

ABR Superannuation Fund
ABN 40 731 975 351
General Ledger Enquiry

For the year ended 30 June 2021

All Accounts

Batch	Type	Date	Reference	Narration	Qty	Debit	Credit
Account 0372 - Rental Expenses - Unit 1, 5 Viewtech Place							
				B/Fwd from Previous Period	0	0.00	0.00
2	Journals - Cash	30/06/2021		FY21 CBA #3705 Deposits & Payments	0	765.00	
2	Journals - Cash	30/06/2021		FY21 CBA #3705 Deposits & Payments	0	715.00	
2	Journals - Cash	30/06/2021		FY21 CBA #3705 Deposits & Payments	0	2,248.00	
					0	3,728.00	0.00
Closing Balance						3,728.00	

20210326 SRO LT5 \$765.00 366 ABREFT 210210519

2021 Land Tax Assessment Notice

STATE
REVENUE
OFFICE
VICTORIA
ABN 76 775 195 331



704524606501000989

028

ABR AUST PTY LTD
UNIT 1
5 VIEWTECH PLACE
ROWVILLE VIC 3178

CUSTOMER NUMBER
QUOTE IF YOU CONTACT US **084588497**

ASSESSMENT NUMBER
THIS CHANGES EVERY YEAR **44787476**

ISSUE DATE **26 MAR 2021**

TOTAL PAYABLE **\$765.00**

INTEREST IS CHARGED ON LATE PAYMENTS

TWO WAYS TO PAY

1 IN FULL

PAY BY **6 AUG 2021**

2 INSTALMENTS

MUST BE SET UP BY **23 APR 2021**

Instalments are **ONLY** payable via the online system, **AutoPay**.

AutoPay allows you to set up automated payments using your credit card or transaction account.

Choose from the following options:

FOUR
INSTALMENTS
(EQUAL AMOUNTS)

MONTHLY
INSTALMENTS

FORTNIGHTLY
INSTALMENTS



sro.vic.gov.au/autopay

Manage your land tax online

- View and pay assessments
- Apply for exemptions
- Update property ownership

sro.vic.gov.au/mylandtaxregister

Paul Broderick
Commissioner of State Revenue

PAY IN FULL BY DUE DATE USING ONE OF THESE PAYMENT METHODS

BPAY®



Biller Code: 5249
REF: 44787476

Telephone and internet banking
Contact your bank or financial institution to make this payment from your cheque, savings, debit or transaction account.
bpay.com.au

CARD



Customer No: 084588497
REF: 44787476

Visa or Mastercard only
Pay via our website or phone 13 21 61.
A card payment fee applies.
sro.vic.gov.au/paylandtax

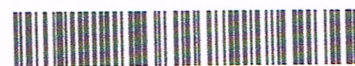
AUSTRALIA POST



Post
Billpay

\$765.00

Pay in-store
Take this notice to any Australia Post.
State Revenue Office (VIC) payment



*382 400 0044787476 1

Summary of assessment

Assessment number: 44787476

Period of assessment: 1 January 2021 to 31 December 2021

Land tax applies to land you owned on 31 December 2020.

2021 calculation

Total taxable value	\$495,000.00
Tax calculation	\$765.00
2021 tax payable	\$765.00

For land tax rates, visit sro.vic.gov.au/landtaxrate.

ABOUT LAND TAX

Land tax is calculated using site valuations provided by the Valuer-General Victoria and councils.

Our website has information on:

- exemptions
- valuations
- payments
- land tax rates

sro.vic.gov.au/landtax

AMENDING DETAILS

You can update your details online.

Personal:

- address
- contact details

Property:

- claim or remove an exemption
- add or remove land you own

sro.vic.gov.au/mylandtax

YOUR RIGHT TO OBJECT

If you disagree with the valuation of your property, you can lodge an objection online.

sro.vic.gov.au/valueobjection

If you disagree with another aspect of your assessment, you can lodge a written objection within 60 days of receiving your assessment. An objection is a formal avenue of dispute resolution requiring you to explain fully and in detail the grounds of your objection.

sro.vic.gov.au/assessment

OUTSTANDING LAND TAX

The land tax on this assessment does not include land tax owing from prior years.

INTERPRETING SERVICE

For languages other than English, contact the free Translating and Interpreting Service on 13 14 50.

HOW TO CONTACT US AT THE STATE REVENUE OFFICE

sro.vic.gov.au/landtax | Phone 13 21 61 DURING BUSINESS HOURS (AEST)

Statement of lands for period 1 January 2021 to 31 December 2021

Assessment number: 44787476

Lands owned as at midnight 31 December 2020 — Where a property was sold after 31 December, the vendor (seller) is still liable for the land tax. Any adjustment (pro-rata) of the assessed amount is a private arrangement between the buyer and seller.

Item	Address/Municipality	Land ID/References	Single holding tax†	Proportional tax††	Taxable value
1	UNIT 1, 5 VIEWTECH PL, ROWVILLE, 3178 KNOX	021936616 1 R32935 3 R32935	\$765.00	\$765.00	\$495,000
Total taxable value					\$495,000

Penalties for failing to notify of errors and omissions

You must ensure that the information contained in your land tax assessment is correct to avoid penalties. If any land you own is omitted from this assessment or is incorrectly specified as exempt, you must **notify us within 60 days** of the issue of this assessment. If you have not already, you must also notify us if you hold land as trustee for a trust or if you are an absentee owner. Penalties may apply if you do not make a required notification. You can request an amendment to your assessment or notify us of changes by visiting **sro.vic.gov.au/assessment**.

Explanation of codes (for details, go to sro.vic.gov.au/codes)

†SINGLE HOLDING TAX	††PROPORTIONAL TAX
This is the amount of tax you would pay on the one property. This is the tax applicable to the specific land as a proportion of the total land tax liability of your assessment.	



Receipt

Receipt number
N251917639060

Amount
\$765.00

From
ABR Superannuation Fund
06 3010 1113 3705
20210326 SRO LT5

To
SRO LT5
STATE REVENUE OFFICE VIC LAND TAX

Biller Code: 5249 Ref: 44787476
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When
Wednesday 19 May 2021 at 7:47pm Sydney/Melbourne
time

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10 July 2020

Brad Ross
ABR Superannuation Fund

Email: brad.ross@corplec.com.au

Tax Invoice Number: 0008215

To Professional Services for inspection, valuation and consulting:

Property: Unit 1, 5 Viewtech Place, Rowville.

Instructions Received From: Brad Ross.

Your Ref: Valuation / Job.

Our File Ref: 2020-374, Nathan Mathew.

Amount: \$650.00

Plus GST: \$ 65.00

TOTAL: \$715.00

Terms of Payment: Nett 14 days.

Payment can be made via electronic funds transfer (EFT):

Name of Account: AdVal Property
Bank: Westpac
BSB Number: 033 180
Account Number: 333689

Please include our invoice number as your reference.

If yours is a COD payment, please advise the Valuer of your receipt.

Limited Liability by a scheme approved under Professional Standards Legislation

ABN 74 627 834 360



Receipt

Receipt number
N071004549591

Amount
\$715.00

From
ABR Superannuation Fund
06 3010 1113 3705
20200710 AdVal

To
AdVal Property
033-180 Westpac Banking Corporation
333689
ABR Invoice 8125

When
Friday 10 Jul 2020 at 6:25pm Sydney/Melbourne time

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LEVEL 7, 181 WILLIAM STREET
MELBOURNE 3000
Tel: 1300 934 934
Fax: 1300 797 544

12th October 2020

Interim Cover for Commercial Plan Insurance Cover
New Business Interim Cover No: 00843987

Thank you for considering WFI for your Commercial Plan insurance. This document gives you insurance cover for the period shown.

This interim cover has been issued based on the information you have provided to us.

Please contact us within 14 days of the date of issue of this document if you wish to proceed with arranging cover, and to provide any further information if required.

Valid to Midnight 14 days from and including date of issue: 12/10/2020

Client Details

Name: ABR Superannuation Fund
Mobile: 0418 356 283
Address: 5 Viewtech Place
Unit 1A
ROWVILLE VIC 3178

Premium Details

Premium	\$	1,857.85
ESL/FSL	\$	0.00
GST	\$	185.78
Government Stamp Duty	\$	204.37
Total Amount Payable	\$	2,248.00

Insurance Australia Limited ABN 11 000 016 722 AFSL 227681 trading as WFI (WFI)

WFI Payment Slip Please do not remit cash by post.

Quote No: 00843987



Billers Code: 172 171
Ref: 42008439871

Telephone & Internet banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque or savings account. Credit cards are not accepted for BPAY.



To pay by phone, contact us on 1300 934 934. Please have your credit card details ready.

I wish to pay by: (tick whichever is applicable)

Cash ☐ Cheque ☐ Mastercard ☐ Visa ☐ Instalments (see note below) ☐

My Card Number:

Expiry Date: /

Cardholder's Name: _____

Amount: \$ _____ Signature: _____

Location: Unit 1-5 Viewtech Place
ROWVILLE 3178

Period of insurance: 12/10/20 to 12/10/21

Risk: 1/1 **Business property damage**

Any excess shown on this certificate or in the policy includes GST

Excess: \$500 or as shown in the policy, whichever is greater

Insured: ABR Superannuation Fund

Business: Property Owner Electrician

Property insured:	Sum insured:	
Buildings:		
Building	\$	646,000 (replacement)
Total sum insured for Buildings	\$	646,000
Additional benefits:		
Demolition, clearing of debris	\$	60,000

Flood Cover Excluded

Important Note - Flood Cover:

Your Business property damage policy does not automatically include cover for damage caused by Flood.

You may have the option to add Flood cover to this policy.

If we agree to add Flood cover to this policy your Certificate of Insurance will indicate cover is provided.

(Please refer to the Product Disclosure Statement for details). To find out more please contact us.

Premium	\$	1,325.62
ESL/FSL	\$	0.00
GST	\$	132.56
Government Stamp Duty	\$	145.82
Total Amount Payable	\$	1,604.00

Location: Unit 1-5 Viewtech Place
ROWVILLE 3178

Period of insurance: 12/10/20 to 12/10/21

Risk: 1/2 **Business legal liability**

Any excess shown on this certificate or in the policy includes GST

Excess: Damage to property \$575

Insured: ABR Superannuation Fund

Business: Property Owner Electrician

Estimated annual turnover: \$0

Number of Proprietors: 0

Number of Employees: 0

Limit of Indemnity:

Limit any one Occurrence	\$	20,000,000
Property in Your physical or legal control	\$	250,000
Aggregate limit for product liability		NO COVER
Aggregate limit for pollution liability	\$	20,000,000

Special Conditions:

No cover for product liability

Premium	\$	532.23
ESL/FSL	\$	0.00
GST	\$	53.22
Government Stamp Duty	\$	58.55
Total Amount Payable	\$	644.00



RECORD OF ANSWERS

This insurance cover has been issued based on the information you provided to us as set out below. You therefore need to review this information to ensure that the details are correct and complete. If any of the information set out below requires correction, please contact us immediately, as this may impact the cover we provide and the claims we may pay. Failure to tell us of any incorrect or incomplete information set out below may result in refusal of a claim or cancellation of the policy. In the event that you do not advise us that any of the information set out below requires correction, you acknowledge that the information set out below is true and correct and contains all the information known to you and that you know is relevant to the questions set out below.

GENERAL DISCLOSURE QUESTIONS

1. Have you, or any other person to be insured by a policy had another insurance company declined to issue, cancelled, applied restrictive terms to or refused to pay a claim under any policy in the last 5 years?
2. Have you, or any other person to be insured by a policy suffered insured or uninsured losses in the past 5 years that were not insured with WFI at the time; and where the value of those insured or uninsured loss(es) were more than \$5000? You only need to inform us where the loss(es) exceed \$5000.
3. Have you or any other person to be insured by a policy been bankrupt; placed in receivership or liquidation; or administration more than once?
4. Have you, or any other person to be insured by a policy ever been charged with or convicted of a criminal offence or is any charge pending? You do not need to tell us about any criminal charge or conviction which relates to when that person was under 18 years, or convictions that have been spent, annulled, quashed or set aside.



Receipt

Receipt number
N101308404622

Amount
\$2,248.00

From
ABR Superannuation Fund
06 3010 1113 3705
20201012 WFI

To
WFI ABR
Insurance Australia Ltd T/A WFI

Biller Code: 172171 Ref: 42008439871

When
Tuesday 13 Oct 2020 at 4:26pm Sydney/Melbourne time

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