

NEW BUSINESS TAX INVOICE

Mr MA & Mrs AJ Koolen
Perfect Earth
P O Box 7621
SIPPY DOWNS QLD 4556

Date: 21/08/2020
Invoice Number: 059532
Account Manager: Laura Carr

Thank you for using our services to arrange this insurance cover.

Brief details of cover arranged on your behalf are given below. You should refer to the policy documents issued by the insurer for complete policy terms and conditions.

Please read carefully the important notices attached regarding your duty of disclosure. Do not hesitate to contact us with any questions you may have.

Type of Policy	SVU Business Pack
Insured	MA Property Group Pty Ltd ATF Lifesaver Superannuation Fund
Policy Description	Unit 17 24 Hoopers Road Kunda Park
Policy Number	GA700944377BUSD
Period of Insurance	21/08/2020 to 28/08/2021
Effective Date	21/08/2020
Insurer	Hollard Commercial Insurance Pty Ltd

Premium	FSL	Underwriter Fee	Stamp Duty	Broker Fee	GST	Invoice Total
\$761.74	\$0.00	\$55.00	\$75.41	\$232.88	\$104.97	\$1,230.00

Payment Options

Account Name: Your Insurance Broker Pty Ltd
BSB: 084484 **Account Number:** 761538649
Payment Reference: 059532

Premium Finance is available.
Call 07 5491 9000 or 1300 139 931 to arrange a quotation.
Finance and administration charges apply.



Mail this portion with your cheque payable to:
Your Insurance Broker Pty Ltd
P O Box 1444
Caloundra, QLD 4551

Name: Koolen Family Investments Pty Ltd
Client ID: 6157
Invoice No: 059532



Please call 07 5491 9000 or 1300 139 931 to pay by credit card.

Total Due:

\$1,230.00

Members of: **Steadfast**
STRENGTH WHEN YOU NEED IT



A 'The Office' 12 Baldwin Street, Post Box 1444 Caloundra Q 4551 T +61 7 5491 9000 or 1300 139 931 E manager@yib.com.au

Providing Security

www.YIB.com.au

Notes: Unit 17 24 Hoopers Road Kunda Park

Policy Number GA700944377BUSP
Period of Cover 21/08/2020 to 28/08/2021 at 4pm
Insured
 Insured Name MA Property Group Pty Ltd ATF Lifesaver Superannuation Fund
 ABN 89 658 702 064
 Address Unit 17 24 Hoopers Road
 KUNDA PARK, QLD, 4556

Policy Wording
 HCi Steadfast Client Trading Platform Business Insurance PDS and Policy Wording HCi SCTP BI 0320
 Effective Date 6 March 2020

Cover Summary

Situation: Unit 17 24 Hoopers Road KUNDA PARK QLD 4556 (Principal)

Cover	Taken
Property Damage	Taken
Business Interruption	Taken
Theft	Not Taken
Money	Not Taken
Machinery Breakdown	Not Taken
Electronic Equipment Breakdown	Not Taken
Public & Products Liability	Taken
Glass	Not Taken
General Property	Not Taken
Employee Dishonesty	Not Taken
Transit	Not Taken
Tax Audit	Not Taken

Claims Experience

Any claims in the last 3 years under the sections to be insured? No

Endorsements

Endorsement # 1

Name POLICY WORDING

Code S900

Wording

HCi Steadfast Client Trading Platform Business Insurance PDS and Policy Wording dated 6 March 2020 applies to this Policy.

Situation Details

Situation: Unit 17 24 Hoopers Road KUNDA PARK QLD 4556 (Principal)

Business Details

Selected Occupation Property Owner (Commercial and/or Residential tenant/s)
 Business Description Property Owner of Unit Occupied by

Annual Turnover

\$ 35,280

Tenant Business

Electrician who fits & installs solar panels

Electrician (incl. QLD Electricians)(incl. Non-Domestic)

Situation Details

Construction

Multiple Buildings on site

No

Year built

2010

Building Details

No. of Storeys

1

Floors

Concrete

Walls

Concrete Tilt Slab

Roof

Concrete

Expanded Polystyrene (EPS)

0%

Fire Protection

None

Security Protection

Deadlocks on doors, Locks on all external windows without bars, Local alarm

Other Details

Is there an ATM on premises

No

Premises Location

Within an Industrial Complex

Premises connected to town water

Yes

Type of Fire Brigade

Professional Manned 24 hours

Store Flammable Goods

No

Interested Parties

No Interested Parties noted

Property Damage cover section

Property Damage Information

Is your premises more than 50% vacant

No

Is the building heritage or national trust listed

No

Sum Insured

Buildings

\$ Not Insured

Method of Settlement

Reinstatement or replacement

Contents

\$ 70,000

Method of Settlement

Reinstatement or replacement

Stock

\$ Included in Contents

Specified Items

Not Insured

Limit of Liability

\$ 84,000

Extra cost of reinstatement

\$ As per policy wording

Removal of debris

\$ 100,000

Rewriting of records

\$ 50,000

Playing surfaces

\$ 50,000

Optional covers

Strata title mortgagee(s) interest

Not Insured

Flood cover

Insured

Applicable Excess

Excess \$ 250

Business Interruption cover section

Cover Type Annual Revenue
Indemnity Period (months) 12

Sum Insured

Annual Revenue \$ 35,280
Additional increase in cost of working \$ 25,000
Accounts Receivable \$ 7,500
Claims preparation and proving expenses \$ 10,000
Documents \$ 15,556

Optional cover

Goodwill \$ Not Insured

Public and Products Liability cover section

Limit of liability

General Liability and Products Liability \$ 20,000,000

Details of Business

Property Owner Liability only Yes

Contractors and Subcontractors

Do you engage contractors and/or subcontractors in your business No

Labour Hire

Do you engage labour hire or hired in labour in your business No

Designated Contracts

Do you have any contracts to be designated No

Hire Out Equipment or Staff

Do you hire equipment or hire out equipment and/or staff No

USA/Canada Exports

USA / Canada Exports No

Other Details (if applicable)

Additional benefit

Property in Your physical or legal control \$ 250,000

Applicable Excesses

Property in Your physical or legal control \$ 500
All other Property Damage claims \$ 500

Document template version: 02.36.00.00

Note: This invoice and schedule is only a summary which should be read in conjunction with your Policy Wording for the full scope of cover provided and exclusions that may apply.

Refunds and Reservation of Remuneration

If there is a refund of premium owed to you as a result of a cancellation or alteration to a policy (excluding cancellation within the cooling off period), we will retain any fee we have charged you and reserve the right to retain the full commission.

IMPORTANT INFORMATION

Please read this information carefully and contact us immediately if you have any queries.

YOUR DUTY OF DISCLOSURE

Before you enter into a Contract of general insurance with an Insurer, you have a duty under the Insurance Contracts Act 1984 to disclose to the Insurer every matter that you know, or could reasonably expect to know, is relevant to the Insurer's decision whether to accept the risk of insurance and if so, on what terms. You have the same duty to disclose those matters to the Insurer before you renew, extend, vary or reinstate a Contract of general insurance. Your duty however does not require disclosure of matter, that diminishes the risk to be undertaken by the Insurer, that is common knowledge, that your Insurer knows or, in the ordinary course of business, ought to know as to which the compliance with your duty is waived by the Insurer.

NON-DISCLOSURE

If you fail to comply with your duty of disclosure, the Insurer may be entitled to reduce the liability under the Contract in respect of a claim or may cancel the Contract. If your non-disclosure is fraudulent, the Insurer may also have the option of avoiding the Contract from its beginning. If you are not fully satisfied with our services, you should contact our customer relations/complaints officer.

YOUR INSURANCE BROKER PTY LTD

We also subscribe to the Australian Financial Complaints Authority (AFCA), which is a free customer service and the General Insurance Brokers Code of Practice. Further information is available from this office or contact the AFCA on 1800 931 678 or go to www.afca.org.au

Average Clause – Underinsurance

Personal insurance (e.g. home and contents policies), and Business insurance (e.g. fire, business interruption, industrial special risks) often contain an average clause. Such clauses enable the insurer to reduce your claim settlement in proportion to the amount of any underinsurance. Therefore, you should always insure for full value, which may be replacement, indemnity or market value depending on the type of cover arranged.

Changes to your Risk and Change of your Circumstances

Advise us immediately of any changes to the risk covered or your circumstances. Some examples of such changes are: change of location, risk, activity, insured names, values to be insured, installation or removal of smoke or burglar alarms and the like.

Claims

To ensure any entitlement under your policy is protected, you must report all incidents that may give rise to a claim against you to the Insurers without delay after such incidents come to your attention and prior to the expiration of the policy period. Your attention is also drawn to the fact that your policies do not provide indemnity in respect of events that occurred PRIOR to commencement of the insurance contract.

Cooling Off Period

This product is subject to a Cooling Off Period which means you are entitled to a minimum 14 day cooling off period during which time you may return the policy and receive a premium refund. We will return the commission to the Insurer, however we reserve the right to retain our fees. The cooling off period is subject to legal requirements and terms and conditions of the policy. You should check the relevant Product Disclosure Statement (PDS) for full details.

Insured Name and Interests of Other Parties

Always ensure you advise us of every interested entity so that each can be properly advised to the insurer and noted as insured and/or for their respective rights and interests. Most policies will exclude indemnity to parties unless their interest is noted on the policy.

Leasing, Hiring and Borrowing Property

When you lease, hire or borrow property, make sure that the contract clearly identifies who is responsible to insure the property. This will help avoid arguments after a loss and ensure that any claims are efficiently processed.

Premium Funding Non Payment

In the event you fail to fulfil the requirements of a funding contract, the premium funder has full power of attorney over your policy(ies). The funder can request the Insurer to cancel your policy(ies) and the funder has the right to any refund of premium. In this instance we are obliged to act on the instructions of the Funder.

PDS/Product Disclosure Statement

The PDS will be provided to you (or will be passed to you as soon as it is received from the Insurer). It is in your best interests to read this document without delay and advise us of any aspects which are not clear to you or where any aspect of the cover does not meet with your requirements.

Privacy

We are committed to protecting your privacy. We use the information you provide to advise about and assist with your insurance needs. We provide your information to insurance companies and agents that provide insurance quotes and offer insurance terms to you or the companies that deal with your insurance claim (such as loss assessors and claims administrators). Your information may be given to an overseas insurer (like Lloyd's of London) if we are seeking insurance terms from an overseas insurer, or to reinsurers who are located overseas. We will try to tell you where those companies are located at the time of advising you. We also provide your information to the providers of our policy administration and broking systems that help us to provide our products and services to you. We do not trade, rent or sell your information. If you don't provide us with full information, we can't properly advise you, seek insurance terms for you, or assist with claims and you could breach your duty of disclosure.

For more information about how to access the personal information we hold about you and how to have the information corrected and how to complain if you think we have breached the privacy laws, ask us for a copy of our Privacy Policy or visit our website for more details.

Underwriting Agency or other Financial Services Provider

If you instruct us to place your insurance with an Underwriting Agency or another Financial Services Provider, you are entitled to receive a Financial Services Guide (FSG) as issued by that provider. This can be provided to you on request.

Utmost Good Faith

Every contract of insurance is subject to the doctrine of utmost good faith which requires that the parties to the contract should act toward each other with the utmost good faith. Failure to do so on your part may prejudice any claim or the continuation of cover provided by Insurers.