



Korte & Burgess Pty Ltd  
21 Clifton Street  
PROSPECT SA 5082

Agent ABN: 58-007-586-923  
Primary Owner Statement for  
Period Ending: 31/10/19  
Reference: CKORTE  
**TAX INVOICE**

Korte & Burgess Pty Ltd

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Details	Debit	Credit
<b>C90BKING 90B King William Road Goodwood SA 5034</b>		
Alderman & Associates P 101 Rent	2619.50 M1 01/11/19 - 30/11/19	2619.50
163 V/Outgoings	999.06 M1 01/11/19 - 30/11/19	999.06
170 VOPI to 30/06/19	983.13	983.13
202 17/10/19 SA Water October - December 2019 (Includes \$0.38 GST)	ANZ (SA WATER)	250.16
450 29/10/19 Admin/Sinking 15/10/19 - 14/01/20 (Includes \$0.38 GST)	Fewster Strata & Community Man	1000.00
453 29/10/19 Audit Fee	Fry Accounting Pty Ltd (Includes \$22.70 GST)	249.70
336 29/10/19 Plumbing	Ken Hall Plumbers (Includes \$20.16 GST)	221.71
Total for all properties	1721.57	4601.69
481 *Management Fees	276.10	
483 *Administration Fee	15.00	
Plus GST on items marked *	29.13	
Transferred to your bank account	<b>2559.89</b>	
Payment Details: Korte & Burgess Family Trust 184847432 015-010		
	4601.69	4601.69

## MONTHLY INCOME AND EXPENDITURE SUMMARY

<b>Income</b>		
101 Rental Income		2619.50
163 V/Outgoings		999.06
170 Variable Outgoings Previous Year		983.13
<b>Total Income</b>		<b>4601.69</b>
<b>Expenditure</b>		
202 SA Water rates	250.16	
336 Plumbing (Total includes 20.16 GST)	221.71	
419 GST on fees	29.13	
450 Contributions to strata plan	1000.00	
453 Audit Fee (Total includes 22.70 GST)	249.70	
481 Management Fees	276.10	
483 Administration fee	15.00	
<b>Total Expenditure</b>	<b>2041.80</b>	
Payment to Owner	2559.89	
	<b>4601.69</b>	<b>4601.69</b>



Fewster Strata & Community Management Pty Ltd

PO Box 680  
UNLEY SA 5061

ABN/ACN: 80 112 426 909  
Phone: 8357 3500

## COMMUNITY CORPORATION FEE NOTICE

Chris Korte  
C/- Taplin Realty  
99 Gouger Street  
ADELAIDE SA 5000

### Invoice

Invoice No: 0000057 Issue Date: 16/09/19

Net Amount Payable: \$ 1,000.00

Due Date: 15/10/2019

Payment is due within 28 days of the date of this Notice or by the Due Date.

### New Charges for Community Corporation for Scheme No. CC 22522 INC - ABN: 66 396 515 172

Lot No. 1 Unit 1    zmajalap@taplin.com.au		Previous Balance:		0.00
CC Address: 90 B King William Road, Goodwood    SA 5034		Penalty Interest:		0.00
Lot Liability: 200		Issued Levies Not Due:		0.00
Description	Transaction Type	Fund	Gross	Totals
15/10/2019 to 14/01/2020 for total Contrib of \$3680.00 pa	Normal	Admin	920.00*	920.00
15/10/2019 to 14/01/2020 for total Contrib of \$320.00 pa	Normal	Sink	80.00	80.00
Arrears/Issued at time of printing				0.00
Gross Amount				1,000.00
Net Amount Payable				\$ 1,000.00

DATE 30/9/19 AUTH.....  
ACCOUNT CODE 450  
\$ 1,000.00 - 600.00 = 400.00

\* Penalty interest of 15.00% per annum will apply if not paid by the Due Date.

\* Penalty interest of 15.00% per annum will apply if not paid by the Due Date.

DATE 30/9/19 AUTH 450  
ACCOUNT CODE  
OUTGOINGS \$ 1,000.00 - CKORTE  
LANDLORD \$  
LANDLORD - CAPITAL \$  
INSURANCE CLAIM \$  
TENANT \$  
OTHER \$

If mailing your payment please tear off this slip and return with payment. DO NOT include correspondence with your payment.

Please make cheques payable to: Community Corporation for Scheme No. CC 22522 INC



DEFT  
PAYMENT SYSTEMS

DEFT Reference Number:  
2952 8749 4306 0220 0014

### How to Pay

- By post:** Mail this slip with your cheque to: DEFT Payment Systems, Locked Bag 656, ADELAIDE SA 5001
- Bpay:** Contact your bank, credit union or building society to make this payment from your cheque or savings account.
- By phone:** Please call 1300 301 090 to make your payment using Mastercard, Visa, Diners Club or American Express.
- Internet:** Visit [www.deft.com.au](http://www.deft.com.au) and use the DEFT reference number supplied on this page.
- In person:** Present this page to make your payment by cash, cheque or EFTPOS at any post office.  
Payments made at Australia Post will incur a \$2.75 DEFT processing fee.

Payments by credit or debit card may attract a surcharge.  
Registration is required for payments from cheque or savings accounts.  
Registration forms available from [www.deft.com.au](http://www.deft.com.au) or call 1800 672 162.

Fewster Strata & Community Management Pty Ltd  
Lot No. 1 Unit 1  
90 B King William Road  
Invoice No: 0000057

Net Amount Payable: \$ 1,000.00

Due Date: 15/10/2019

Bill Code: 96503

Reference: 2952 8749 4306 0220 0014



\*442 295287494 30602200014

+295287494 30602200014<

000100000<3+

Account number

09 07515 70 7

Date of Invoice

09 October 2019

TOTAL AMOUNT

\$250.16

Pay by date

1.11.19

Bill Enquiries

1300 650 950



Service Difficulties &amp; Emergencies (24hrs)

1300 883 121

000068 - 0000

KORTE AND BURGESS PTY LTD  
CT5930234  
AGENCY 595168

U1 90B KING WILLIAM RD GOODWOOD LT 1 C22522

Property value: \$530 000 Commercial

See reverse for more information

\$

\$

WATER

Quarterly Charge October to December

For a property with a value of \$530 000

at 17.125 cents per \$1000

90.76

90.76

SEWER

Quarterly Charge October to December

For a property with a value of \$530 000

at 30.075 cents per \$1000

159.40

159.40

Total GST of this invoice \$0.00

DATE 17/10/19 AUTH.....

ACCOUNT CODE

OUTGOINGS

LANDLORD

LANDLORD - CAPITAL

INSURANCE CLAIM

TENANT

OTHER

208  
\$KORTE: \$250.16

SA Water: Owned by the South Australian Government for the people of South Australia.

SAWGRN 06/18


**Payment Options**

See the reverse for details


Biller Code:  
8888

Reference Number

0907515707

Trancode

831

User Code

009915

Commonwealth Bank Ref

000090751570012

Account number

09 07515 70 7

Date paid

/ /

TOTAL AMOUNT

\$250.16

Pay by date

1.11.19

Bill Enquiries

1300 650 950

\$

Please do not mark below this line

&lt;0000025016&gt;

&lt;009915&gt;

&lt;000090751570012&gt;

&gt;

## Overdue payment fee

Additional fees may apply for late payment.

## Change of property ownership or address

To avoid late payment fees please notify us immediately about a change of property ownership or your new address details.

We do not divide water and sewerage rates and charges between the vendor and purchaser. Please refer any concerns regarding property settlement payments for water use and our charges to your land conveyancer.

## Pensioner concessions

If you hold an eligible Concession Card or are assessed as being on a low income, you may be eligible to claim a State Government remission on water and sewerage rates. Visit [www.sa.gov.au/concessions](http://www.sa.gov.au/concessions) or call the ConcessionsSA Hotline on 1800 307 758 for more information.

## Water meters

The tap on your water meter is not used to control water use on your property. SA Water is unable to accept responsibility for water lost if this tap malfunctions. Please keep your meter free from any obstruction so we can read your meter or complete any maintenance. Your meter tap may be used in an emergency.

## Customer Charter

You can find our standard terms and conditions in our Standard Customer Contract and Customer Charter by visiting [www.sawater.com.au](http://www.sawater.com.au)

## Property value

You may object to the valuation referred to in this notice by writing served personally or by post to the Valuer-General within 60 days after the date of service of this notice.

### BUT NOTE:

(a) if you have previously received a notice or notices under the Water Industry Act 2012 referring to the valuation and informing you of a 60-day objection period, the objection period is 60 days after service of the first such notice;

(b) you may not object to the valuation if the Valuer-General has already considered an objection by you to that valuation.

The Valuer-General may extend the 60 day objection period where it be shown there is reasonable cause by a person entitled to make an objection to a valuation.

Objections should be sent to the Valuer-General GPO Box 1354 Adelaide SA 5000. Alternatively, you may telephone 1300 653 346 or email: [LsgObjections@sa.gov.au](mailto:LsgObjections@sa.gov.au)

## General Enquiries

- E-Mail: [customercare@sawater.com.au](mailto:customercare@sawater.com.au)
- Mail: GPO Box 1751, ADELAIDE SA 5001
- Internet: [www.sawater.com.au](http://www.sawater.com.au)
- Phone: 1300 650 950 if you are experiencing difficulties paying your bill or for any other general enquiry.

SAWGRN 06/18



## BPAY

Telephone and Internet Banking - BPAY®. Call your bank or financial institution to make this payment from your cheque, savings, debit or transaction account. More information: [www.bpay.com.au](http://www.bpay.com.au)

## Direct debit

Call us on 1300 650 950 and we'll send you an application form or download the form at [www.sawater.com.au](http://www.sawater.com.au) to arrange payment from your cheque or savings account (no credit cards).



## Paying by phone - 1300 650 870

Call us to make a payment using Visa or Mastercard - 24 hours a day, seven days a week.



## Paying online - [www.billpay.sawater.com.au](http://www.billpay.sawater.com.au)

Visit [www.billpay.sawater.com.au](http://www.billpay.sawater.com.au) to make a payment using Visa or Mastercard.



## Paying by mail

Detach the payment slip and post it with your cheque or money order to SA Water GPO Box 4682 MELBOURNE VIC 3001. Cheque processing has been centralised in Victoria due to banking industry changes.



## Paying in person

Present this account and payment to a Commonwealth Bank branch (excluding Express Branches) or Australia Post. No credit card payment accepted. You can also pay in person at SA Water House, 250 Victoria Square/Tarntanyangga, Adelaide.

Cheque Details:

Drawer	Bank	Branch	Amount



## TAX INVOICE

07 October 2019

Taplin Realty Pty Ltd  
c/- 99 Gouger Street  
ADELAIDE SA 5000

Fee No. 401700

Client Code. TAPLINREAL

### Korte & Burgess Pty Ltd

90B King William Road, Goodwood

To fee for professional services associated with the audit of the Statement of Recoverable Outgoings for property managed by Taplin Realty Pty Ltd for the year ended 30 June 2019, exceeding but say  
Total Disbursements (photocopies)

225.00

2.00

Our Fee Total


227.00

GST

22.70

**TOTAL AMOUNT PAYABLE**

**\$ 249.70**

DATE 17 / 10 / 19 AUTH.   
ACCOUNT CODE 453  
OUTGOINGS \$ CKORTE  
LANDLORD \$  
LANDLORD - CAPITAL \$  
INSURANCE CLAIM \$  
TENANT \$  
OTHER \$

✕

**Remittance Advice - Invoice Due Date - 21 October 2019**

**Please return with postal payment**

**Please make cheques payable to:** Fry Accounting Trust, C/- PO Box 3396 NORWOOD SA 5067

**For Direct Deposit:** NAB BSB: 085-005 Acc No: 94-665-9922 Ref: **401700 - TAPLINREAL**

**Client Code:** TAPLINREAL **Invoice No:** 401700 **Amount Due:** \$ 249.70 **Amount Paid:** \_\_\_\_\_

Liability limited by a scheme approved under Professional Standards Legislation

**S.D. Fry CA - Principal**

**PO Box 3396, Norwood SA 5067**

**Ph (08) 7200 5380 Mob 0409 673 397 Email [simon@fryaccounting.com](mailto:simon@fryaccounting.com) Web [www.fryaccounting.com](http://www.fryaccounting.com)**

**Fry Accounting Pty Ltd (ACN 164 181 784) ATF Fry Accounting Trust (ABN 53 153 541 799)**

# Ken Hall

working for you

71-73 Fullarton Road  
Kent Town SA 5067

Ph 08 8364 5855

service@kenhallplumbers.com.au  
www.kenhallplumbers.com.au

**TAX INVOICE NO. 200686**

Taplin Realty Pty Ltd  
99 Gouger Street  
ADELAIDE SA 5000

Date: 17/10/2019  
Job No.: 201618  
Order No.: Ken Moore  
Site: 90B King William Road,  
Goodwood  
Site Address: 90B King William Road  
Goodwood SA 5034


## Description

REASON FOR CALL:  
LEAKING TOILET

## WORK PERFORMED:

**JAMES E (15/10/2019)**

- Investigated toilet continually leaking
- Found inlet valve beyond repair
- Removed and replaced inlet valve with new
- Reassembled, adjusted water level and tested; sound
- Left site clean and tidy

DATE 23/10/19 AUTH:   
ACCOUNT CODE 336  
OUTGOINGS \$221.71 CKORTE  
LANDLORD \$.....  
LANDLORD - CAPITAL \$.....  
INSURANCE CLAIM \$.....  
TENANT \$.....  
OTHER \$.....

Item	Quantity	Unit Price	Total
Labour Total			\$157.00
FLUIDMASTER INLET VALVE ADJ 400UK (EA)	1.00	\$44.55	\$44.55

Thank you on behalf of Ken and the Hall family. We sincerely appreciate your support.  
ABN: 57 619 558 146 Lic/Reg number: BLD 283984

Sub-Total ex GST	\$201.55
GST	\$20.16
Total inc GST	\$221.71
Amount Applied	\$0.00
Balance Due	\$221.71

If paying by direct deposit please use Invoice Number as reference. Please email remittance to [accountsreceivable@kenhallplumbers.com.au](mailto:accountsreceivable@kenhallplumbers.com.au)

## How To Pay

INVOICE NO. 200686



### Credit Card (MasterCard or Visa)

Pay your bill online. [www.kenhallplumbers.com.au](http://www.kenhallplumbers.com.au) -  
Click Contact - Pay A Bill  
OR call (08) 8364 5855 to pay over phone.  
A 1.5% surcharge applies to credit card payments



### Direct Deposit

Acc. Name Ken Hall Plumbers Pty Ltd  
BSB 065-000  
Acc. No. 1229-5994



### Mail

Detach this section and mail cheque to:

Ken Hall Plumbers  
71 - 73 Fullarton Rd  
Kent Town SA 5067

DUE DATE: 16/11/2019 AMOUNT DUE: \$221.71

Ken Hall ...since 1983

Plumbers Gasfitters Roofers Tilers Electricians Bathrooms