

2018 - 2019 FY STATEMENT



Financial Year Statement

ABN: 33-118-618-312
Simone Bullen Real Estate Pty Ltd
PO Box 498
Ascot Vale Vic 3032
Tel: 9370 0246
Fax: 9370 0247
enquiries@simonebullen.com.au
ABN: 33-118-618-312
Dir/OIEC - Simone Bullen

Account name(s) McLean SMSF

Account 248UNION
Statement from 1 Jul 18
Statement to 30 Jun 19
Page number 1 of 1

Details	GST	Expenses	Income	Balance
<u>Ground Floor 248 Union Road Ascot Vale</u>				
Rent			\$34,423.57	\$34,423.57
Management Fees	*	\$1,893.33		\$32,530.24
Sundries	*	\$33.00		\$32,497.24
Total for property		<u>\$1,926.33</u>	<u>\$34,423.57</u>	<u>\$32,497.24</u>

Total expenses includes GST of \$175.12

* indicates taxable supply



JUNE 19

31ST STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account: 248UNION
 Statement from: 30 May 2019
 Statement to: 27 Jun 2019
 Statement number: 33

2019	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 31 Jul 2019 (\$110.21 in credit)			
	Rent 1 Jul 2019 to 31 Jul 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
27 Jun	206665 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	206666 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	206667 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			

* indicates taxable supply



MAY 19
BOTH STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account

248UNION

Statement from

26 Apr 2019

Statement to

30 May 2019

Statement number

32

2019	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 30 Jun 2019 (\$110.21 in credit)			
	Rent 1 Jun 2019 to 30 Jun 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
30 May	204395 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	204396 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	204397 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			

* indicates taxable supply



APRIL 19

29TH STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s) McLean SMSF

Account 248UNION
 Statement from 28 Mar 2019
 Statement to 26 Apr 2019
 Statement number 31

2019	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 31 May 2019 (\$110.21 in credit)			
	Rent 1 May 2019 to 31 May 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
26 Apr	201743 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	201744 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	201745 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			

* indicates taxable supply



MAR 19
28th STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account: 248UNION
 Statement from: 1 Mar 2019
 Statement to: 28 Mar 2019
 Statement number: 30

2019	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 30 Apr 2019 (\$110.21 in credit)			
	Rent 1 Apr 2019 to 30 Apr 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
28 Mar	199596 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	199597 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	199598 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00

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

* indicates taxable supply



FFB 19

27th STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account

248UNION

Statement from

29 Jan 2019

Statement to

1 Mar 2019

Statement number

29

2019	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	<u>Ground Floor</u>			
	<u>248 Union Road, Ascot Vale</u>			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 31 Mar 2019 (\$110.21 in credit)			
	Rent 1 Mar 2019 to 31 Mar 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
1 Mar	197341 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	197342 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	197343 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			



JAN 19
26 TH STATEMENT:

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account

248UNION

Statement from

24 Dec 2018

Statement to

29 Jan 2019

Statement number

28

2019	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 28 Feb 2019 (\$110.21 in credit)			
	Rent 1 Feb 2019 to 28 Feb 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
29 Jan	194838 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	194839 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	194840 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			

DEC 18.

25TH STATEMENT

Tax Invoice

ABN: 33-118-618-312
Simone Bullen Real Estate Pty Ltd
PO Box 498
Ascot Vale Vic 3032
Tel: 9370 0246
Fax: 9370 0247
enquiries@simonebullen.com.au
ABN: 33-118-618-312
Dir/OIEC - Simone Bullen



Account name(s)

McLean SMSF

Account

248UNION

Statement from

30 Nov 2018

Statement to

24 Dec 2018

Statement number

27

2018	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 31 Jan 2019 (\$110.21 in credit)			
	Rent 1 Jan 2019 to 31 Jan 2019 (Credit \$110.21)		\$2,881.40	\$2,881.40
24 Dec	192509 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	192510 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	192511 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			

* indicates taxable supply



Nov 18.

24TH STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account	248UNION
Statement from	29 Oct 2018
Statement to	30 Nov 2018
Statement number	26

2018	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 31 Dec 2018 (\$110.21 in credit)			
	Rent 1 Dec 2018 to 31 Dec 2018 (Credit \$110.21)		\$2,881.40	\$2,881.40
30 Nov	190660 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.41 GST)	\$158.48		\$2,722.92
	190661 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,720.17
	190662 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,720.17		\$0.00
	Totals at end of period	\$2,881.40	\$2,881.40	\$0.00
	Total expenses on this tax invoice includes GST of \$14.66			

* indicates taxable supply

OCT 2018

23RD STATEMENT



Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account

248UNION

Statement from

30 Sep 2018

Statement to

29 Oct 2018

Statement number

25

2018	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,881.40 per month; Paid to: 30 Nov 2018 (\$110.21 in credit) Rent 1 Nov 2018 to 30 Nov 2018 (Credit \$110.21)		\$2,940.87	\$2,940.87
29 Oct	188347 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.70 GST)	\$161.75		\$2,779.12
	188348 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,776.37
	188349 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,776.37		\$0.00
	Totals at end of period	\$2,940.87	\$2,940.87	\$0.00
	Total expenses on this tax invoice includes GST of \$14.95			

* indicates taxable supply



SEPT 2018

22 NO STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account

248UNION

Statement from

31 Aug 2018

Statement to

30 Sep 2018

Statement number

24

2018	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,810.50 per month; Paid to: 31 Oct 2018 (\$50.74 in credit)			
	Rent 1 Oct 2018 to 31 Oct 2018 (Credit \$50.74)		\$2,810.50	\$2,810.50
30 Sep	186315 * Management fee (Ground Floor, 248 Union Road , Ascot Vale, (includes \$14.05 GST)	\$154.58		\$2,655.92
	186316 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,653.17
	186317 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,653.17		\$0.00
	Totals at end of period	\$2,810.50	\$2,810.50	\$0.00
	Total expenses on this tax invoice includes GST of \$14.30			

* indicates taxable supply



AUGUST 2018

21ST STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account: 248UNION
 Statement from: 30 Jul 2018
 Statement to: 31 Aug 2018
 Statement number: 23

2018	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,810.50 per month; Paid to: 30 Sep 2018 (\$50.74 in credit)			
	Rent 1 Sep 2018 to 30 Sep 2018 (Credit \$50.74)		\$2,810.50	\$2,810.50
31 Aug	184091 * Management fee (Ground Floor, 284 Union Road , Ascot Vale, (includes \$14.05 GST)	\$154.58		\$2,655.92
	184092 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,653.17
	184093 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,653.17		\$0.00
	Totals at end of period	\$2,810.50	\$2,810.50	\$0.00
	Total expenses on this tax invoice includes GST of \$14.30			

* indicates taxable supply



JULY 2018

20TH STATEMENT

Tax Invoice
 ABN: 33-118-618-312
 Simone Bullen Real Estate Pty Ltd
 PO Box 498
 Ascot Vale Vic 3032
 Tel: 9370 0246
 Fax: 9370 0247
 enquiries@simonebullen.com.au
 ABN: 33-118-618-312
 Dir/OIEC - Simone Bullen

Account name(s)

McLean SMSF

Account

248UNION

Statement from

27 Jun 2018

Statement to

30 Jul 2018

Statement number

22

2018	Details	Debit	Credit	Balance
	Balance brought forward			\$0.00
	Ground Floor			
	248 Union Road, Ascot Vale			
	Commonwealth Bank of Australia; \$2,810.50 per month; Paid to: 31 Aug 2018 (\$50.74 in credit)			
	Rent 1 Aug 2018 to 31 Aug 2018 (Credit \$50.74)		\$2,810.50	\$2,810.50
30 Jul	181837 * Management fee (Ground Floor, 284 Union Road , Ascot Vale, (includes \$14.05 GST)	\$154.58		\$2,655.92
	181838 * Sundry fee (includes \$0.25 GST)	\$2.75		\$2,653.17
	181839 Payment to owner (McLean SMSF) (McLean SMSF, National Australia Bank, 083-363 878483813)	\$2,653.17		\$0.00
	Totals at end of period	\$2,810.50	\$2,810.50	\$0.00
	Total expenses on this tax invoice includes GST of \$14.30			

* indicates taxable supply