

SETTLEMENT ADJUSTMENT SHEET

EMMC SUPER PTY LTD PURCHASE FROM PENJORO PTY LTD PROPERTY: 16/895 PACIFIC HIGHWAY, PYMBLE

Settlement: 19 August 2013
Adjustments as at: 19 August 2013

	<u>Payable by Vendor</u>	<u>Payable by Purchaser</u>
Purchase Price (inc GST & any other consideration)		\$140,000.00
Less Deposit		\$14,000.00
Balance		<u>\$126,000.00</u>
 Current Council Rates		
For Period 1/07/2013 to 30/06/2014 - 365 days		
\$795.91 Adjusted as Paid		
Purchaser allows 315 days		
For period 19/08/2013 to 30/06/2014		\$686.88
 Current Water/Sewerage Rates		
For Period 1/07/2013 to 30/09/2013 - 92 days		
\$15.59 Adjusted as Paid		
Purchaser allows 42 days		
For period 19/08/2013 to 30/09/2013		\$7.12
Purchaser allows for Section 109 Certificate (Inclusive of GST)		\$114.40
Vendor allows for Discharge of Mortgage	\$104.50	
Totals	\$104.50	\$126,808.40
Less Amount Payable By Vendor		\$104.50
AMOUNT DUE ON SETTLEMENT		<u><u>\$126,703.90</u></u>
 Cheque Details:-		
Bank Cheque in favour of Ku-ring-gai Council for		\$1,389.99
Bank Cheque in favour of Sydney Water for		\$94.85
Total		<u>\$1,484.84</u>