

Settlement Statement

Prepared by Macgregor O'Reilly

Settlement Date\Time: Settlement as at 26/10/2020 at 2pm
Adjustment Date: 26/10/2020
Settlement Location: PEXA
Matter: Lease of 33 Dulwich Street, Loganholme QLD 4129

Property Address:

	Vendor Allows (Less -)	Purchaser Allows (Plus +)
Contract Price		\$1,100,000.00
Less Deposit		\$100,000.00
		<u>\$1,000,000.00</u>
Additional Items		
Land Tax Adjustment (\$5,983.30 x 273 (01/10/2020 - 30/06/2021) / 365 days)		\$4,475.18
Credit for paid outgoings from 01/10/2019 - 30/09/2020	\$2,661.74	
Rental Adjustment in Seller's favour for 01/10/2020 - 26/10/2020 (\$5,000.00 x 26 / 31 days)		\$4,193.54
Transfer of Bond	\$11,000.00	
Reimbursement for paid water usage 28/04/2020-21/07/2020	\$20.33	
Reimbursement for paid water usage 22/07/2020-30/09/2020 (0.083kl x \$4.04 x 71 days)	\$23.81	
	Total	\$1,008,668.72
	Less amount payable by vendor	\$13,705.88
	Balance on Settlement	<u><u>\$994,962.84</u></u>

Payee		Amount
Commissioner of State Revenue		\$5,983.30
MacGregor O'Reilly		\$788.00
PEXA Settlement Fee		\$57.04
The Neary Superannuation Fund		\$988,134.50
	Total	<u><u>\$994,962.84</u></u>

Documents Required @ Settlement