lot 52 Level 1		45.50		887.32

Total Amount Overdue as at 5th July 2022 \$ 887.32

Your prompt attention to this outstanding account is appreciated. The body corporate has determined that a 2.50% simple interest charge will be applied for each month a contribution or contribution instalment is in arrears. If you have already paid your outstanding account in full, please disregard this notice.

If mailing your payment please tear off this slip and return with payment. DO NOT include correspondence with your payment.

Please make cheques payable to: Body Corporate for CTS 33377



DEFT Reference Number:
2604 5659 5350 2110 0259

SOMMERSET PARK
Lot: 52 Unit: 52 - CTS: 33377
SOMMERSET PARK
Invoice No: 0000519
Total Amount Overdue: \$ 887.32

How to Pay

- By post:** Mail this slip with your cheque to: DEFT Payment Systems, GPO Box 141, BRISBANE QLD 4001
- Bpay:** Contact your bank, credit union or building society to make this payment from your cheque or savings account.
- By phone:** Please call 1300 301 080 to make your payment using a Mastercard, Visa.
- Internet:** Visit www.deft.com.au and use the DEFT reference number supplied on this page.
- In person:** Present this page to make your payment by cheque, credit card or EFTPOS at any Australia Post Office.



Billor Code: 96503
Reference: 2604 5659 5350 2110 0259



*496 260456595 35021100259

Paid 15th / 7/22

000088732<4+

Payments by credit or debit card may attract a surcharge
Registration is required for payments from cheque or savings accounts.
Registration forms available from www.deft.com.au.

+260456595 35021100259<

182

CTS 33377

ABN: 35363509859
100 WEBSTER ROAD
DECEPTION BAY QLD 4508

Accounts: 1300889227
Body Corporate Services (QLD) Pty Ltd

NOTICE OF CONTRIBUTIONS

SMYTH FAMILY PROSPERITY FINANCE PTY LTD C/-
DANIEL PAUL & TI
5 GREENLINKS CRESENT
NARANGBA QLD 4504

Tax Invoice

Invoice No: 0000588	Issue Date: 19/07/22
Net Amount Payable:	\$ 841.82
Due Date:	01/09/2022

Body Corporate SOMMERSET PARK - CTS: 33377 - ABN: 35363509859

Lot No. 52 Unit 52	Previous Balance:	0.00			
Address: 100 WEBSTER ROAD, DECEPTION BAY, QLD 4508	Penalty Interest:	0.00			
Contribution Entitlement: 1 Interest Entitlement: 1	Issued levies not due:	0.00			
Description	Transaction Type	Fund	Net	GST	Totals
01/09/2022 to 30/11/2022 for total Levy of \$2800.00 pa	Normal	Admin	\$660.95*	\$66.10	\$727.05
01/09/2022 to 30/11/2022 for total Levy of \$568.18 pa	Normal	Sink	\$104.34*	\$10.43	\$114.77
Arrears/issued at time of printing					\$0.00
Gross Amount					\$841.82
Net Amount Payable					\$841.82

* The body corporate has determined that a 2.50% simple interest charge will be applied for each month a contribution or contribution instalment is in arrears. Please pay by the due date.

If mailing your payment please tear off this slip and return with payment. DO NOT include correspondence with your payment.

Please make cheques payable to: Body Corporate for CTS 33377



DEFT Reference Number:
2604 5659 5350 2110 0259

SOMMERSET PARK
Lot No. 52 Unit 52
SOMMERSET PARK
Invoice No: 0000588
Net Amount Payable: \$841.82
Due Date: 01/09/2022

How to Pay

- By post:** Mail this slip with your cheque to: DEFT Payment Systems, GPO Box 141, BRISBANE QLD 4001
- By pay:** Contact your bank, credit union or building society to make this payment from your cheque or savings account.
- By phone:** Please call 1300 301 090 to make your payment using a Mastercard, Visa, American Express, Diners Card.
- Internet:** Visit www.deft.com.au and use the DEFT reference number supplied on this page.
- In person:** Present this page to make your payment by cheque or EFTPOS at any post office.



Bill Code: 96503
Reference: 2604 5659 5350 2110 0259



*496 260456595 35021100259

Scheduled. 1/9/22

Payments by credit or debit card may attract a surcharge.
Registration is required for payments from cheque or savings accounts.
Registration forms available from www.deft.com.au.

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CTS 33377

ABN: 35363509859
100 WEBSTER ROAD
DECEPTION BAY QLD 4508

Accounts: 1300889227
Body Corporate Services (QLD) Pty Ltd

NOTICE OF CONTRIBUTIONS

SMYTH FAMILY PROSPERITY FINANCE PTY LTD C/-
DANIEL PAUL & TI
5 GREENLINKS CRESENT
NARANGBA QLD 4504

Tax Invoice

Invoice No: 0000661	Issue Date: 18/10/22
Net Amount Payable:	\$ 842.05
Due Date:	01/12/2022

Body Corporate SOMMERSET PARK - CTS: 33377 - ABN: 35363509859

Lot No. 52 Unit 52	Previous Balance:	0.00			
Address: 100 WEBSTER ROAD, DECEPTION BAY, QLD 4508	Penalty Interest:	0.00			
Contribution Entitlement: 1 Interest Entitlement: 1	Issued levies not due:	0.00			
Description	Transaction Type	Fund	Net	GST	Totals
For the period 01/12/2022 to 28/02/2023	Normal (interim)	Admin	\$636.36*	\$63.64	\$700.00
For the period 01/12/2022 to 28/02/2023	Normal (interim)	Sink	\$129.14*	\$12.91	\$142.05
Arrears/Issued at time of printing					\$0.00
Gross Amount					\$842.05
Net Amount Payable					\$842.05

* The body corporate has determined that a 2.50% simple interest charge will be applied for each month a contribution or contribution instalment is in arrears. Please pay by the due date.

If mailing your payment please tear off this slip and return with payment. DO NOT include correspondence with your payment.

Please make cheques payable to: Body Corporate for CTS 33377



DEFT Reference Number:
2604 5659 5350 2110 0259

SOMMERSET PARK Lot No. 52 Unit 52 SOMMERSET PARK Invoice No:	0000661
Net Amount Payable:	\$842.05
Due Date:	01/12/2022

How to Pay

- By post:** Mail this slip with your cheque to: DEFT Payment Systems, GPO Box 141, BRISBANE QLD 4001
- Bpay:** Contact your bank, credit union or building society to make this payment from your cheque or savings account.
- By phone:** Please call 1300 301 090 to make your payment using a Mastercard, Visa, American Express, Diners Card
- Internet:** Visit www.deft.com.au and use the DEFT reference number supplied on this page
- In person:** Present this page to make your payment by cheque or EFTPOS at any post office.



Billier Code: 96503
Reference: 2604 5659 5350 2110 0259



*496 260456595 35021100259

Scheduled 30/11/22

Payments by credit or debit card may attract a surcharge.
Registration is required for payments from cheque or savings accounts.
Registration forms available from www.deft.com.au

184

CTS 33377

ABN: 35363509859
100 WEBSTER ROAD
DECEPTION BAY QLD 4508

Accounts: 1300889227
Body Corporate Services (QLD) Pty Ltd

NOTICE OF CONTRIBUTIONS

SMYTH FAMILY PROSPERITY FINANCE PTY LTD C/-
DANIEL PAUL & TI
5 GREENLINKS CRESENT
NARANGBA QLD 4504

Tax Invoice

Invoice No: 0000741	Issue Date: 16/01/23
Net Amount Payable:	\$ 842.05
Due Date:	01/03/2023

Body Corporate SOMMERSET PARK - CTS: 33377 - ABN: 35363509859

Lot No. 52 Unit 52	Previous Balance:	0.00			
Address: 100 WEBSTER ROAD, DECEPTION BAY, QLD 4508	Penalty Interest:	0.00			
Contribution Entitlement: 1 Interest Entitlement: 1	Issued levies not due:	0.00			
Description	Transaction Type	Fund	Net	GST	Totals
For the period 01/03/2023 to 31/06/2023	Normal (interim)	Admin	\$636.36*	\$63.64	\$700.00
For the period 01/03/2023 to 31/05/2023	Normal (interim)	Sink	\$129.14*	\$12.91	\$142.05
Arrears/Issued at time of printing					\$0.00
Gross Amount					\$842.05
Net Amount Payable					\$842.05

* The body corporate has determined that a 2.50% simple interest charge will be applied for each month a contribution or contribution instalment is in arrears. Please pay by the due date.

If mailing your payment please tear off this slip and return with payment. DO NOT include correspondence with your payment.

Please make cheques payable to: Body Corporate for CTS 33377



DEFT Reference Number:
2604 5659 5350 2110 0259

SOMMERSET PARK
Lot No. 52 Unit 52
SOMMERSET PARK

Invoice No:	0000741
Net Amount Payable:	\$842.05
Due Date:	01/03/2023

How to Pay

- By post:** Mail this slip with your cheque to: DEFT Payment Systems, GPO Box 141, BRISBANE QLD 4001
- Bpay:** Contact your bank, credit union or building society to make this payment from your cheque or savings account.
- By phone:** Please call 1300 301 090 to make your payment using a Mastercard, Visa, American Express, Diners Card
- Internet:** Visit www.deft.com.au and use the DEFT reference number supplied on this page.
- In person:** Present this page to make your payment by cheque or EFTPOS at any post office.



Bill Code: 96503
Reference: 2604 5659 5350 2110 0259



*496 260456595 35021100259

Payments by credit or debit card may attract a surcharge.
Registration is required for payments from cheque or savings accounts.
Registration forms available from www.deft.com.au.

+260456595 35021100259<

Schedule 1

29/2/23
000084205<4+

18.5

CTS 33377

ABN: 35363509859
100 WEBSTER ROAD
DECEPTION BAY QLD 4508

Accounts: 1300889227
Body Corporate Services (QLD) Pty Ltd

NOTICE OF CONTRIBUTIONS

SMYTH FAMILY PROSPERITY FINANCE PTY LTD C/-
DANIEL PAUL & TI
5 GREENLINKS CRESENT
NARANGBA QLD 4504

Tax Invoice

Invoice No: 0000818 Issue Date: 28/04/23
Net Amount Payable: \$ 1,032.96
Due Date: 01/06/2023

Body Corporate SOMMERSET PARK - CTS: 33377 - ABN: 35363509859

Lot No. 52 Unit 52	Previous Balance:	0.00			
Address: 100 WEBSTER ROAD, DECEPTION BAY, QLD 4508	Penalty Interest:	0.00			
Contribution Entitlement: 1 Interest Entitlement: 1	Issued levies not due:	0.00			
Description	Transaction Type	Fund	Net	GST	Totals
01/06/2023 to 31/08/2023 for total Levy of \$3181.82 pa	Normal	Admin	\$809.92*	\$80.99	\$890.91
01/06/2023 to 31/08/2023 for total Levy of \$568.18 pa	Normal	Sink	\$129.14*	\$12.91	\$142.05
Arrears/Issued at time of printing					\$0.00
Gross Amount					\$1,032.96
Net Amount Payable					\$1,032.96

* The body corporate has determined that a 2.50% simple interest charge will be applied for each month a contribution or contribution instalment is in arrears. Please pay by the due date.

If mailing your payment please tear off this slip and return with payment. DO NOT include correspondence with your payment.

Please make cheques payable to: Body Corporate for CTS 33377



DEFT
PAYMENT SYSTEMS

DEFT Reference Number:
2604 5659 5350 2110 0259

How to Pay

By post: Mail this slip with your cheque to: DEFT Payment Systems, GPO Box 141, BRISBANE QLD 4001

By pay: Contact your bank, credit union or building society to make this payment from your cheque or savings account.

By phone: Please call 1300 301 090 to make your payment using a Mastercard, Visa, American Express, Diners Card.

Internet: Visit www.deft.com.au and use the DEFT reference number supplied on this page.

In person: Present this page to make your payment by cheque or EFTPOS at any post office.

S. Lohmeyer
1/5/23

SOMMERSET PARK
Lot No. 52 Unit 52
SOMMERSET PARK

Invoice No: 0000818

Net Amount Payable: \$1,032.96

Due Date: 01/06/2023



Billier Code: 96503

Reference: 2604 5659 5350 2110 0259



*496 260456595 35021100259

Payments by credit or debit card may attract a surcharge.
Registration is required for payments from cheque or savings accounts
Registration forms available from www.deft.com.au.

+260456595 35021100259<

000103296<4+



Smyth Family Prosperity Finance Pty Ltd
5 Greenlinks Cres
NARANGBA QLD 4504

WATER AND SEWERAGE YOUR BILL

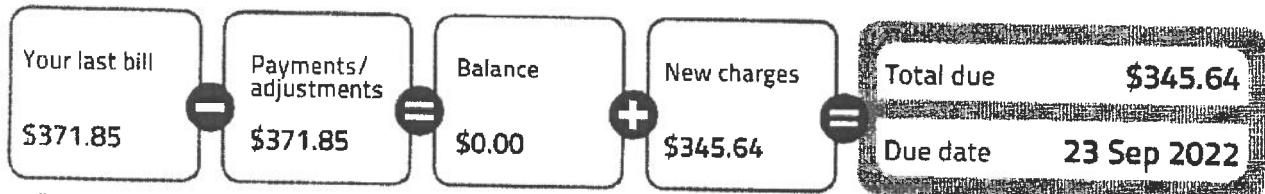
1300 086 489
Emergencies and faults 24 Hours, 7 days
Account enquiries 9am - 5pm Mon-Fri

unitywater.com
ABN 89 791 717 472

Account number	99843393
Payment reference	0998 4339 32
Property	Unit 52/100-114 Webster Rd, DECEPTION BAY, QLD

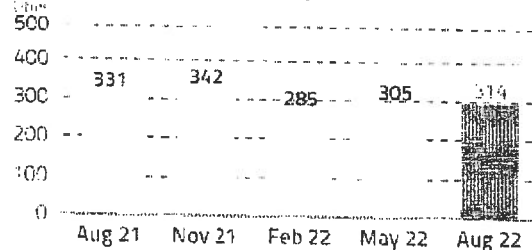
Bill number	7123384056
Billing period	20 May 2022 85 days to 12 Aug 2022
Issue date	24 Aug 2022
Approximate date of next meter reading	10 Nov 2022

Your account activity

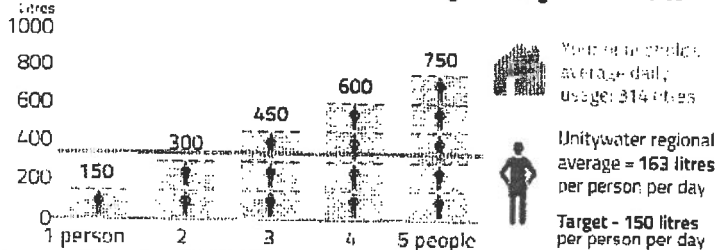


8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time



Compare your current daily usage with our regional target of 150 litres



211KSS_128C_W02_Finml_1187200315009970

Same quality services. New lower prices.

Read the information with your bill to find out more about your 2022-23 prices

Easy ways to pay For other payment options - see over

BPAY
Bill Code: 130393
Ref: 0998 4339 32
 Contact your bank or financial institution to pay from your cheque, savings, debit, credit card or transaction account.
 Find out more at bpay.com.au
Registered to BPAY Pty Ltd ABN 69 079 137 518

Direct Debit
 Login to My Account at unitywater.com to set up automatic payments from your bank account or credit card or call us for assistance.

SmoothPay
 Smooth out your bill payments across the year with regular fortnightly or monthly payments, interest free.
 Find out more at unitywater.com/smoothpay

192

Account details

1300 086 489 Account enquiries 8am-5pm Mon-Fri

Water meter details 1 kilolitre (kL) = 1000 litres (L)

Meter ID	Previous read date	Previous reading (kL)	Current read date	Current reading (kL)	Usage (kL)	Property share %	Total usage (kL)	No. of days	Average daily usage (L)
US1500002WC	19 May 22	24940	12 Aug 22	25659	719	1.52	10.9	85	128.2
US1500002HD	19 May 22	32579	12 Aug 22	33622	1043	1.52	15.8	85	185.9
Total water usage					1762		26.7	85	314.1
Sewerage usage (waste and greywater) = 90% of water usage							24.03	85	282.7

Activity since last bill

Last bill	
Payments / adjustments	\$371.85
21 Jan 2022 CBA BPAY BPAY 21/06/2022	-\$371.85
Account balance	\$0.00

Water and Sewerage Charges

Lot 52 Plan SP174836 Installation ID 77929

State Bulk Water Price	Period	kL/day	x Days	x Price/kL	
State Govt Bulk Water	20 May 22 to 30 Jun 22	0.3141	42	\$3.231	\$42.63
State Govt Bulk Water	01 Jul 22 to 12 Aug 22	0.3141	43	\$3.301	\$44.59
This is how much Unitywater pays to purchase water from the State Government, and is passed on to customers at cost.					
Unitywater (local government distributor-retailer price)					
Variable Usage Charges	Period	kL/day	x Days	x Price/kL	
Water up to 822 L/day	20 May 22 to 30 Jun 22	0.3141	42	\$0.667	\$8.80
Water up to 822 L/day	01 Jul 22 to 12 Aug 22	0.3141	43	\$0.667	\$9.01
Water up to 700 L/day	20 May 22 to 30 Jun 22	0.2827	42	\$0.667	\$7.97
Water up to 700 L/day	01 Jul 22 to 12 Aug 22	0.2827	43	\$0.667	\$8.11
Fixed Access Charges	Period	x No.	x Days	x Price/day	
Water Access Charge	20 May 22 to 30 Jun 22	1	42	\$0.891	\$37.62
Water Access Charge	01 Jul 22 to 12 Aug 22	1	43	\$0.874	\$37.58
Sewerage Access Charge	20 May 22 to 30 Jun 22	1	42	\$1.771	\$74.63
Sewerage Access Charge	01 Jul 22 to 12 Aug 22	1	43	\$1.743	\$74.95
Water subtotal					\$180.03
Sewerage subtotal					\$165.61

New water and sewerage charges **\$345.64**
Total Due = ① + ② \$345.64

Important information

Payment assistance
 If you are having difficulty paying, please call Unitywater as soon as you receive your bill and before its due date to discuss how we can help.

Changing contact details
 Login to My Account at unitywater.com for quick, easy changes online 24/7 or call us during business hours.

Pensioners
 If you own and live at your property and have an eligible concession card, you may apply for a pensioner rebate. Please call Unitywater or fill out our easy online form at unitywater.com/pensioner.

Credit card payments
 Only MasterCard and Visa are accepted. A credit card surcharge may apply to your payment. Learn more at unitywater.com/creditcard.

Interest on overdue amounts
 Interest of 8% per annum, compounding daily, will apply to any amount not paid by the due date.

Water efficiency
 For water efficiency tips, visit unitywater.com/water-tips.

Interpreter service 13 14 50


海峽殖民地及檳城 13 14 50
 13 14 50 13 14 50
 13 14 50 13 14 50
 13 14 50 13 14 50


Privacy policy
 We've updated our privacy policy so that we can deliver improved services with trusted partners. Visit unitywater.com/privacy.

International calls
 + 61 7 5431 8333

unitywater.com
 PO Box 953
 Caboolture QLD 4510
 1300 086 489

More payment options

 Credit card by phone or online
 To make a one-off credit card (Visa or MasterCard only) payment call 1300 047 763 or go to unitywater.com. A credit card surcharge may apply.
Ref: 0998 4339 32

 Cheques by mail
 Send this portion with your cheque payable to: Unitywater, Locked Bag 2, Maroochydore BC QLD 4558

 **POST billpay** In person, by phone or online
Billpay Code: 4028
Ref: 0998 4339 32
 Pay in person at any post office, call 13 18 16, or go to postbillpay.com.au



*4028 0998433932 00034564

Account number	99843393
Payment reference	0998 4339 32
Total due	\$345.64
Due date	23 Sep 2022

19-3



Smyth Family Prosperity Finance Pty Ltd
5 Greenlinks Cres
NARANGBA QLD 4504

WATER AND SEWERAGE YOUR BILL

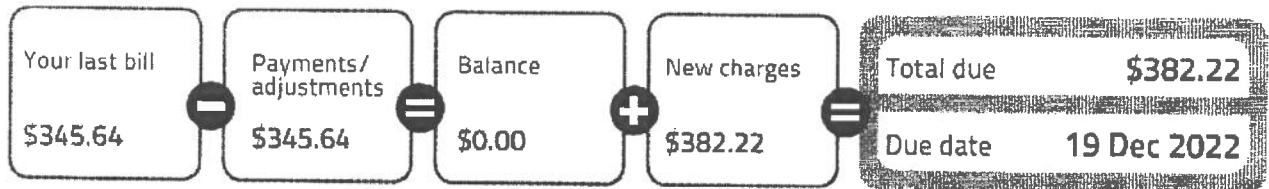
1300 086 489
Emergencies and faults 24 Hours, 7 days
Account enquiries 8am-5pm Mon-Fri

unitywater.com
ABN 89 791 717 472

Account number	99843393
Payment reference	0998 4339 32
Property	Unit 52/100-114 Webster Rd, DECEPTION BAY, QLD

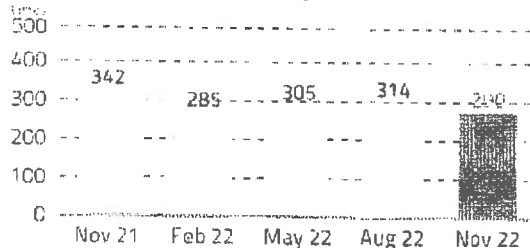
Bill number	7123699237
Billing period	13 Aug 2022 97 days to 17 Nov 2022
Issue date	18 Nov 2022
Approximate date of next meter reading	10 Feb 2023

your account activity

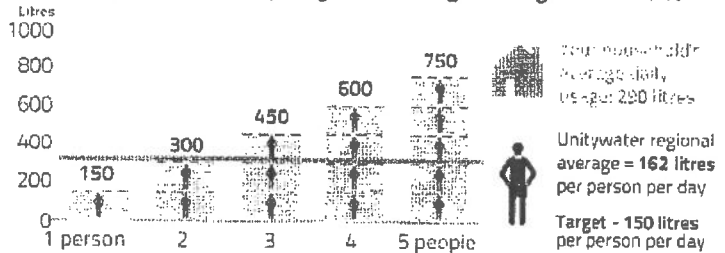


8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time

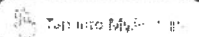


Compare your current daily usage with our regional target of 150 litres



There's only so much phone chat about the weather you can take.

Do it all online faster and easier with My Account.



Easy ways to pay For other payment options - see over



BPAY
Bill Code: 130393
Ref: 0998 4339 32
Contact your bank or financial institution to pay from your cheque, savings, debit, credit card or transaction account.
Find out more at bpay.com.au
Registered to BPAY Pty Ltd ABN 69 079 137 518



Direct Debit
Login to My Account at unitywater.com to set up automatic payments from your bank account or credit card or call us for assistance.

SmoothPay

Smooth out your bill payments across the year with regular fortnightly or monthly payments, interest free.
Find out more at unitywater.com/smoothpay

19-4

My account details

1300 086 489
Account enquiries

8am-5pm Mon-Fri

Water meter details 1 kilolitre (kL) = 1000 litres (L)

Meter ID	Previous read date	Previous reading (kL)	Current read date	Current reading (kL)	Usage (kL)	Property share %	Total usage (kL)	No. of days	Average daily usage (L)
US1500002NVC	12 Aug 22	25659	17 Nov 22	26283	624	1.52	9.5	97	97.9
US1500002NVC	12 Aug 22	33622	17 Nov 22	34854	1232	1.52	18.6	97	191.8
Total water usage					1856		28.1	97	289.7
Total sewerage usage (waste and greywater) = 90% of water usage							25.29	97	250.7

Activity since last bill

Last bill		\$345.64
Payments / adjustments		
23 Sep 2022	CBA BPAY BPAY 23/09/2022	-\$345.64
Account balance		\$0.00

Water and Sewerage Charges

Lot 52 Plan SP174836 Installation ID 77929

State Bulk Water Price	Period	kL/day	x Days	x Price/kL	
State Govt Bulk Water	13 Aug 22 to 17 Nov 22	0.2897	97	\$3.301	\$92.76

This is how much Unitywater pays to purchase water from the State Government, and is passed on to customers at cost.

Unitywater (local government distributor-retailer price)

Variable Usage Charges	Period	kL/day	x Days	x Price/kL	
Water up to 820 L/day	13 Aug 22 to 17 Nov 22	0.2697	97	\$0.567	\$18.74
Water over 820 L/day	13 Aug 22 to 17 Nov 22	0.2607	97	\$0.567	\$16.67
Fixed Access Charges	Period	x No.	x Days	x Price/day	
Water Access 20min	13 Aug 22 to 17 Nov 22	1	97	\$0.874	\$84.78
Sewerage Access 20min	13 Aug 22 to 17 Nov 22	1	97	\$1.741	\$169.07
Water subtotal:					\$196.28
Sewerage subtotal:					\$185.94

New water and sewerage charges **\$382.22**

Total Due = ① + ② **\$382.22**

Important information

Payment assistance

If you are having difficulty paying, please call Unitywater as soon as you receive your bill and before its due date to discuss how we can help.

Changing contact details

Log in to My Account at unitywater.com for quick, easy changes online 24/7 or call us during business hours.

Pensioners

If you own and live at your property and have an eligible concession card, you may apply for a pensioner rebate. Please call Unitywater or fill out our easy online form at unitywater.com/pensioner.

Credit card payments

Only MasterCard and Visa are accepted. A credit card surcharge may apply to your payment. Learn more at unitywater.com/creditcard.

Interest on overdue amounts

Interest of 6% per annum, compounding daily, will apply to any amount not paid by the due date.

Water efficiency

For water efficiency tips, visit unitywater.com/water-tips.

Interpreter service 13 14 50

当您需要口译服务时，请致电 13 14 50。
 当您需要口译服务时，请致电 13 14 50。
 Khi cần dịch thông ngôn, xin gọi số 13 14 50.
 한국어를 필요로 하시면 13 14 50 번호로 연락하십시오.
 Quando precisar um intérprete, ligue-se 13 14 50.

Privacy policy

We've updated our privacy policy so that we can deliver improved services with trusted partners. Visit unitywater.com/privacy.

International calls

+61 7 5431 8333

unitywater.com

PO Box 953

Caboolture QLD 4510

1300 086 489

More payment options



Credit card by phone or online
To make a one-off credit card (Visa or MasterCard only) payment call 1300 047 763 or go to unitywater.com. A credit card surcharge may apply. Ref: 0998 4339 32



In person, by phone or online
Billpay Code: 4028
Ref: 0998 4339 32
Pay in person at any post office, call 13 18 16, or go to postbillpay.com.au



Cheques by mail
Send this portion with your cheque payable to: Unitywater, Locked Bag 2, Maroochydore BC QLD 4558



*4028 0998433832 00038222

Account number 99843393

Payment reference 0998 4339 32

Total due \$382.22

Due date 19 Dec 2022

19-5



Smyth Family Prosperity Finance Pty Ltd
5 Greenlinks Cres
NARANGBA QLD 4504

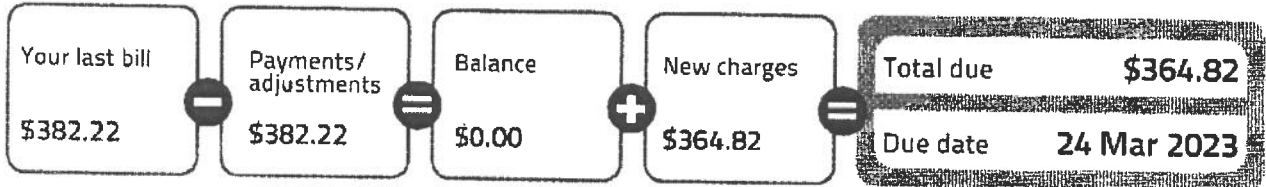
WATER AND SEWERAGE YOUR BILL

1300 086 489
Emergencies and faults 24 Hours, 7 days
Account enquiries 8am-5pm Mon-Fri
unitywater.com
ABN 89 791 717 472

Account number	99843393
Payment reference	0998 4339 32
Property	Unit 52/100-114 Webster Rd, DECEPTION BAY, QLD

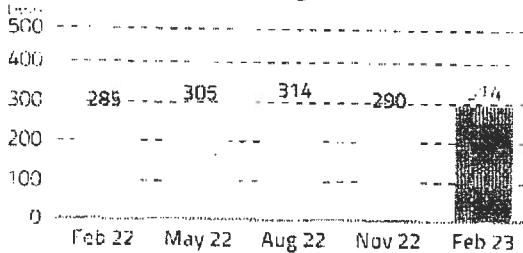
Bill number	7124058989
Billing period	18 Nov 2022 90 days to 15 Feb 2023
Issue date	22 Feb 2023
Approximate date of next meter reading	16 May 2023

Your account activity

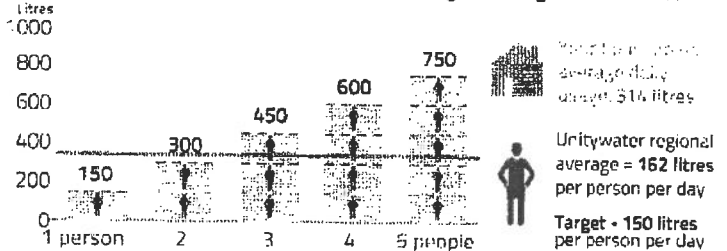


* Interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time



Compare your current daily usage with our regional target of 150 litres



There's only so much phone chat about the weather you can take.

Do it all online faster and easier with My Account.



Easy ways to pay For other payment options - see over



BPAY
Billers Code: 130393
Ref: 0998 4339 32
Contact your bank or financial institution to pay from your cheque, savings, debit, credit card or transaction account.
Find out more at bpay.com.au
Registered to BPAY Pty Ltd ABN 69 079 137 518



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Login to My Account at unitywater.com to set up automatic payments from your bank account or credit card or call us for assistance.

SmoothPay

Smooth out your bill payments across the year with regular fortnightly or monthly payments, interest free.
Find out more at unitywater.com/smoothpay

19-b

Your account details

1300 086 489
Account enquiries

8am-5pm Mon-Fri

Water meter details 1 kilolitre (kL) = 1000 litres (L)

Meter ID	Previous read date	Previous reading (kL)	Current read date	Current reading (kL)	Usage (kL)	Property share %	Total usage (kL)	No. of days	Average daily usage (L)
U51500002WC	17 Nov 22	26283	15 Feb 23	26592	309	1.52	4.7	90	52.2
U51500002HD	17 Nov 22	34854	15 Feb 23	36412	1558	1.52	23.6	90	262.2
Total water usage					1867		28.3	90	314.4
Estimated average usage (waste and greywater) = 90% of water usage							25.47	90	283.0

Activity since last bill

Last bill	\$382.22
Payments / adjustments	
19 Dec 2022 CBA BPAY BPAY 19/12/2022	-\$382.22
Account balance	\$0.00

Water and Sewerage Charges

Lot 52 Plan SP174836 Installation ID 77929

State Bulk Water Price	Period	kL/day	x Days	x Price/kL	
State Govt Bulk Water	18 Nov 22 to 15 Feb 23	0.3144	90	\$3.301	\$93.42

This is how much Unitywater pays to purchase water from the State Government, and is passed on to customers at cost.

Unitywater (local government distributor-retailer price)

Variable Usage Charges	Period	kL/day	x Days	x Price/kL	
Water up to 822 L/day	18 Nov 22 to 15 Feb 23	0.3144	90	\$0.667	\$18.88
Water up to 740 L/day	18 Nov 22 to 15 Feb 23	0.2930	90	\$0.667	\$16.95

Fixed Access Charges	Period	x No.	x Days	x Price/day	
Water Access 20mm	18 Nov 22 to 15 Feb 23	1	90	\$0.874	\$78.66
Water Access	18 Nov 22 to 15 Feb 23	1	90	\$1.743	\$156.87

Water subtotal \$190.96
Sewerage subtotal \$173.86

New water and sewerage charges \$364.82

Total Due = 1 + 2 \$364.82

Important Information

Payment assistance

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Changing contact details

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Pensioners

If you own and live at your property and have an eligible concession card, you may apply for a pensioner rebate. Please call Unitywater or fill out our easy online form at unitywater.com/pensioner.

Credit card payments

Only MasterCard and Visa are accepted. A credit card surcharge may apply to your payment. Learn more at unitywater.com/creditcard.

Interest on overdue amounts

Interest of 8% per annum, compounding daily, will apply to any amount not paid by the due date.

Water efficiency

For water efficiency tips, visit unitywater.com/water-tips.

Interpreter service 13 14 50

普通话 (普通话) 09 14 50
عربي (عربي) 13 14 50
Kiswahili (Kiswahili) 09 14 50
Tamil (தமிழ்) 13 14 50
Cebuano (Cebuano) 13 14 50

Privacy policy

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International calls

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unitywater.com

PO Box 353

Caboolture QLD 4510

1300 086 489

More payment options



Credit card by phone or online
To make a one-off credit card (Visa or MasterCard only) payment call 1300 047 763 or go to unitywater.com. A credit card surcharge may apply.
Ref: 0998 4339 32



In person, by phone or online
Billpay Code: 4028
Ref: 0998 4339 32
Pay in person at any post office, call 13 18 16, or go to postbillpay.com.au



*4028 0998433932 00036482



Cheques by mail
Send this portion with your cheque payable to: Unitywater, Locked Bag 2, Maroochydore BC QLD 4558

Account number	99843393
Payment reference	0998 4339 32
Total due	\$364.82
Due date	24 Mar 2023

19.7



Smyth Family Prosperity Finance Pty Ltd
5 Greenlinks Cres
NARANGBA QLD 4504

WATER AND SEWERAGE YOUR BILL

1300 086 489
Emergencies and faults 24 hours, 7 days,
Account enquiries 8am-5pm Mon-Fri
unitywater.com
ABN 89 791 717 472

Account number	99843393
Payment reference	0998 4339 32
Property	Unit 52/100-114 Webster Rd, DECEPTION BAY, QLD

Bill number	7124398136
Billing period	16 Feb 2023 93 days to 19 May 2023
Issue date	24 May 2023
Approximate date of next meter reading	9 Aug 2023

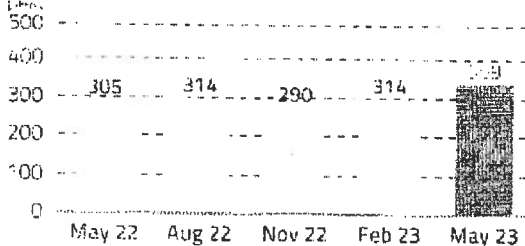
How account activity

Your last bill \$364.82	=	Payments/ adjustments \$364.01	=	Balance \$0.81	+	New charges \$395.96	=	Overdue \$0.80
								Total due# \$396.77
								New charges due 23 Jun 2023

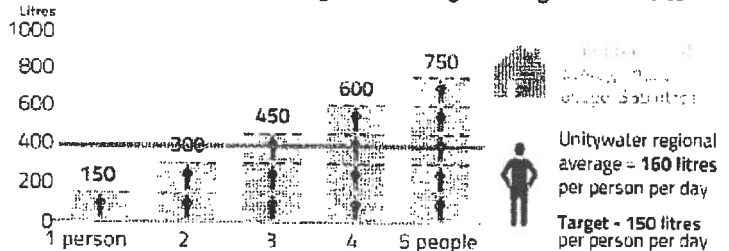
8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Includes overdue amount

Compare your average daily usage over time



Compare your current daily usage with our regional target of 150 litres



WE'LL NEVER WATER DOWN THE FACTS.

From pools to loos, rain to drains.
Discover the water journey with us.
Visit unitywater.com/facts

211855_128LW02_Email_1405-004474089164-1

Easy ways to pay For other payment options - see over

BPAY
 Biller Code: 130393
 Ref: 0998 4339 32
 Contact your bank or financial institution to pay from your cheque, savings, debit, credit card or transaction account.
 Find out more at bpay.com.au
 Registered to BPAY Pty Ltd ABN 69 079 137 518

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SmoothPay
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 Find out more at unitywater.com/smoothpay

198

My account details

1300 086 489
Account enquiries

8am - 5pm Mon-Fri

Water meter details 1 kilolitre (kL) = 1000 litres (L)

Meter ID	Previous read date	Previous reading (kL)	Current read date	Current reading (kL)	Usage (kL)	Property share %	Total usage (kL)	No. of days	Average daily usage (L)
U51500002W0	15 Feb 23	26592	19 May 23	27241	649	1.52	9.8	93	105.4
U51500002H0	15 Feb 23	36412	19 May 23	37965	1553	1.52	23.6	93	253.8
Total water usage					2202		33.4	93	359.1
Total sewerage usage (waste and greywater) = 60% of water usage							20.06	93	213.2

Activity since last bill

Last bill		\$364.82
Payments / adjustments		
3 Apr 2023	CBA BPAY BPAY 03/04/2023	\$364.82
8 Apr 2023	Interest Charges 8% 10 days	\$0.80
24 May 2023	Interest Charges 8% 51 days	\$0.01
Account balance		\$0.81

Water and Sewerage Charges

Lot 52 Plan SP174B36 Installation ID 77929

State Bulk Water Price	Period	kL/day	x Days	x Price/kL	
State Govt Bulk Water	16 Feb 23 to 19 May 23	0.3591	93	\$3.301	\$110.25
This is how much Unitywater pays to purchase water from the State Government, and is passed on to customers at cost					
Unitywater (local government distributor-retailer price)					
Variable Usage Charges	Period	kL/day	x Days	x Price/kL	
Water usage (0.3591 kL/day)	16 Feb 23 to 19 May 23	0.3591	93	\$0.667	\$22.28
Wastewater usage (0.2155 kL/day)	16 Feb 23 to 19 May 23	0.2155	93	\$0.957	\$20.65
Fixed Access Charges	Period	x No.	x Days	x Price/day	
Water Access 20min	16 Feb 23 to 19 May 23	1	93	\$0.874	\$81.28
Wastewater Access	16 Feb 23 to 19 May 23	1	93	\$1.743	\$162.10
Water subtotal					\$213.81
Sewerage subtotal					\$182.15
New water and sewerage charges					\$395.96

Total Due[#] = ① + ② \$396.77
[#]Includes Overdue Amount (8% interest per annum, compounding daily, is being charged on this amount) \$0.80

Important information

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Interest on overdue amounts
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Water efficiency
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Interpreter service 13 14 50

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 عند الحاجة إلى خدمة الترجمة، يرجى الاتصال بـ 13 14 50.
 Khi bạn cần thông ngôn, xin gọi số 13 14 50.
 當您需要英語服務時，請撥打 13 14 50。
 Cuando necesite un intérprete llame al 13 14 50.


Privacy policy
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unitywater.com
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More payment options

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 In person, by phone or online
Billpay Code: 4028
Ref: 0998 4339 32
 Pay in person at any post office, call 13 18 16, or go to postbillpay.com.au



*4028 0998433932 00039677

Account number	99843393
Payment reference	0998 4339 32
Overdue	\$0.80
Total due [#]	\$396.77
New charges due	23 Jun 2023

[#] Includes overdue amount

Smyth Family Prosperity Fund

Borrowing Costs

Firstmac Loan

\$1,714.33

Year	2022	2023	2024	2025	2026	2027
	85.72	342.87	342.87	342.87	342.87	257.15
	1628.61	1285.75	942.88	600.02	257.15	0.00

St George Loan

Write off balance on loan payout

2022 365

TOTAL CLAIM 2022 YEAR

85.72	Firstmac
365	St George
350	St George discharge cost
-100.83	St George Arrears adjustment
<u>699.89</u>	

Cost of \$1714.33 made up of

01/04/2022	44	Title search
05/04/2022	845.5	Firstmac loan statement
	494.83	Difference between loan payout & new loan
14/03/2022	330	Harmony lawyers
	<u>1714.33</u>	

POSTED

20-1



Macquarie Cash Management Account

MACQUARIE BANK LIMITED
ABN 46 008 583 542 AFSL 237502

enquiries 1800 806 310
transact@macquarie.com
www.macquarie.com.au

GPO Box 2520
Sydney, NSW 2001



SMYTH FAMILY PROSPERITY PTY LTD
5 GREENLINKS CRESCENT
NARANGBA QLD 4504

1 Shelley Street
Sydney, NSW 2000

account balance **\$20,490.00**
as at 30 Dec 22

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764


transaction	description	debits	credits	balance
30.06.22	OPENING BALANCE			50,593.64
01.07.22	Deposit Webster Properti WEBSTER PROPERTY		1,213.28	51,806.92
05.07.22	Direct debit FMC 10193647L49.1	811.50		50,995.42
15.07.22	BPAY BPAY TO DEFT PAYMENTS	887.32		50,108.10
29.07.22	Interest MACQUARIE CMA INTEREST PAID*		15.61	50,123.71
29.07.22	Deposit QUICKSUPER QUICKSPR3263365654		1,085.85	51,209.56
01.08.22	Deposit Webster Properti WEBSTER PROPERTY		1,213.28	52,422.84
04.08.22	BPAY BPAY TO MBRC RATES	489.35		51,933.49
05.08.22	Direct debit FMC 10193647L49.1	853.88		51,079.61
29.08.22	Deposit QUICKSUPER QUICKSPR3285611673		1,099.58	52,179.19
31.08.22	Interest MACQUARIE CMA INTEREST PAID*		34.46	52,213.65
01.09.22	Deposit Webster Properti WEBSTER PROPERTY		1,122.43	53,336.08

how to make a transaction

online
Log in to www.macquarie.com.au/personal

deposits using BPay
From another bank

by phone
Call 133 275 to make a phone transaction



Biller code: 667022 Ref: 964 335 764

transfers from another bank account
Transfer funds from another bank to this account:
BSB 182 512
ACCOUNT NO. 964335764

continued on next



Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

transaction	description	debits	credits	balance
01.09.22	BPAY BPAY TO DEFT PAYMENTS	841.82		52,494.26
05.09.22	Direct debit FMC 10193647L49.1	897.44		51,596.82
23.09.22	BPAY BPAY TO UNITYWATER	345.64		51,251.18
28.09.22	Deposit QUICKSUPER QUICKSPR3308790684		1,111.51	52,362.69
30.09.22	Interest MACQUARIE CMA INTEREST PAID*		45.69	52,408.38
04.10.22	Deposit Webster Properti WEBSTER PROPERTY		1,118.17	53,526.55
05.10.22	Direct debit FMC 10193647L49.1	942.04		52,584.51
20.10.22	Deposit SuperChoice P/L PC131022-124441035		1,071.36	53,655.87
31.10.22	Interest MACQUARIE CMA INTEREST PAID*		62.91	53,718.78
31.10.22	Deposit QUICKSUPER QUICKSPR3334888866		1,141.83	54,860.61
31.10.22	BPAY BPAY TO AUDIT SHIELD	390.00		54,470.61
01.11.22	Deposit Webster Properti WEBSTER PROPERTY		1,184.67	55,655.28
07.11.22	BPAY BPAY TO MBRC RATES	489.35		55,165.93
07.11.22	Direct debit FMC 10193647L49.1	996.77		54,169.16
22.11.22	Direct debit ZURICH AUST LTD 7141763 3L21112022	4,100.00		50,069.16
29.11.22	Deposit QUICKSUPER QUICKSPR3356693310		1,358.08	51,427.24
30.11.22	Interest MACQUARIE CMA INTEREST PAID*		71.11	51,498.35
30.11.22	BPAY BPAY TO DEFT PAYMENTS	842.05		50,656.30
01.12.22	Deposit Webster Properti WEBSTER PROPERTY		1,794.22	52,450.52
01.12.22	Funds transfer TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON	253.00		52,197.52
01.12.22	Funds transfer TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON	253.00		51,944.52
05.12.22	Direct debit FMC 10193647L49.1	1,019.97		50,924.55
19.12.22	BPAY BPAY TO UNITYWATER	382.22		50,542.33
21.12.22	Funds transfer TRANSACT FUNDS TFR TO SIMMONS LIVINGSTON	3,597.00		46,945.33
22.12.22	Funds transfer TRANSACT FUNDS TFR TO DP AND TK SMYTH	28,400.00		18,545.33
28.12.22	Deposit QUICKSUPER QUICKSPR3376718051		1,881.91	20,427.24
30.12.22	Interest MACQUARIE CMA INTEREST PAID*		62.76	20,490.00

continued on next



Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

transaction	description	debits	credits	balance
	CLOSING BALANCE AS AT 30 DEC 22	46,792.35	16,688.71	20,490.00

* Stepped interest rates for the period 1 July to 13 July: balances \$0.00 to \$4,999.99 earned 0.25% balances \$5,000.00 and above earned 0.25% pa (13 days); 14 July to 11 August: balances \$0.00 to \$4,999.99 earned 0.50% balances \$5,000.00 and above earned 0.50% pa (29 days); 12 August to 15 September: balances \$0.00 to \$4,999.99 earned 0.90% balances \$5,000.00 and above earned 0.90% pa (35 days); 16 September to 13 October: balances \$0.00 to \$4,999.99 earned 1.25% balances \$5,000.00 and above earned 1.25% pa (28 days); 14 October to 15 November: balances \$0.00 to \$4,999.99 earned 1.50% balances \$5,000.00 and above earned 1.50% pa (33 days); 16 November to 15 December: balances \$0.00 to \$4,999.99 earned 1.75% balances \$5,000.00 and above earned 1.75% pa (30 days); 16 December to 30 December: balances \$0.00 to \$4,999.99 earned 2.00% balances \$5,000.00 and above earned 2.00% pa (15 days)

Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

Please note the following financial services companies and/or financial advisers have authority on your account.

Name	Authority Type
FUTURE LIFE CO PTY LTD	Tax payment authority
FUTURE LIFE CO PTY LTD	Fee authority
AXIA SUPER AUDITS PTY LTD	Enquiry authority
LIVINGSTONE SIMON SIMMONS LIVINGSTONE & ASSOCIATES	Enquiry authority

Authority descriptions

Enquiry authority - you have authorised the third party to have access to information about your account.

Tax payment authority - you have authorised the third party to withdraw funds from your account to make payments on your behalf directly to the Australian Taxation Office (ATO).

Fee authority - you have authorised your financial services professional to withdraw their fees from your account.

Please consider carefully who you appoint as a third party authority on your account as we may follow their instructions as if they were yours. It is important that you understand this risk and carefully consider what level of authority you give to them. For more information on third party authority levels search 'Macquarie Help' in your browser to find our Help Centre.



Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

We offer several options that allow you to make payments and view transactions free of charge

- Electronic funds transfers up to \$5,000 a day using online banking.
- Increase your limit to \$100,000 using the Macquarie Authenticator App or nominate an account for unlimited transfers by contacting us.
- BPAY payments (subject to BPAY biller code limits) free of charge via online and mobile banking.
- Make the switch to free online statements by updating your preference online.

About your account

- Interest is calculated on daily balances and paid monthly. The interest rate is variable and may change at any time without prior notice.
- For more information about your account including fees and charges, mistaken payments or unauthorised transactions, please read the terms and conditions for your product, available at macquarie.com.au or by contacting us. If you have a complaint about our service, or to find out more about our dispute resolution procedures, please refer to macquarie.com.au/feedback-and-complaints.
- We've noticed that some applications may not have been opened with the desired entity type - for example, a trust account was intended to be opened but an individually held account was opened instead. Please check that your account name and structure is correct and contact us right away if you think there is an error.

Protect your account

- Please check each entry on this statement. If you think there is an error or unauthorised transaction, please contact us right away.
- If you have new contact details, please contact us to update them.
- This statement should be kept in a safe place at all times. Please read the Product Information Statement for more details about keeping your account secure.

Access to and sharing your data

- We may provide access to or share an electronic copy of your data (account details, balance, transaction history and personal information) with other parties at your or your Financial Services Professional's request. This includes people who work with or for your Financial Services Professional such as accountants, consultants, technology platform owner/operators and others, some of whom may not be in Australia.
- Please refer to the current offer document for more information and speak with your Financial Services Professional if you have questions about how your data may be used, disclosed and/or protected.

Visit our Help Centre

- Here you'll find answers to common questions about your account. For more information, please visit help.macquarie.com

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Macquarie Cash Management Account

MACQUARIE BANK LIMITED
ABN 46 008 583 542 AFSL 237502

enquiries 1800 806 310
transact@macquarie.com
www.macquarie.com.au

GPO Box 2520
Sydney, NSW 2001



036 370035

SMYTH FAMILY PROSPERITY PTY LTD
5 GREENLINKS CRESCENT
NARANGBA QLD 4504

1 Shelley Street
Sydney, NSW 2000

account balance **\$48,143.90**
as at 30 Jun 23

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

transaction	description	debits	credits	balance
30.12.22	OPENING BALANCE			20,490.00
03.01.23	Deposit Webster Properti WEBSTER PROPERTY		1,297.18	21,787.18
05.01.23	Direct debit FMC 10193647L49.1	1,043.39		20,743.79
10.01.23	BPAY BPAY TO ASIC	290.00		20,453.79
10.01.23	BPAY BPAY TO ASIC	59.00		20,394.79
17.01.23	Deposit SuperChoice P/L PC100123-195487763		1,793.85	22,188.64
30.01.23	Deposit QUICKSUPER QUICKSPR3398479441		1,359.69	23,548.33
31.01.23	Interest MACQUARIE CMA INTEREST PAID*		37.72	23,586.05
01.02.23	Deposit Webster Properti WEBSTER PROPERTY		1,024.68	24,610.73
06.02.23	Direct debit FMC 10193647L49.1	1,066.97		23,543.76
07.02.23	BPAY BPAY TO MBRC RATES	489.35		23,054.41
28.02.23	Interest MACQUARIE CMA INTEREST PAID*		36.20	23,090.61

how to make a transaction

online
Log in to www.macquarie.com.au/personal

by phone
Call 133 275 to make a phone transaction

transfers from another bank account
Transfer funds from another bank to this account:
BSB 182 512
ACCOUNT NO. 964335764

deposits using BPay
From another bank



Bill code: 667022
Ref: 964 335 764

continued on next



Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

	transaction	description	debits	credits	balance
28.02.23	BPAY	BPAY TO DEFT PAYMENTS	842.05		22,248.56
01.03.23	Deposit	QUICKSUPER QUICKSPR3421241763		1,325.20	23,573.76
01.03.23	Deposit	Webster Properti WEBSTER PROPERTY		982.43	24,556.19
06.03.23	Direct debit	FMC 10193647L49.1	1,066.97		23,489.22
29.03.23	Deposit	QUICKSUPER QUICKSPR3441643702		1,298.73	24,787.95
31.03.23	Interest	MACQUARIE CMA INTEREST PAID*		43.39	24,831.34
03.04.23	Deposit	Webster Properti WEBSTER PROPERTY		1,594.90	26,426.24
03.04.23	BPAY	BPAY TO UNITYWATER	364.82		26,061.42
05.04.23	Direct debit	FMC 10193647L49.1	1,090.67		24,970.75
28.04.23	Interest	MACQUARIE CMA INTEREST PAID*		43.24	25,013.99
01.05.23	Deposit	QUICKSUPER QUICKSPR3465617829		1,185.58	26,199.57
02.05.23	Deposit	Webster Properti WEBSTER PROPERTY		926.00	27,125.57
03.05.23	Deposit	SuperChoice P/L PC260423-191345014		1,497.62	28,623.19
03.05.23	Funds transfer	TRANSACT FUNDS TFR TO ELRIC WILKINSON	1,675.00		26,948.19
03.05.23	Funds transfer	TRANSACT FUNDS TFR TO AUSOLAR	616.00		26,332.19
05.05.23	Direct debit	FMC 10193647L49.1	1,114.57		25,217.62
09.05.23	BPAY	BPAY TO TERRI SCHEER	365.00		24,852.62
11.05.23	BPAY	BPAY TO MBRC RATES	489.35		24,363.27
11.05.23	BPAY	BPAY TO TAX OFFICE PAYMENTS	2,958.10		21,405.17
18.05.23	BPAY	BPAY TO TAX OFFICE PAYMENTS	688.00		20,717.17
18.05.23	Direct debit	MLC Limited 93205627	3,912.10		16,805.07
29.05.23	Deposit	QUICKSUPER QUICKSPR3486982438		1,183.40	17,988.47
31.05.23	Interest	MACQUARIE CMA INTEREST PAID*		44.34	18,032.81
01.06.23	Deposit	Webster Properti WEBSTER PROPERTY		1,570.78	19,603.59
01.06.23	BPAY	BPAY TO DEFT PAYMENTS	1,032.96		18,570.63
05.06.23	Direct debit	FMC 10193647L49.1	1,114.57		17,456.06
06.06.23	Deposit	VMA SUPER CONTRIBUTION		5,000.00	22,456.06

continued on next

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Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

transaction	description	debits	credits	balance
07.06.23	Deposit	VMA SUPER CONTRIBUTION	5,000.00	27,456.06
08.06.23	Deposit	VMA SUPER CONTRIBUTION	5,000.00	32,456.06
09.06.23	Deposit	VMA SUPER CONTRIBUTION	5,000.00	37,456.06
12.06.23	Deposit	VMA SUPER CONTRIBUTION	5,000.00	42,456.06
13.06.23	Deposit	VMA SUPER CONTRIBUTION	3,000.00	45,456.06
22.06.23	Deposit	SuperChoice P/L PC160623-103866366	1,284.90	46,740.96
29.06.23	Deposit	QUICKSUPER QUICKSPR3511030065	1,812.63	48,553.59
29.06.23	BPAY	BPAY TO UNITYWATER	396.78	48,156.81
29.06.23	Funds transfer	52 100 Webster Rd	95.00	48,061.81
30.06.23	Interest	MACQUARIE CMA INTEREST PAID*	82.09	48,143.90
		CLOSING BALANCE AS AT 30 JUN 23	20,770.65	48,424.55
			48,424.55	48,143.90

* Stepped interest rates for the period 31 December to 21 February: balances \$0.00 to \$4,999.99 earned 2.00% balances \$5,000.00 and above earned 2.00% pa (53 days); 22 February to 21 March: balances \$0.00 to \$4,999.99 earned 2.10% balances \$5,000.00 and above earned 2.10% pa (28 days); 22 March to 18 May: balances \$0.00 to \$4,999.99 earned 2.25% balances \$5,000.00 and above earned 2.25% pa (58 days); 19 May to 22 June: balances \$0.00 to \$4,999.99 earned 2.50% balances \$5,000.00 and above earned 2.50% pa (35 days); 23 June to 30 June: balances \$0.00 to \$4,999.99 earned 2.75% balances \$5,000.00 and above earned 2.75% pa (8 days)



Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

Please note the following financial services companies and/or financial advisers have authority on your account.

Name	Authority Type
FUTURE LIFE CO PTY LTD	Tax payment authority
FUTURE LIFE CO PTY LTD	Fee/Financial services debit authority
AXIA SUPER AUDITS PTY LTD	Enquiry authority
LIVINGSTONE SIMON SIMMONS LIVINGSTONE & ASSOCIATES	Enquiry authority

Authority descriptions

Enquiry authority - you have authorised the third party to have access to information about your account.

Tax payment authority - you have authorised the third party to withdraw funds from your account to make payments on your behalf directly to the Australian Taxation Office (ATO).

Fee authority - you have authorised your financial services professional to withdraw their fees from your account. Please note Fee authority will be replaced by Financial services debit authority later this year. Financial services debit authority - you have authorised your financial services professional to make withdrawals from your account held in the name of or controlled by the Financial Services Professional's company or firm through which they are licensed to provide financial services to you.

Please consider carefully who you appoint as a third party authority on your account as we may follow their instructions as if they were yours. It is important that you understand this risk and carefully consider what level of authority you give to them. For more information on third party authority levels search 'Macquarie Help' in your browser to find our Help Centre.

annual interest summary 2022/2023

INTEREST PAID	579.52
TOTAL INCOME PAID	579.52

Macquarie Cash Management Account

enquiries 1800 806 310

account name SMYTH FAMILY PROSPERITY PTY LTD ATF
SMYTH FAMILY PROSPERITY FUND
account no. 964335764

We offer several options that allow you to make payments and view transactions free of charge

- Electronic funds transfers up to \$5,000 a day using online banking.
- Increase your limit to \$100,000 using the Macquarie Authenticator App or nominate an account for unlimited transfers by contacting us.
- BPAY payments (subject to BPAY biller code limits) free of charge via online and mobile banking.
- Make the switch to free online statements by updating your preference online.

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- If you have new contact details, please contact us to update them.
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- Please refer to the current offer document for more information and speak with your Financial Services Professional if you have questions about how your data may be used, disclosed and/or protected.

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QLD Lands

Street Address Browse for U 52 100 WEBSTER RD DECEPTION BAY QLD 4508

Provided on 10/10/2023 07:32 AM by CITEC Confirm

Title Reference	Title Status	Title Description	Primary Address	Alias Addresses	Lot on Plan	Owner Name	Match %
50549245	AVAILABLE	FEE SIMPLE	UNIT 52 100 WEBSTER RD DECEPTION BAY QLD 4508		52 SP174836	SMYTH FAMILY PROSPERITY FINANCE PTY LTD	100

22-2

RayWhite.

Comparative
market analysis

52/100 WEBSTER ROAD, DECEPTION BAY, QLD 4508
PREPARED BY MONICA DE LUNA, RAY WHITE NEWPORT

h-3



Smyth Family Prosperity Finance Pty Ltd (tte)
52/100 Webster Road
Deception Bay, QLD, 4508

RE: Property Appraisal

Thank you for your invitation to appraise your property and provide you with an appraisal as to what your property may be worth in today's market.

We have based this appraisal on current market conditions as well our extensive knowledge of the property market in the local area.

Should you have any questions relating to the information contained with this document please feel free to contact me on the details below.

Thank you again for the opportunity to access your property and for considering the services of our office. I look forward to working with you soon.

Kind Regards

Monica De Luna
Ray White Newport
Phone: +61 475 857 637
Office Phone: (07) 3060 2064
Email: monica.deluna@raywhite.com

52/100 WEBSTER ROAD, DECEPTION BAY, QLD 4508



Owner Details

Owner Name(s): SMYTH FAMILY PROSPERITY FINANCE PTY LTD (TTE)

Owner Address: N/A

Phone(s): ^0459 332 600 (CLARK) ^0411 177 036 (GREGORY)

Owner Type: Owner Occupied

Property Details

3 2 1

Property Type: Unit - Freehold [Unit]

RPD: L52 SP174836

Valuation Amount:

Area: 142 m² (142 m²)

Valuation Amount:

Area \$/m²: \$1,810 (\$1,810)

Land Use: BUILDING UNITS (PRIMARY USE ONLY)

Water/Sewerage:

Zoning

Property ID: 534883 / QLD40664754

Council: MORETON BAY (NORTH)

UBD Ref: UBD Ref: 080 B14

Features: Deck, Pool, Fully Fenced, Improvements: Dishwasher

Sales History

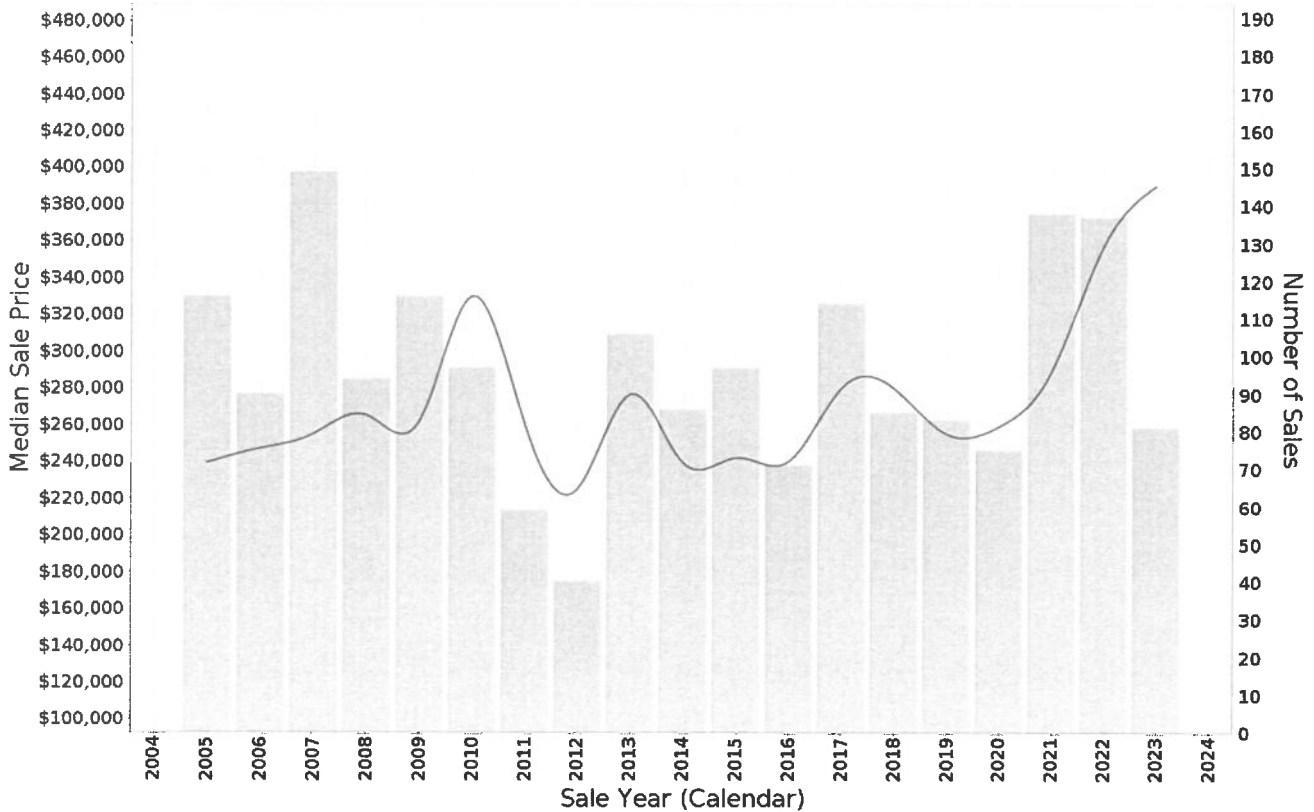
Sale Amount:	Sale Date:	Vendor:	Area:	Sale Type:	Related:
\$ 257,000	01/03/2017	PARR; DUTHLER	0 m ²	Normal Sale	No
\$ 216,000	05/07/2013	CHITTANONH; CHITTANONH	0 m ²	Normal Sale	No
\$ 192,000	10/06/2003	NOLIMIT 5 PTY LTD	0 m ²	Normal Sale	No

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Sales & Growth Chart (Unit)

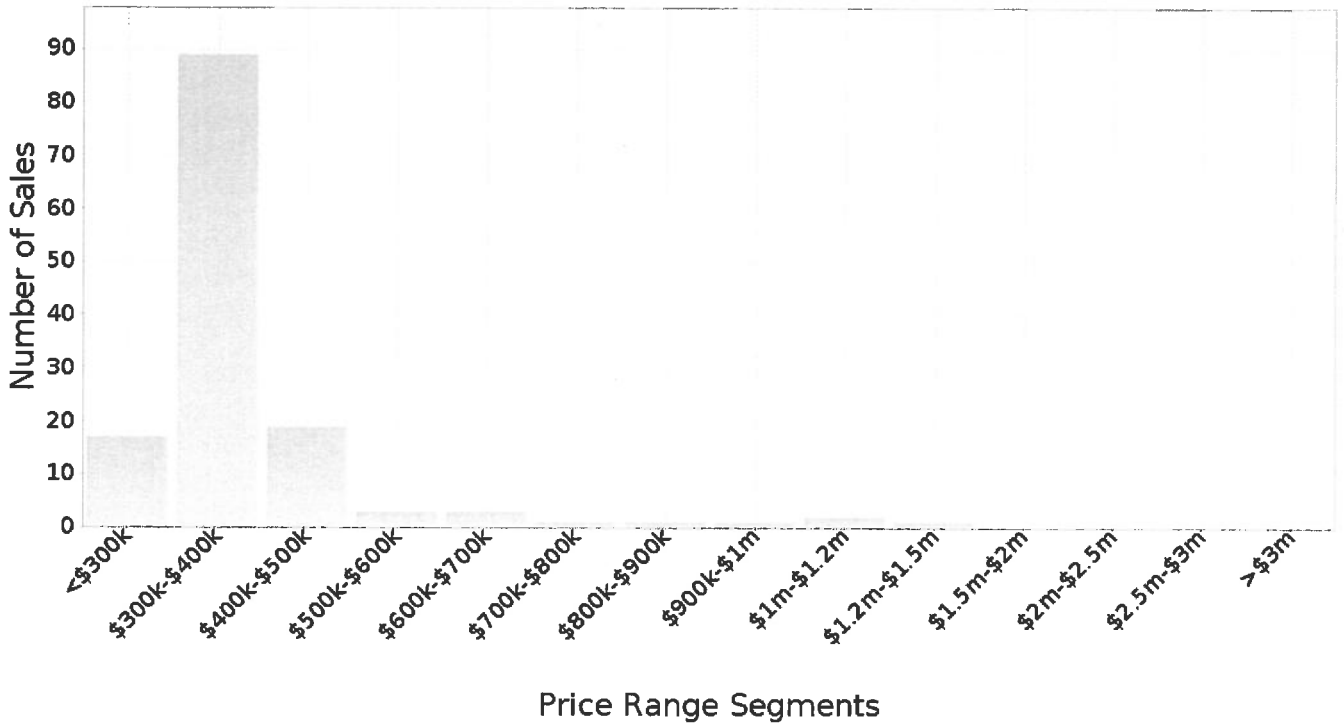
Year	No. of Sales	Average	Median	Growth	Low	High
2005	116	\$ 238,006	\$ 239,250		\$ 172,000	\$ 615,000
2006	90	\$ 242,087	\$ 247,000	3.2 %	\$ 169,000	\$ 315,000
2007	149	\$ 258,554	\$ 254,900	3.2 %	\$ 195,000	\$ 598,400
2008	94	\$ 299,620	\$ 265,000	4.0 %	\$ 195,000	\$ 1,100,000
2009	116	\$ 300,332	\$ 261,950	-1.2 %	\$ 213,990	\$ 675,700
2010	97	\$ 313,821	\$ 330,000	26.0 %	\$ 223,000	\$ 495,000
2011	59	\$ 282,786	\$ 260,000	-21.2 %	\$ 165,000	\$ 473,000
2012	40	\$ 288,935	\$ 225,000	-13.5 %	\$ 190,000	\$ 975,000
2013	106	\$ 287,628	\$ 276,750	23.0 %	\$ 159,819	\$ 1,650,000
2014	86	\$ 275,989	\$ 239,250	-13.6 %	\$ 190,000	\$ 1,000,000
2015	97	\$ 272,902	\$ 242,000	1.1 %	\$ 170,000	\$ 632,200
2016	71	\$ 256,584	\$ 240,000	-0.8 %	\$ 192,000	\$ 450,000
2017	114	\$ 292,938	\$ 280,000	16.7 %	\$ 180,000	\$ 645,000
2018	85	\$ 294,950	\$ 280,000		\$ 188,000	\$ 850,000
2019	83	\$ 276,533	\$ 255,000	-8.9 %	\$ 170,000	\$ 600,000
2020	75	\$ 288,865	\$ 259,000	1.6 %	\$ 185,000	\$ 764,000
2021	138	\$ 334,679	\$ 289,000	11.6 %	\$ 185,000	\$ 1,550,000
2022	137	\$ 392,657	\$ 357,500	23.7 %	\$ 225,000	\$ 1,240,000
2023	81	\$ 398,051	\$ 390,000	9.1 %	\$ 256,000	\$ 770,000



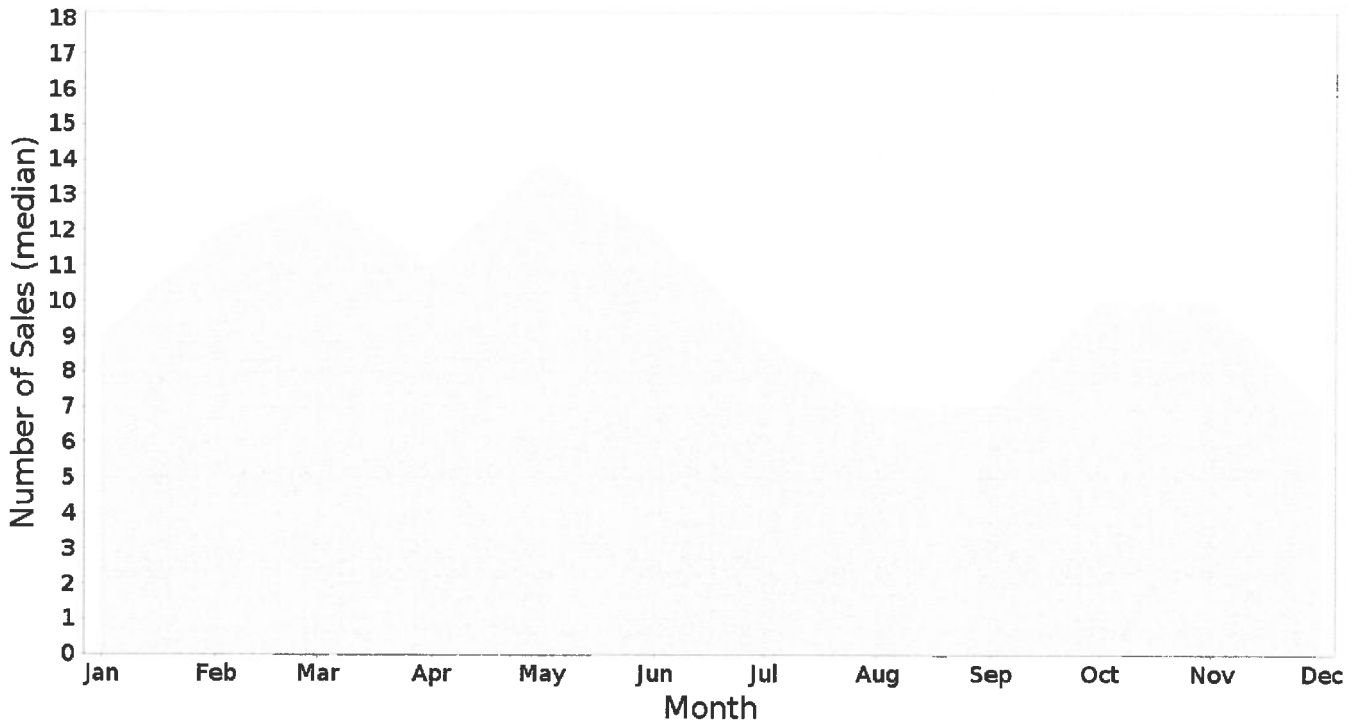
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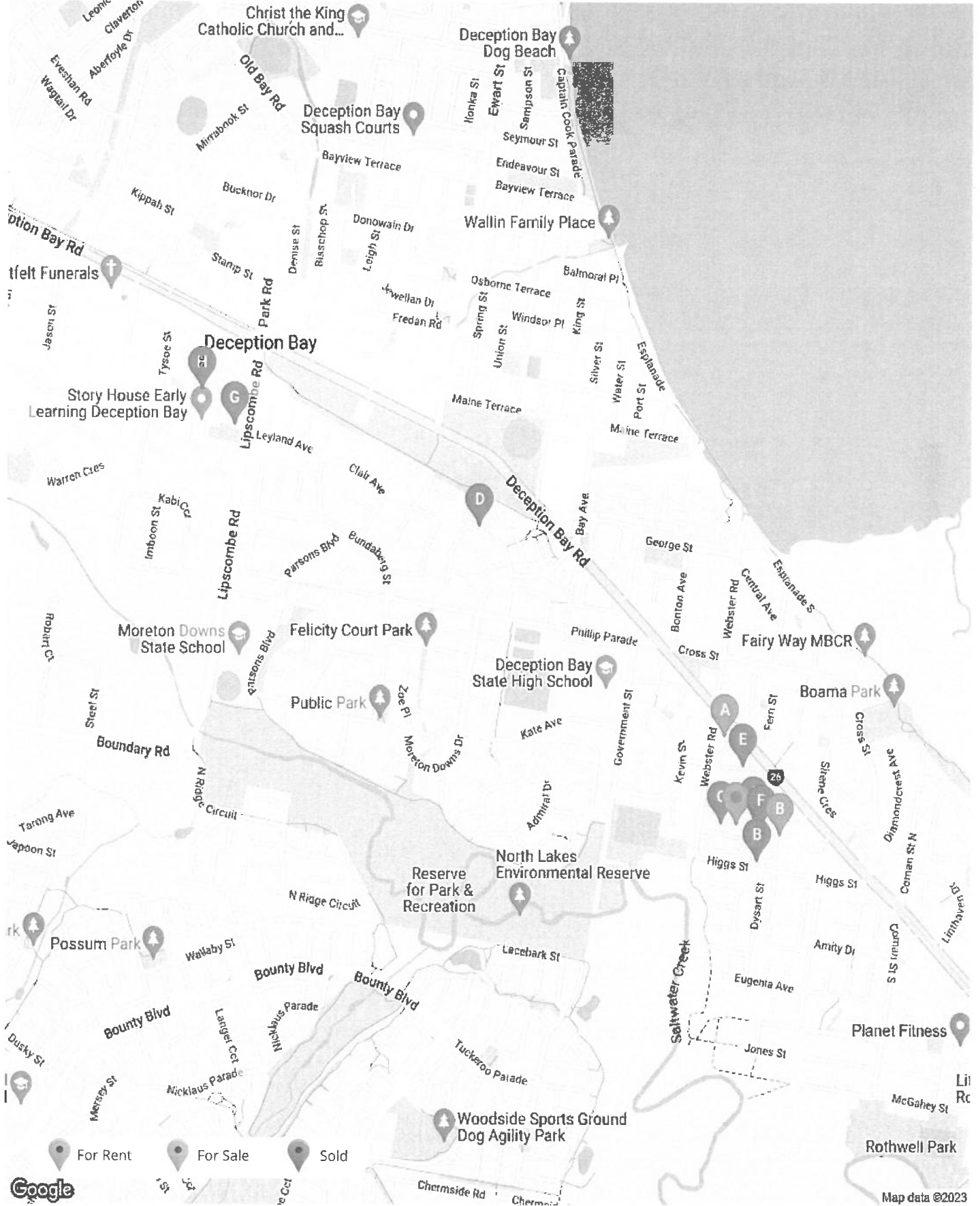
Price Segmentation



Peak Selling Periods



Comparable Properties Map



Nearby Comparable For Sale Properties

There are 2 properties selected within the suburb of DECEPTION BAY. The lowest for sale price is \$380,000 and the highest for sale price is \$389,000 with a median sale price of \$384,500. Days listed ranges from 28 to 125 days with the average currently at 76 days for these selected properties.

15/72 WEBSTER RD, DECEPTION BAY 4508

UBD Ref: Brisbane - 080 B13
Distance from Property: 322m

 3  2  1



Property Type: Unit
Area: 150 m²
RPD: L15 SP238638

Features:

Current List Price: **Offers Over \$389,000 (Under**
First List Price: Offers Over \$389,000
Date Listed: 11/09/2023 Days Listed: **28 Days**
Listed Price Change:



70/36 HIGGS ST, DECEPTION BAY 4508

UBD Ref: Brisbane - 080 C14
Distance from Property: 174m

 3  2  1



Property Type: Unit
Area: 134 m² (105 m²)
RPD: L70 SP248216

Features: DECK, BUILT IN ROBES, FULLY FENCED, IMPROVEMENTS: DISHWASHER, GARDEN /
COURTYARD, PETS ALLOWED

Current List Price: **Expressions of Interest (Under**
First List Price: Expressions of Interest
Date Listed: 06/06/2023 Days Listed: **125 Days**
Listed Price Change:



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Nearby Comparable Sold Properties

There are 8 sold properties selected within the suburb of DECEPTION BAY. The lowest sale price is \$395,000 and the highest sale price is \$432,000 with a median sale price of \$411,000. Days listed ranges from 5 to 39 days with the average currently at 17 days for these selected properties.

43/100 WEBSTER RD, DECEPTION BAY, QLD 4508

UBD Ref: Brisbane - 080 C14

Distance from Property: 69m



Property Type: Unit
Area: 161 m²
Area \$/m²: \$2,683
RPD: L43 SP174836

Features: STUDY, POOL, IMPROVEMENTS: COURTYARD

Sale Price: **\$432,000 (Normal Sale)**

Sale Date: 24/05/2023 Days to Sell: **39 Days**

Last Price: For Sale

Chg %:

First Price: For Sale (Under Offer) Chg %:



6/36 HIGGS ST, DECEPTION BAY, QLD 4508

UBD Ref: Brisbane - 080 C15

Distance from Property: 153m



Property Type: Unit
Area: 141 m²
Area \$/m²: \$2,943
RPD: L6 SP248210

Features: BUILT IN ROBES, CLOSE TO SCHOOLS, CLOSE TO TRANSPORT, FULLY FENCED, IMPROVEMENTS: DISHWASHER, SECURE PARKING, CLOSE TO SHOPS, GARDEN,

Sale Price: **\$415,000 (Normal Sale)**

Sale Date: 01/08/2023 Days to Sell: **5 Days**

Last Price: Offers Over \$405,000 Chg %:

First Price: FOR SALE (Under Offer) Chg %:



62/100 WEBSTER RD, DECEPTION BAY, QLD 4508

UBD Ref: Brisbane - 080 B14

Distance from Property: 59m



Property Type: Unit
Area: 156 m²
Area \$/m²: \$2,660
RPD: L62 SP168494

Features: BUILD YR: 2003, STOREYS: 2, DOUBLE STOREY, HIGHSET, BRICK AND TILE, DECK, ENSUITE, GARAGE, STUDY, VERANDA/DECK, BUILT IN ROBES, SCENIC VIEWS, FULLY

Sale Price: **\$415,000 (Normal Sale)**

Sale Date: 13/06/2023 Days to Sell: **12 Days**

Last Price: Offers above \$398,000 Chg %:

First Price: \$420,000 (Under Offer) Chg %: **-1.2%**



4/43-55 BRISBANE CRES, DECEPTION BAY, QLD 4508

UBD Ref: Brisbane - 079 P10

Distance from Property: 1.5km



Property Type: Unit
Area: 121 m²
Area \$/m²: \$3,405
RPD: L4 SP182813

Features: CLOSE TO SCHOOLS, CLOSE TO TRANSPORT, IMPROVEMENTS: CLOSE TO SHOPS, COURTYARD

Sale Price: **\$412,000 (Normal Sale)**

Sale Date: 17/05/2023 Days to Sell: **11 Days**

Last Price: Offers Over \$400,000 Chg %:

First Price: For Sale Chg %:



46/80 WEBSTER RD, DECEPTION BAY, QLD 4508

UBD Ref: Brisbane - 080 B13

Distance from Property: 216m



Property Type: Unit
Area: 146 m²
Area \$/m²: \$2,808
RPD: L46 SP183666

Features: DOUBLE STOREY, BRICK AND TILE, DECK, ENSUITE, STUDY, BUILT IN ROBES, AIR CONDITIONED, POOL, CLOSE TO SCHOOLS, CLOSE TO TRANSPORT, FULLY FENCED,

Sale Price: **\$410,000 (Normal Sale)**

Sale Date: 21/04/2023 Days to Sell: **29 Days**

Last Price: \$419,000 plus, Owners Chg %: **-2.1%**

First Price: For Sale Chg %: **-2.1%**



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42/36 HIGGS ST, DECEPTION BAY, QLD 4508UBD Ref: Brisbane - 080 C14
Distance from Property: 99mProperty Type: Unit
Area: 130 m²
Area \$/m²: \$3,131
RPD: L42 SP248214

Features:

Sale Price: **\$407,000 (Normal Sale)**
Sale Date: 22/05/2023 Days to Sell: **18 Days**
Last Price: FOR SALE (Under Offer) Chg %:
First Price: FOR SALE Chg %:**40/30-32 LIPSCOMBE RD, DECEPTION BAY, QLD 4508**UBD Ref: Brisbane - 079 L8
Distance from Property: 2.4kmProperty Type: Unit
Area: 137 m²
Area \$/m²: \$2,956
RPD: L40 SP206014

Features: DOUBLE STOREY

Sale Price: **\$405,000 (Normal Sale)**
Sale Date: 05/08/2023 Days to Sell: **11 Days**
Last Price: \$399,000 + Chg %:
First Price: \$399,000 + Chg %:**37/17 CUNNINGHAM ST, DECEPTION BAY, QLD 4508**UBD Ref: Brisbane - 079 K8
Distance from Property: 2.6kmProperty Type: Unit
Area: 131 m²
Area \$/m²: \$3,015
RPD: L37 SP196614Features: BUILT IN ROBES, CLOSE TO SCHOOLS, CLOSE TO TRANSPORT, FULLY FENCED,
IMPROVEMENTS: GARDEN / COURTYARD, SECURE PARKING, CLOSE TO SHOPS,Sale Price: **\$395,000 (Normal Sale)**
Sale Date: 10/07/2023 Days to Sell: **12 Days**
Last Price: FOR SALE Chg %:
First Price: FOR SALE Chg %:

52/100 WEBSTER ROAD, DECEPTION BAY, QLD 4508



Appraisal Price

This market analysis has been prepared on 09/10/2023 and all information given has been based on a current market analysis for the property listed above. Based on this, we believe this property to be estimated in the following range:

\$400,000 to \$425,000

Handwritten: $\underbrace{\hspace{10em}}$
\$ 412500 Median

Contact your agent for further information:



Agent Name: Monica De Luna
Mobile: +61 475 857 637
Office: Ray White Newport
Office Phone: (07) 3060 2064
Email: monica.deluna@raywhite.com

firstmac



Mr D P Smyth
5 Greenlinks Crs
Narangba Qld 4504

Statement Period

Start date: 01/07/2022

End date: 01/01/2023

Statement Number 2

Account Details	
Product Description: SUPER LIVEZ	
Borrower name: Smyth Family Prosperity Fund	BSB & Account number: 704-997 100261590
Opening Balance: -\$149,334.83	Interest Rate: 7.09%
Closing Balance: -\$148,172.76	

Effective	Posted	Description	Debit	Credit	Balance
	01/07/22	Opening Account Balance			-\$149,334.83
	05/07/22	Credit from 182512 964335764		\$811.50	-\$148,523.33
	05/07/22	Loan Interest	\$547.02		-\$149,070.35
	06/07/22	Payment Altered From 811.50 To 853.88 Due 05aug2022			
	08/07/22	Rate Altered From 4.740% (v) To 5.240% (v)			
	05/08/22	Rate Altered From 5.240% (v) To 5.740% (v)			
	05/08/22	Credit from 182512 964335764		\$853.88	-\$148,216.47
	05/08/22	Loan Interest	\$657.30		-\$148,873.77
	06/08/22	Payment Altered From 853.88 To 897.44 Due 05sep2022			
	05/09/22	Credit from 182512 964335764		\$897.44	-\$147,976.33
	05/09/22	Loan Interest	\$725.77		-\$148,702.10
	06/09/22	Payment Altered From 897.44 To 942.04 Due 05oct2022			
	09/09/22	Rate Altered From 5.740% (v) To 6.340% (v)			
	05/10/22	Credit from 182512 964335764		\$942.04	-\$147,760.06
	05/10/22	Loan Interest	\$765.10		-\$148,525.16
	06/10/22	Payment Altered From 942.04 To 996.77 Due 05nov2022			
	07/10/22	Rate Altered From 6.340% (v) To 6.590% (v)			



Effective	Posted	Description	Debit	Credit	Balance
	04/11/22	Rate Altered From 6.590% (v) To 6.840% (v)			
	05/11/22	Credit from 182512 964335764		\$996.77	-\$147,528.39
	05/11/22	Loan Interest	\$830.28		-\$148,358.67
	06/11/22	Payment Altered From 996.77 To 1019.97 Due 05dec2022			
	05/12/22	Credit from 182512 964335764		\$1,019.97	-\$147,338.70
	05/12/22	Loan Interest	\$834.06		-\$148,172.76
	06/12/22	Payment Altered From 1019.97 To 1043.39 Due 05jan2023			
	09/12/22	Rate Altered From 6.840% (v) To 7.090% (v)			
	01/01/23	Closing Account Balance			-\$148,172.76

Mr D P Smyth
5 Greenlinks Crs
Narangba Qld 4504

Statement Period

Start date: 01/01/2023

End date: 01/07/2023

Statement Number 3

Account Details	
Product Description: SUPER LIVEZ	
Borrower name: Smyth Family Prosperity Fund	BSB & Account number: 704-997 100261590
Opening Balance: -\$148,172.76	Interest Rate: 8.09%
Closing Balance: -\$147,129.40	

Effective	Posted	Description	Debit	Credit	Balance
	01/01/23	Opening Account Balance			-\$148,172.76
	05/01/23	Credit from 182512 964335764		\$1,043.39	-\$147,129.37
	05/01/23	Loan Interest	\$888.18		-\$148,017.55
	06/01/23	Payment Altered From 1043.39 To 1066.97 Due 05feb2023			
	05/02/23	Credit from 182512 964335764		\$1,066.97	-\$146,950.58
	05/02/23	Loan Interest	\$891.31		-\$147,841.89
	10/02/23	Rate Altered From 7.090% (v) To 7.340% (v)			
	05/03/23	Credit from 182512 964335764		\$1,066.97	-\$146,774.92
	05/03/23	Loan Interest	\$827.39		-\$147,602.31
	06/03/23	Payment Altered From 1066.97 To 1090.67 Due 05apr2023			
	10/03/23	Rate Altered From 7.340% (v) To 7.590% (v)			
	05/04/23	Credit from 182512 964335764		\$1,090.67	-\$146,511.64
	05/04/23	Loan Interest	\$946.43		-\$147,458.07
	06/04/23	Payment Altered From 1090.67 To 1114.57 Due 05may2023			
	05/05/23	Rate Altered From 7.590% (v) To 7.840% (v)			
	05/05/23	Credit from 182512 964335764		\$1,114.57	-\$146,343.50
	05/05/23	Loan Interest	\$919.90		-\$147,263.40
	05/06/23	Credit from 182512 964335764		\$1,114.57	-\$146,148.83



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Effective	Posted	Description	Debit	Credit	Balance
	05/06/23	Loan Interest	\$980.57		-\$147,129.40
	06/06/23	Payment Altered From 1114.57 To 1138.63 Due 05jul2023			
	09/06/23	Rate Altered From 7.840% (v) To 8.090% (v)			
	01/07/23	Closing Account Balance			-\$147,129.40



Australian Government
Australian Taxation Office

Agent SIMMONS LIVINGSTONE AND ASSOCIATES PTY
Client THE TRUSTEE FOR SMYTH FAMILY PROSPERITY FUND
ABN 43 483 896 826
TFN 992 476 111

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Activity statement 004

Tax type summary

Income tax year 2023
Period 01 July 2022 - 30 June 2023
Type Pay as you go Instalments
Balance \$1,376.00 DR

Transactions

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
16/05/2023	28/04/2023	Original Activity Statement for the period ending 31 Mar 23 - PAYG Instalments	\$688.00		\$688.00 DR
27/07/2023	28/07/2023	Original Activity Statement for the period ending 30 Jun 23 - PAYG Instalments	\$688.00		\$1,376.00 DR

POSTED



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Activity statement 004

Date generated	29 September 2023
Overdue	\$0.00
Not yet due	\$0.00
Balance	\$0.00

Transactions

5 results found - from 29 September 2021 to 29 September 2023 sorted by processed date ordered newest to oldest

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
28 Jul 2023	27 Jul 2023	Payment received		\$688.00	\$0.00
27 Jul 2023	28 Jul 2023	Original Activity Statement for the period ending 30 Jun 23 - PAYG Instalments	\$688.00		\$688.00 DR
19 May 2023	19 May 2023	General interest charge			\$0.00
19 May 2023	18 May 2023	Payment received		\$688.00	\$0.00
16 May 2023	28 Apr 2023	Original Activity Statement for the period ending 31 Mar 23 - PAYG Instalments	\$688.00		\$688.00 DR



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Income tax 002

Date generated	29 September 2023
Overdue	\$0.00
Not yet due	\$0.00
Balance	\$0.00

Transactions

4 results found - from 29 September 2021 to 29 September 2023 sorted by processed date ordered newest to oldest

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
12 May 2023	11 May 2023	Payment received		\$2,958.10	\$0.00
13 Jan 2023	15 May 2023	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 21 to 30 Jun 22	\$2,958.10		\$2,958.10 DR
16 May 2022	13 May 2022	Payment received		\$739.45	\$0.00
22 Apr 2022	16 May 2022	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 20 to 30 Jun 21	\$739.45		\$739.45 DR