



SPROAL & ASSOCIATES

Property Lawyers

TAX INVOICE: 22837
ABN 51 159 218 023
9 April 2020
BDS:Z&N:141364

The Trustees
Clinic Unit Trust
PO Box 969
LAUNCESTON TAS 7250

Re: CLINIC UNIT TRUST

Professional Fees

To: our professional costs re: Vote Super Pty Ltd sale to Goold and being for instructions received September 2019, attendances on Wayne Kernan discussing proposed sale and appointment of trustees, providing copy deeds of appointment to Kernan & Co, attending Wayne Kernan discussing same, perusing correspondence re: sale of units, drafting agreement for sale, all correspondence with and attendances on Purchasers solicitor re: terms of agreement, finalising agreement for sale, drafting deed of retirement of trustee and deed of appointment of new trustee, preparing transfers, forwarding deeds to Purchasers solicitor, attendances on Purchasers solicitor re: amendments to deeds, finalising deeds, forwarding for signing, searching title Charles Street, preparing transfer, forwarding to Kernan & Co to arrange signing, correspondence with tenant, arranging to collect certificate of title from Shields Heritage, lodging transfer and deed of appointment at State Revenue Office for assessment of duty, forwarding trust deeds to State Revenue Office, paying assessments, obtaining transferor transaction certificate and transferee transaction certificate, lodging transfer at Land Titles Office for registration, checking title and reporting to you

Amount	GST	Amount (Including GST)
\$2,950.00	\$295.00	\$3,245.00

Disbursements

Description	Amount	GST	Amount (Including GST)
Sundries including bank fees, postage, phone charges etc	\$80.00	\$8.00	\$88.00

Total amount of disbursements (incl GST of \$ 8.00)	\$88.00
Total Price (including GST of \$295.00)	\$3,245.00
Balance Due and Payable	\$3,333.00

With Compliments
SPROAL & ASSOCIATES

E & O.E

Please forward payment to our Trust Account, the details of which are as follows:

Account name: Sproal & Associates Trust Account
Bank: Bendigo Bank Limited
BSB: 633000
Account No.: 147 784 359
Reference: BDS:141364

PLEASE NOTE THIS IS A 14 DAY ACCOUNT.

LEGAL PROFESSION ACT 2007

Your rights in relation to legal costs

The following avenues are available to you if you are not happy with this bill:

1. Request an itemised bill
2. Discuss your concerns with us
3. Have our costs assessed
4. Apply to set aside our costs agreement

There may be other avenues available in your State or Territory (such as mediation). For more information about your rights, please read the fact sheet titled *Your right to challenge legal costs*. You can ask us for a copy, or obtain it from your local law society or law institute (or download it from their website).