



Need help?

- enquiries@hunterwater.com.au
- 1300 657 657 (8am-5pm M-F)
- 1300 657 000 (Emergency 24/7)
- Turn over for more customer information



000824
 000
 SOMMERICH HOLDINGS PTY LTD
 PO BOX 6018
 PYMBLE NSW 2073

Your water account

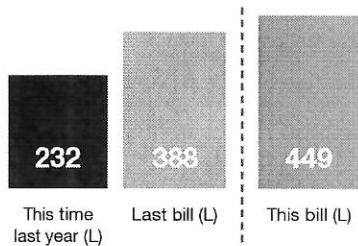
| | | |
|---|-------------------------------------|--|
| Account number 5002 500 000 | Date of issue 18 Apr 2023 | Approx next reading 7 Aug 2023 |
| Property address UNIT 38/1 ROBERTS ST CHARLESTOWN | | |

Amount due
\$383.91

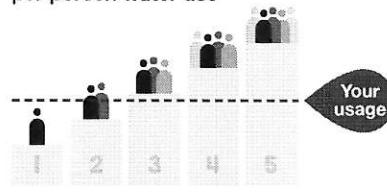
Due date
11 May 2023

How do you compare?

Your average water use



Average household per person water use



Make smart water choices and aim for 155 litres per person, per day. Visit hunterwater.com.au/savewater.

Turn over for easy ways to pay ▶

| | | |
|---|--|---------------------------------------|
| Your long term (3 year) average daily water use | Your average daily water use this time last year | Your current average daily water cost |
| 275 litres | 232 litres | \$1.21 |

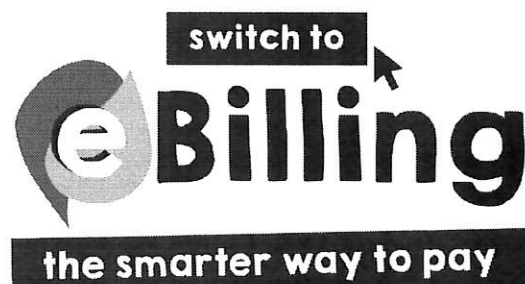
Make the switch!

Have your bills delivered straight to your inbox and manage your account online with My Account. It's paperless, available 24/7, and the smarter way to pay!

To register, all you need is your Hunter Water account number and postcode.



Visit hunterwater.com.au/switch or click on the QR code



Your account summary

| Previous Balance | Payments Received | Remaining Balance | This Bill | Amount due |
|------------------|-------------------|-------------------|-----------|------------|
| \$363.93 | \$363.93 CR | \$0.00 | \$383.91 | \$383.91 |

Water

Meter information 1 kilolitre (kL) = 1000 litres (L)

| Meter(s) | Size | Current reading (kL) | Days Usage (kL) |
|-----------|------|----------------------|-----------------|
| GVT000333 | 020 | 05.04.23 843 | 118 53 |

Fixed charges

| | | |
|-------------------------------|------------------------|--------|
| Environmental Projects Charge | 01 Mar 23 to 30 Jun 23 | \$0.60 |
| Water Service | 01 Mar 23 to 30 Jun 23 | \$8.62 |

Usage charges price per kL

| | | |
|-------------------|------------------------|----------|
| | 09 Dec 22 to 05 Apr 23 | |
| Water Usage: 53kL | 53.000 x \$2.67 | \$141.51 |

Water Total **\$150.73**

Wastewater

Fixed charges

| | | |
|------------------------|------------------------|----------|
| Sewer Services Charges | 01 Mar 23 to 30 Jun 23 | \$221.96 |
| Drainage Service | 01 Mar 23 to 30 Jun 23 | \$11.22 |

Wastewater total **\$233.18**

Charges and adjustments

| | |
|------------------------|-----------------|
| New charges | \$383.91 |
| This Bill Total | \$383.91 |
| Amount due | \$383.91 |

Property Information

UNIT 38/1 ROBERTS ST
CHARLESTOWN

Legal name(s)

SOMMERICH HOLDINGS PTY LTD

Lot/Plan No.: Lot 38 Plan

17125

Property use: Res - Strata Unit

Customer Information

Payment Assistance

If you are having difficulty paying your bill, please call us early.

Pensioner Rebates

The NSW Government offers a pensioner concession. You can check your eligibility and apply online at www.hunterwater.com.au/pensionrebates

Overdue Accounts

Interest is charged on overdue accounts. Services may be disconnected or restricted for non-payment. Visit hunterwater.com.au for a copy of the Debt Recovery and Hardship Policy.

Our Charges*

From 1st July 2022 our prices have changed in-line with our approved IPART price determination. For further information please refer to hunterwater.com.au/pricing.

Interpreter Service

For language assistance call **131 450**

传译服务·请致电

خدمات الترجمة، اتصل على

傳譯服務·請致電

Per i servizi di interpretariato, chiamare

Các dịch vụ thông dịch viên, gọi điện thoại số

Easy ways to pay



Direct Debit – sign up now at www.hunterwater.com.au/direct-debit

Your estimated Easy Pay option is \$47.99 per fortnight or \$95.98 per month. For an accurate installment calculation based on 12 months usage, please phone 1300 657 657.



Billers Code: 747717
Ref: 50025000009

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



Credit Card Payments
visit us online at hunterwater.com.au/pay
or call 1300 276 468
Mastercard and Visa only
Billers code: 747 717
Reference: 50025000009



Post Billpay
Visit an Australia Post Office. Credit cards not accepted



*2117 50025000009

\$383.91



Centrepay
To pay using Centrepay, contact Centrelink and provide Hunter Water's CRN: 555052571V



Joss Brown
351 Glen Martin Rd,
Glen Martin NSW 2321
P: 0421 790 997
ABN: 24 211 307 435

TAX INVOICE

Invoices@mcp.rh.com.au

Invoice Date
06 Mar 2023

Invoice Number
INV-0131

Reference
38/1 Robert
st Charlestown

| Description | Quantity | Unit Price | GST | Amount AUD |
|-------------|----------|------------|------------------------|---------------|
| Quote fee | 1.00 | 100.00 | 10% | 100.00 |
| | | | Subtotal | 100.00 |
| | | | Total GST 10% | 10.00 |
| | | | Invoice Total AUD | 110.00 |
| | | | Total Net Payments AUD | 0.00 |
| | | | Amount Due AUD | 110.00 |

PAYMENT DETAILS

BSB: 012830
Account: 302482455

Customer Invoices@mcp.rh.com.au
Invoice Number INV-0131
Amount Due 110.00
Due Date 06 Mar 2023

TAX INVOICE

invoices@mcp.rh.com.au

Invoice Date
24 Feb 2023

Invoice Number
INV-0245

Reference
38/1 ROBERTS ST
CHARLESTOWN

ABN
68 627 373 961

Keevers Electrical
10 Phillips St Hamilton
North
NEWCASTLE NSW 2292
AUSTRALIA

| Description | Quantity | Unit Price | GST | Amount AUD |
|---------------------------|----------|------------|------------------|---------------|
| Replace living room light | 1.00 | 165.00 | 10% | 165.00 |
| | | | Subtotal | 165.00 |
| | | | TOTAL GST 10% | 16.50 |
| | | | TOTAL AUD | 181.50 |

Due Date: 10 Mar 2023

Account Name: Keevers Electrical
BSB: 650 000
Account Number: 546912802
Description: Invoice number

✂

PAYMENT ADVICE

To: Keevers Electrical
10 Phillips St Hamilton North
NEWCASTLE NSW 2292
AUSTRALIA

Customer invoices@mcp.rh.com.au
Invoice Number INV-0245
Amount Due 181.50
Due Date 10 Mar 2023

Amount Enclosed _____

Enter the amount you are paying above

Koala Glass

167 Maitland Rd, Sandgate NSW 2304
sales@koalaglass.com.au
www.koalaglass.com.au
ABN: 27 003 242 662



Tax Invoice # 14486

28th December 2022

Purchase Order:
11072

Customer Name:

Raine & Horne - Maitland & Cameron Park
Vivian - Sommerich Holdings Pty
Ltd Atf
C/- Raine & Horne Maitland & Cameron Park

Job Address: 38/1 Roberts St, Charlestown NSW 2290

Work Completed:

Service call to attend site to re-secure glass to framework.
Remove glass from frame and re-align. Re-secure framework to glass re-rubber & check for correct operation.
2 x Glaziers required

DESCRIPTION

TOTAL PRICE (inc GST)

Residential Glazing

\$298.20

| | |
|---------------------|----------|
| SUBTOTAL: | \$271.09 |
| GST: | \$27.11 |
| TOTAL: | \$298.20 |
| PAID: | \$0.00 |
| BALANCE DUE: | \$298.20 |

HOW TO PAY

Credit Card or Cash only

Bank Deposit (approval required – please phone office if you wish to pay via direct deposit)

Account Customers – 30 day terms & conditions apply



By Credit Card

To pay via MasterCard or VISA.
Phone our office on 02 49681450.

Quote Ref: #14486



By mail

Detach this section and mail your cheque to:

*Koala Glass
167 Maitland Road,
Sandgate New South Wales 2304*

By Direct deposit – requires approval from office

Name: Westras Pty Ltd
BSB: 062 814
Account Number: 0016 4660
Reference: #14486

Customer Name: Raine & Horne - Maitland & Cameron Park

Invoice #: 14486

Amount Due: \$298.20

Terms:



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000657
 000
 SOMMERICH HOLDINGS PTY LTD
 PO BOX 6018
 PYMBLE NSW 2073

Your water account

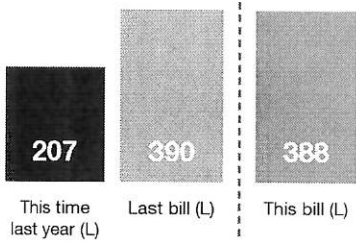
| | | |
|---|-------------------------------------|--|
| Account number 5002 500 000 | Date of issue 15 Dec 2022 | Approx next reading 6 Apr 2023 |
| Property address UNIT 38/1 ROBERTS ST CHARLESTOWN | | |

Amount due
\$363.93

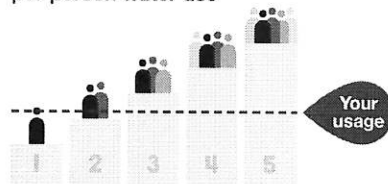
Due date
10 Jan 2023

How do you compare?

Your average water use



Average household per person water use



Make smart water choices and aim for 155 litres per person, per day. Visit hunterwater.com.au/savewater.

Turn over for easy ways to pay ▶

| | | |
|---|--|---------------------------------------|
| Your long term (3 year) average daily water use | Your average daily water use this time last year | Your current average daily water cost |
| 245 litres | 207 litres | \$1.05 |

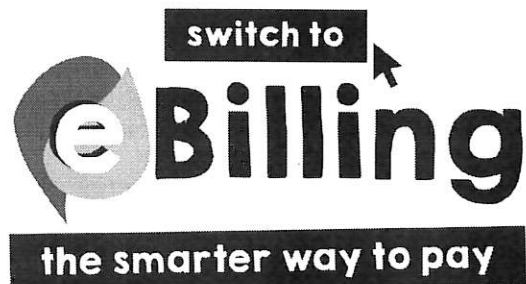
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|------------------|-------------------|-------------------|-----------|------------|
| \$362.65 | \$362.65 CR | \$0.00 | \$363.93 | \$363.93 |

Water

Meter information 1 kilolitre (kL) = 1000 litres (L)

| Meter(s) | Size | Current reading (kL) | Days | Usage (kL) |
|-----------|------|----------------------|------|------------|
| GVT000333 | 020 | 08.12.22 790 | 121 | 47 |

Fixed charges

| | | |
|-------------------------------|------------------------|--------|
| Environmental Projects Charge | 01 Nov 22 to 28 Feb 23 | \$0.60 |
| Water Service | 01 Nov 22 to 28 Feb 23 | \$8.48 |

Usage charges price per kL

| | | | |
|-------------------|------------------------|-----------------|----------|
| Water Usage: 47kL | 10 Aug 22 to 08 Dec 22 | 47.000 x \$2.67 | \$125.49 |
|-------------------|------------------------|-----------------|----------|

Water Total **\$134.57**

Wastewater

Fixed charges

| | | |
|------------------------|------------------------|----------|
| Sewer Services Charges | 01 Nov 22 to 28 Feb 23 | \$218.32 |
| Drainage Service | 01 Nov 22 to 28 Feb 23 | \$11.04 |

Wastewater total **\$229.36**

Charges and adjustments

| | |
|--------------------|-----------------|
| New charges | \$363.93 |
| This Bill Total | \$363.93 |
| Amount due | \$363.93 |

Property Information

UNIT 38/1 ROBERTS ST
CHARLESTOWN

Legal name(s)

SOMMERICH HOLDINGS PTY LTD

Lot/Plan No.: Lot 38 Plan

17125

Property use: Res - Strata Unit

Customer Information

Payment Assistance

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传译服务·请致电

خدمات الترجمة، اتصل على

傳譯服務·請致電

Per i servizi di interpretariato, chiamare

Các dịch vụ thông dịch viên, gọi điện thoại số

Easy ways to pay



Direct Debit – sign up now at www.hunterwater.com.au/direct-debit

Your estimated Easy Pay option is \$45.49 per fortnight or \$90.98 per month. For an accurate installment calculation based on 12 months usage, please phone 1300 657 657.



Billers Code: 747717
Ref: 50025000009

Telephone & Internet Banking – BPA[®]

Contact your bank or financial institution to make this payment from your cheque, savings, debit or transaction account. More info: www.bpay.com.au



Credit Card Payments

visit us online at hunterwater.com.au/pay
or call 1300 276 468
Mastercard and Visa only
Billers code: 747 717
Reference: 50025000009



Post Billpay

Visit an Australia Post Office. Credit cards not accepted



*2117 50025000009

\$363.93



Centrepay

To pay using Centrepay, contact Centrelink and provide Hunter Water's **CRN: 555052571V**



Lake Macquarie City Council
ABN 81 065 027 868

RATEABLE PERIOD **01/07/23 to 30/06/24**

Rates and Charges notice



SOMMERICH HOLDINGS PTY LTD
PO Box 6018
PYMBLE NSW 2073

DATE OF ISSUE 20/07/2023

AMOUNT DUE \$352.32

DUE DATE 31/08/2023

VALUATION BASE DATE 01/07/2022

CATEGORY Residential



004
1000281
R1_629

DESCRIPTION AND POSITION OF LAND RATED

38/1 Roberts Street, CHARLESTOWN NSW 2290
LOT 38 SP 17125

ASSESSMENT NUMBER 0020453-7

PARTICULARS OF RATES AND CHARGES

| PARTICULARS OF RATES AND CHARGES | RATE IN \$ | RATEABLE VALUE | AMOUNT |
|----------------------------------|------------|----------------|----------|
| Residential - Ad Valorem | 0.001526 | 73,964 | \$112.87 |
| Residential - Base Amount | | | \$802.71 |
| Hunter/Cent River Catch Auth | 0.0001046 | 73,964 | \$7.74 |
| Dom Waste Man Chg 140L | 485.00 | 1 | \$485.00 |

TOTAL AMOUNT DUE

\$1,408.32

1ST INSTALMENT

\$352.32

31/08/2023

2ND INSTALMENT

\$352.00

30/11/2023

3RD INSTALMENT

\$352.00

28/02/2024

4TH INSTALMENT

\$352.00

31/05/2024

Interest will accrue on outstanding Rates and Charges at 9% per annum calculated on a daily basis.

Please deduct payments made since 20/07/23



For emailed notices:
lakemac.enotices.com.au
Reference No: **DA2438D54T**

Payment methods

Weekly, fortnightly and monthly payment options are available. To apply please go to our website and complete the online form or call Customer Service to discuss this option on 02 4921 0333 - <https://www.lakemac.com.au/For-residents/Payment-and-rates/Pay-your-rates>

Direct Debit (Council's preferred payment option)
Payment processed by Council from your nominated account (excluding credit cards). For details, phone 02 4921 0333 or visit lakemac.com.au

NAME **SOMMERICH HOLDINGS PTY LTD**

ASSESSMENT NUMBER **0020453-7**



BPAY from your cheque, savings, debit, credit card or transaction account. For more info: www.bpay.com.au
Billers Code: 7781 Reference number: 00204537

DUE DATE **31 Aug 2023**



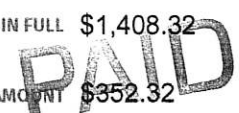
Billpay Code: 0251 Reference number: 2045 37

IF PAYING IN FULL **\$1,408.32**

INSTALMENT AMOUNT **\$352.32**



*251 204537



Get in touch

- lakemac.com.au council@lakemac.nsw.gov.au [lakemaccity](https://www.facebook.com/lakemaccity) [ourlakemac](https://www.instagram.com/ourlakemac) [lakemac](https://twitter.com/lakemac) 02 4921 0333
- Lake Macquarie City Council, Box 1906 HRMC NSW 2310
- Lake Macquarie City Council Administration Building, 126-138 Main Road, Speers Point, NSW 2284





**ECOFLOW
PLUMBING**

Ecoflow Plumbing PTY LTD
3/46 Canavan Dr, Beresfield NSW 2322
P: 0413 740 225
ABN: 34 626 356 367

TAX INVOICE

To:
C/O True Blue Realty

15 August 2022
Invoice # 9933
Reference: 38/1 Roberts St,
Charlestown

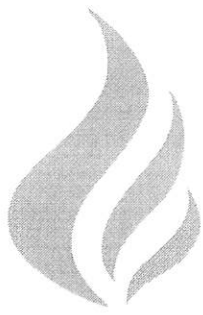
| Description | Qty | Unit Price | GST | Amount |
|--|------|------------|--------------------|-----------------|
| Replaced upstairs shower hot and cold tap washers. Cleaned out shower rose water saver. | | \$ | | |
| Service Call | 1.00 | \$30.00 | 10% | \$30.00 |
| Labour - Tradesman | 1.00 | \$80.00 | 10% | \$80.00 |
| Materials | 1.00 | \$10.00 | 10% | \$10.00 |
| | | | Subtotal | \$120.00 |
| | | | Total GST 10% | \$12.00 |
| | | | Invoice Total | \$132.00 |
| | | | Total Net Payments | \$0.00 |
| | | | AMOUNT DUE | \$132.00 |

Payment Details

Date Due: 22 Aug 2022

Ecoflow Plumbing PTY LTD
BSB: 012-668
Account No.: 416 407 656
Payment Ref: 9933

Invoice Terms & Conditions: All invoices are due & payable on receipt. Interest will be charged on all unpaid accounts after 7 days. Should recovery action be taken, all debt recovery costs will be at the customers expense. All materials supplied will remain the property of Ecoflow Plumbing PTY LTD until the final invoice is paid in full. *This is a claim for payment made under the Building & Construction Industry Security of Payment Act 1999 NSW* Credit card payments incur a 2.2% surcharge.



ELECCON

ELECTRICAL CONTRACTING

TAX INVOICE

ELECCON PTY LTD
admin@elecconpl.com.au
0411 704 337 | 0400 478 187
LIC NO: 277068C
ACN: 642199022 | ABN: 17642199022

Invoice Date: 31 Aug 2022

Invoice Number: INV-0708

Bill To:

True Blue Realty
17/121 Lawes St
EAST MAITLAND NSW 2323
AUSTRALIA

Due:

31 Aug 2022

Description

Amount

Work Order: 02028
Property Address: 38/1 Roberts St, Charlestown NSW 2290

\$220.00

Job details:

- Replaced kitchen light with new as quoted

Subtotal \$220.00

Total GST 10% \$22.00

TOTAL \$242.00

How to Pay

Page 1 of 1

Bank: Greater Bank
Name: ELECCON PTY LTD
BSB: 637000
Account No: 724390889
Reference No: INV-0708

34 Smith Street
 CHARLESTOWN
 NSW 2290
 Phone 02 4942 3305
 Fax 02 4942 3243
 info@lakegroupstrata.com

Notice of Levies Due in April 2023



Tax Invoice

Issued 10/02/2023 on behalf of:

Sommerich Holdings Pty Ltd
 PO Box 6018
 PYMBLE NSW 2073

The Owners -- Strata Plan 16400
 ABN 81975389300
 Morton Bay Gardens
 1 Roberts Street
 CHARLESTOWN NSW 2290
 for Lot 38 Unit 38
 Sommerich Holdings Pty Ltd ATF Sommerich
 Family Bare Trust 2

| Due date | Details | Amounts due (including GST) (\$) | | Total |
|------------|--|----------------------------------|--------------|----------|
| | | Admin Fund | Cap Wrks Fnd | |
| 01/04/2023 | Quarterly Admin/Capital Works Levy - 01 Apr - 30 Jun | 639.25 | 411.95 | 1,051.20 |
| | Total levies due in month | 639.25 | 411.95 | 1,051.20 |

| | | |
|-------------------------------|-------------------|-------------------------|
| Total of this levy notice | 1,051.20 | (including \$95.56 GST) |
| Levies in arrears | 0.00 | |
| Interest on levies in arrears | 0.00 | |
| Outstanding owner invoices | 0.00 | |
| Subtotal of amount due | 1,051.20 | |
| Prepaid | 0.00 | |
| Total amount due | \$1,051.20 | |

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
 Cheques should be made payable to 'The Owners -- Strata Plan 16400'

Levy Payment due 01/04/2023

Please note: Any amount in ARREARS must be paid immediately to prevent Debt Recovery Action



DEFT
 PAYMENT SYSTEMS

*Registration is required for payments from cheque or savings accounts. Please complete registration at www.deft.com.au. You do not need to re-register for the internet service if already registered.

Sommerich Holdings Pty Ltd
 Strata Plan 16400
 Lot 38 Unit 38



*496 247385479 5075062



Billers code 96503



Pay over the Internet from your Bank account. Register at www.deft.com.au



Pay over the phone from your Bank account. Register at www.deft.com.au



Credit card payments can be made over the Internet. Log onto www.deft.com.au or call 1300 301 090 and follow the instructions. A surcharge will be applicable if you use this option.



Pay by mailing this payment slip with your cheque to:

DEFT Payment Systems
 GPO Box 4690, Sydney NSW 2001



Pay in-store at Australia Post by cheque or EFTPOS.

Contact your participating financial institution to make a BPAY payment from your cheque or savings account. Enter the biller code and your DEFT reference number. To use the QR code, use the reader within your mobile banking app. More info: www.bpay.com.au

Lake Group Property Services Pty Ltd

DEFT Reference Number

2473854795075062

Amount Due

\$1,051.20

Due Date

01/04/2023

Amount Paid

\$

+247385479 5075062 <

000105120<2+

PAID

34 Smith Street
 CHARLESTOWN
 NSW 2290
 Phone 02 4942 3305
 Fax 02 4942 3243
 info@lakegroupstrata.com

Notice of Levies Due in January 2023



Tax Invoice

Issued 09/11/2022 on behalf of:

Sommerich Holdings Pty Ltd
 PO Box 6018
 PYMBLE NSW 2073

The Owners -- Strata Plan 16400
 ABN 81975389300
 Morton Bay Gardens
 1 Roberts Street
 CHARLESTOWN NSW 2290
 for Lot 38 Unit 38
 Sommerich Holdings Pty Ltd ATF Sommerich
 Family Bare Trust 2

| Due date | Details | Amounts due (including GST) (\$) | | Total |
|------------|--|----------------------------------|--------------|----------|
| | | Admin Fund | Cap Wrks Fnd | |
| 01/01/2023 | Quarterly Admin/Capital Works Levy - 01 Jan - 31 Mar | 639.25 | 411.95 | 1,051.20 |
| | Total levies due in month | 639.25 | 411.95 | 1,051.20 |

| | | |
|-------------------------------|-------------------|-------------------------|
| Total of this levy notice | 1,051.20 | (including \$95.56 GST) |
| Levies in arrears | 0.00 | |
| Interest on levies in arrears | 0.00 | |
| Outstanding owner invoices | 0.00 | |
| Subtotal of amount due | 1,051.20 | |
| Prepaid | 0.00 | |
| Total amount due | \$1,051.20 | |

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
 Cheques should be made payable to 'The Owners -- Strata Plan 16400'

Levy Payment due 01/01/2023

Please note: Any amount in ARREARS must be paid immediately to prevent Debt Recovery Action.

PAID



DEFT
 PAYMENT SYSTEMS

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Billers code 96503



Pay over the Internet from your Bank account. Register at www.deft.com.au



Pay over the phone from your Bank account. Register at www.deft.com.au



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 GPO Box 4690, Sydney NSW 2001



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Lake Group Property Services Pty Ltd

DEFT Reference Number

2473854795075062

Amount Due

\$1,051.20

Due Date

01/01/2023

Amount Paid

\$

Sommerich Holdings Pty Ltd

Strata Plan 16400

Lot 38

Unit 38



*496 247385479 5075062

+247385479 5075062 <

000105120<2+

34 Smith Street
 CHARLESTOWN
 NSW 2290
 Phone 02 4942 3305
 Fax 02 4942 3243
 info@lakegroupstrata.com

Notice of Levies Due in October 2022



Tax Invoice

Issued 05/10/2022 on behalf of:

Sommerich Holdings Pty Ltd
 PO Box 6018
 PYMBLE NSW 2073

The Owners -- Strata Plan 16400
 ABN 81975389300
 Morton Bay Gardens
 1 Roberts Street
 CHARLESTOWN NSW 2290
 for Lot 38 Unit 38
 Sommerich Holdings Pty Ltd ATF Sommerich
 Family Bare Trust 2

| Due date | Details | Amounts due (including GST) (\$) | | Total |
|------------|--|----------------------------------|--------------|----------|
| | | Admin Fund | Cap Wrks Fnd | |
| 01/10/2022 | Quarterly Admin/Capital Works Levy - 01 Oct - 31 Dec | 639.25 | 411.95 | 1,051.20 |
| | Total levies due in month | 639.25 | 411.95 | 1,051.20 |

| | | |
|-------------------------------|-------------------|-------------------------|
| Total of this levy notice | 1,051.20 | (including \$95.56 GST) |
| Levies in arrears | 0.00 | |
| Interest on levies in arrears | 0.00 | |
| Outstanding owner invoices | 0.00 | |
| Subtotal of amount due | 1,051.20 | |
| Prepaid | 0.00 | |
| Total amount due | \$1,051.20 | |

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
 Cheques should be made payable to 'The Owners -- Strata Plan 16400'

Levy Payment due 01/10/2022

Please note: Any amount in ARREARS must be paid immediately to prevent Debt Recovery Action.
 Payment of this October 2022 levy received prior to 5 November 2022 will not incur interest.



DEFT
 PAYMENT SYSTEMS

*Registration is required for payments from cheque or savings accounts. Please complete registration at www.deft.com.au. You do not need to re-register for the internet service if already registered.

Sommerich Holdings Pty Ltd
 Strata Plan 16400
 Lot 38 Unit 38



*496 247385479 5075062



Billers code 96503



Pay over the Internet from your Bank account. Register at www.deft.com.au



Pay over the phone from your Bank account. Register at www.deft.com.au



Credit card payments can be made over the Internet. Log onto www.deft.com.au or call 1300 301 090 and follow the instructions. A surcharge will be applicable if you use this option.



Pay by mailing this payment slip with your cheque to:
 DEFT Payment Systems
 GPO Box 4690, Sydney NSW 2001



Pay in-store at Australia Post.

Contact your participating financial institution to make a BPAY payment from your cheque or savings account. Enter the biller code and your DEFT reference number. To use the QR code, use the reader within your mobile banking app. More info: www.bpay.com.au

Lake Group Property Services Pty Ltd

DEFT Reference Number

2473854795075062

Amount Due

\$1,051.20

Due Date

01/10/2022

Amount Paid

\$

+247385479 5075062 <

000105120<2+

PAID

34 Smith Street
 CHARLESTOWN
 NSW 2290
 Phone 02 4942 3305
 Fax 02 4942 3243
 info@lakegroupstrata.com



Notice of Levies Due in July 2022

Tax Invoice

Issued 30/08/2022 on behalf of:

Sommerich Holdings Pty Ltd
 PO Box 6018
 PYMBLE NSW 2073

The Owners -- Strata Plan 16400
 ABN 81975389300
 Morton Bay Gardens
 1 Roberts Street
 CHARLESTOWN NSW 2290
 for Lot 38 Unit 38
 Sommerich Holdings Pty Ltd ATF Sommerich
 Family Bare Trust 2

| Due date | Details | Amounts due (including GST) (\$) | | Total |
|---------------------------|--|----------------------------------|--------------|----------|
| | | Admin Fund | Cap Wrks Fnd | |
| 01/07/2022 | Quarterly Admin/Capital Works Levy - 01 Jul - 30 Sep | 639.25 | 411.95 | 1,051.20 |
| Total levies due in month | | 639.25 | 411.95 | 1,051.20 |

| | | |
|-------------------------------|-------------------|-------------------------|
| Total of this levy notice | 1,051.20 | (including \$95.56 GST) |
| Levies in arrears | 0.00 | |
| Interest on levies in arrears | 0.00 | |
| Outstanding owner invoices | 0.00 | |
| Subtotal of amount due | 1,051.20 | |
| Prepaid | 0.00 | |
| Total amount due | \$1,051.20 | |

Late Payment: If payment is not made by the due date, interest may be charged at an annual rate of 10%.
 Cheques should be made payable to 'The Owners -- Strata Plan 16400'

Levy Payment due 01/07/2022

Please note: Any amount in ARREARS must be paid immediately to prevent Debt Recovery Action.
 Payment of this July 2022 levy received prior to 30 September 2022 will not incur interest.

MACQUARIE BANK
 *Registration is required for payments from cheque or savings accounts. Please complete registration at www.deft.com.au. You do not need to re-register for the internet service if already registered.

Sommerich Holdings Pty Ltd
 Strata Plan 16400
 Lot 38 Unit 38



*496 247385479 5075062



Bill code 96503



Pay over the Internet from your Bank account. Register at www.deft.com.au



Pay over the phone from your Bank account. Register at www.deft.com.au



Credit card payments can be made over the Internet. Log onto www.deft.com.au or call 1300 301 090 and follow the instructions. A surcharge will be applicable if you use this option.



Pay by mailing this payment slip with your cheque to:

DEFT Payment Systems
 GPO Box 4690, Sydney NSW 2001



Pay in-store at Australia Post.

Contact your participating financial institution to make a BPAY payment from your cheque or savings account. Enter the biller code and your DEFT reference number. To use the QR code, use the reader within your mobile banking app. More info: www.bpay.com.au

Lake Group Property Services Pty Ltd

DEFT Reference Number

2473854795075062

Amount Due

\$1,051.20

Due Date

01/07/2022

Amount Paid

\$

+247385479 5075062 <

000105120<2+

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Policy Schedule

Landlord Preferred Policy

To sign up to receive your policy documents electronically please visit terriscbeer.com.au/paperless



Sommerich Holdings Pty Ltd
PO Box 6018
PYMBLE NSW 2073

004-00379-

24 October 2022

POLICY NUMBER: TS0739978LPP
AMOUNT DUE: \$ 425.00
DUE DATE: 13/12/2022

Insured: Sommerich Holdings Pty Ltd

Insured Address: 38/1 Roberts Street, CHARLESTOWN NSW 2290

Premium Type

Renewal

Expiry Date

13/12/2022. We invite you to renew your policy until 12:01am
13/12/2023

Managing Agent

True Blue Realty - Georgetown

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*

Sum Insured

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

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 |

Annual Premium

\$425.00

| | |
|----------------------------|----------|
| Last year's annual premium | \$449.00 |
| Change on last year | -5.4 % |

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.

Insurer: AAI Limited ABN 48 005 297 807 AFSL 230859

Special Conditions/Additional Information

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Please turn over for important policy information and payment details

TS0C033 01/03/14 A

