

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 10 June 2020 5:19 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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124 Pty Ltd
trading as Woodards
CN 613 978 537 ABN 12 750 823 763
Licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.I., Fabian Sacatore and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

woodards

L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 332090
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 725 182 433

Page 1 of 1
10 June, 2020

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
Xu Zhu & Qi Song	516/15 Bond Street, Caulfield North, Vic, 3161				
Rent	\$2,281.00	05-Jun-20	04-Jul-20	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Body Corporate 01.07.2020 - 30.09.2020 OC3	Victoria Body Corporate Services Pty Ltd OC3				-\$457.59
	Total Deductions				-\$457.59
Distribution of Funds					
L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust	Debit to Account 193-879 494552058				\$1,682.11
	Total Distribution of Funds				\$1,682.11

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 8 May 2020 2:57 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Della Avenue
Ashwood Vic 3147

Reference: 32832D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1
8 May, 2020

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
Xu Zhu & Qi Song	516/15 Bond Street, Caulfield North, Vic, 3161				
Rent	\$2,281.00	05-May-20	04-Jun-20	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Council Rates 4th Inst	City of Glen Eira				-\$232.70
	Total Deductions				-\$232.70
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust					\$1,907.00
	Total Distribution of Funds				\$1,907.00

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 9 April 2020 4:31 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
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CN 613 978 537 ABN 12 760 823 763
Licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.J., Fabian Sacatore and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 32738D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1
9 April, 2020

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
<i>Xu Zhu & Qi Song</i>	<i>516/15 Bond Street, Caulfield North, Vic, 3161</i>				
Rent	\$2,281.00	05-Apr-20	04-May-20	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Water Rates	South East Water				-\$146.35
	Total Deductions				-\$146.35
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust	Refund to Account 193-879 494552058				\$1,993.35
	Total Distribution of Funds				\$1,993.35

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 11 March 2020 2:15 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Trading as Woodards
CN 813 978 537 ABN 12 750 823 763
Licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.I., Fabian Sacatora and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 32559D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1

11 March, 2020

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
Xu Zhu & Qi Song	516/15 Bond Street, Caulfield North, Vic, 3161				
Rent	\$2,281.00	05-Mar-20	04-Apr-20	\$0.00	\$2,281.00
Total Income					\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.65
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
Total Agent Fees					-\$141.30
Deductions					
Body Corporate 01.04.20 - 30.06.20	Victoria Body Corporate Services Pty Ltd				-\$302.00
Body Corporate 01.04.20 - 30.06.20 OC1	Victoria Body Corporate Services Pty Ltd				-\$520.71
Body Corporate 01.04.20 - 30.06.20	Victoria Body Corporate Services Pty Ltd OC3				-\$458.18
Total Deductions					-\$1,280.89
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust	Account 193-879 494552058				\$858.81

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 10 February 2020 8:40 am
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
telephone 95198333

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L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 323970
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1
10 February, 2020

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
Xu Zhu & Qi Song	516/15 Bond Street, Caulfield North, Vic, 3161				
Rent	\$2,281.00	05-Feb-20	04-Mar-20	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Council Rates 3rd Inst	City of Glen Eira				-\$232.50
Smoke Alarm Maintenance	Smearhouse Fire Solutions P/L				-\$99.00
	Total Deductions				-\$331.50
Distribution of Funds					
L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust	Transfer to Account 193-879 494552058				\$1,808.20
	Total Distribution of Funds				\$1,808.20

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 9 January 2020 2:04 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovate/Schlipalius Fam.Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 32193D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1
9 January, 2020

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
<i>Xu Zhu & Qi Song</i>	<i>516/15 Bond Street, Caulfield North, Vic, 3161</i>				
Rent	\$2,281.00	05-Jan-20	04-Feb-20	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Water Rates	South East Water				-\$146.35
	Total Deductions				-\$146.35
Distribution of Funds					
L & G Schlipalius-Technovate/Schlipalius Fam.Super Trust	Refund to Account 193-879 494552058				\$1,993.35
	Total Distribution of Funds				\$1,993.35

From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 10 December 2019 4:04 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
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elsternwickaccounts@woodards.com.au | woodards.com.au

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Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 32015D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 162 433

Page 1 of 1
10 December, 2019

TAX INVOICE


Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
<i>Xu Zhu & Qi Song</i>	<i>516/15 Bond Street, Caulfield North, Vic, 3161</i>				
Rent	\$2,281.00	05-Dec-19	04-Jan-20	\$0.00	\$2,281.00
Total Income					\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
Total Agent Fees					-\$141.30
Deductions					
Body Corporate 01.01.20 - 31.03.20 OC1	Victoria Body Corporate Services Pty Ltd				-\$822.71
Body Corporate 01.01.20 - 31.03.20 OC1	Victoria Body Corporate Services Pty Ltd OC3				-\$458.16
Total Deductions					-\$1,280.89
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust	Transfer to Account 193-879 494552058				\$858.81
Total Distribution of Funds					\$858.81

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 8 November 2019 2:20 pm
To: schlippl@gmail.com
Cc: mrichardson@woodards.com.au


Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.I., Fabian Secatore and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 31829D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1

8 November, 2019

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
Xu Zhu & Qi Song	516/15 Bond Street, Caulfield North, Vic, 3161				
Rent	\$2,281.00	05-Nov-19	04-Dec-19	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Council Rates 2nd Incl	City of Glen Eira				-\$232.50
	Total Deductions				-\$232.50
Distribution of Funds					
L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust	Transfer to Account 193-879 494552058				\$1,907.20
	Total Distribution of Funds				\$1,907.20

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 10 October 2019 12:46 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au



Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhurlty Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Directors John Piccolo A.R.E.I., Fabian Sacatore and Juanita Kelly
Level 1, 370 Glenhurlty Road Elsternwick Vic 3185
telephone 95198333

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L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 31611D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1

10 October, 2019

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
<i>Xu Zhu & Qi Song</i>	<i>516/15 Bond Street, Caulfield North, Vic, 3161</i>				
Rent	\$2,281.00	05-Oct-19	04-Nov-19	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Water Rates	South East Water				-\$146.35
	Total Deductions				-\$146.35
Distribution of Funds					
L & G Schlipalius-Technovate/Schlipalius Fam. Super Trust					\$1,993.35
	Total Distribution of Funds				\$1,993.35

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 10 September 2019 2:23 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au

MR


Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.I., Fabian Secatore and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

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L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 31388D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1

10 September, 2019

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
<i>Xu Zhu & Qi Song</i>	<i>516/15 Bond Street, Caulfield North, Vic, 3161</i>				
Rent	\$2,281.00	05-Sep-19	04-Oct-19	\$0.00	\$2,281.00
	Total Income				\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
	Total Agent Fees				-\$141.30
Deductions					
Council Rates 1st Inst	City of Glen Eira				-\$232.50
Body Corporate 01.10.19 - 31.12.19	Victoria Body Corporate Services Pty Ltd				-\$780.83
Body Corporate 01.10.19 - 31.12.19	Victoria Body Corporate Services Pty Ltd OC3				-\$458.18
	Total Deductions				-\$1,471.51
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust	Account 193-879 494552058				\$668.19

✓
From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 8 August 2019 12:42 pm
To: schlippl@gmail.com
Cc: mrichardson@woodards.com.au

MR

Please find your Rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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Licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.I., Fabian Secatore and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
Telephone 95198333

woodards 

L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 31160D
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1
8 August, 2019

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
Xu Zhu & Qi Song					
Rent	516/15 Bond Street, Caulfield North, Vic, 3161				
	\$2,281.00	05-Aug-19	04-Sep-19	\$0.00	\$2,281.00
Total Income					\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
Total Agent Fees					-\$141.30
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust					\$2,139.70
Total Distribution of Funds					\$2,139.70

From: mrichardson@woodards.com.au
Subject: Rental Statement - 516B/15 Bond Street, Caulfield North, Vic, 3161
Date: 12 July 2019 4:03 pm
To: schlipgl@gmail.com
Cc: mrichardson@woodards.com.au

MR

Please find your rental Statement attached

Kind regards,

Tania Verduci | Trust Accountant
Woodards | Level 1/370 Glenhuntly Road, Elsternwick VIC 3185
P 03 9519 8333 | D 9519 8363 | F 9519 8300
elsternwickaccounts@woodards.com.au | woodards.com.au

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trading as Woodards
CN 613 978 537 ABN 12 750 823 763
licensed Estate Agents & Auctioneers
Directors John Piccolo A.R.E.I., Fabian Secatore and Juanita Kelly
Level 1, 370 Glenhuntly Road Elsternwick Vic 3185
telephone 95198333

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L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust
14 Delta Avenue
Ashwood Vic 3147

Reference: 3094SD
Account Code: SCHLIPALIUS
Manager: RICHARDSON
AGENT ABN: 23 723 182 433

Page 1 of 1
12 July, 2019

TAX INVOICE

Detail	Charge	Paid From	Paid To	On Account	Amount
Income					
<i>Xu Zhu & Qi Song</i>	<i>516/15 Bond Street, Caulfield North, Vic, 3161</i>				
Rent	\$2,281.00	05-Jul-19	04-Aug-19	\$0.00	\$2,281.00
Total Income					\$2,281.00
Agent Fees					
Commission on Rental					-\$125.45
G.S.T. on Commission on Rental					-\$12.55
Account Processing Fee					-\$3.00
G.S.T. on Account Processing Fee					-\$0.30
Total Agent Fees					-\$141.30
Deductions					
Insurance Renewals	Apia Insurance				-\$262.20
Water Rates	South East Water				-\$225.35
Total Deductions					-\$487.55
Distribution of Funds					
L & G Schlipalius-Technovata/Schlipalius Fam. Super Trust	Transfer to Account 193-879 494552058				\$1,852.15
Total Distribution of Funds					\$1,852.15