

THIS DEED is made on 15-04-2010

BY: Superbeac PCT Pty. Ltd. (A.C.N.: 141827161) (as trustee of this deed)

RECITALS:

- A The Trustee has purchased or intends to purchase the property described in item A of the Schedule to this deed ('Property') as bare trustee for the beneficiary described in item B of the Schedule ('Beneficiary').
- B The Trustee wishes to record the terms of this bare trust accordingly.

PROVISIONS:

1. The Trust is hereby declared and established by the Trustee's execution of this deed.
2. The Property will at all times be held by the Trustee upon trust for the Beneficiary who has provided all of the purchase moneys.
3. The Beneficiary is and at all times has been absolutely entitled to the benefit of the Property together with all earnings, profits or gains accrued or to accrue in respect of the Property.
4. The Trustee has not and will not provide any of the purchase moneys and the real purchaser is the Beneficiary.
5. The Trustee or the Trustee's successors or assigns will execute and deliver, when called upon by the Beneficiary, a transfer of the Property to the Beneficiary for nil consideration.
6. The Trustee has been authorised to complete any purchase, sale of land agreement and registration of transfer of the Property as instructed by the Beneficiary.
7. The Trustee undertakes to deal with the Property and exercise and perform all the rights duties and powers relating to the Property only as directed by the Beneficiary.

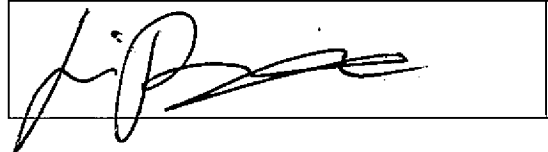
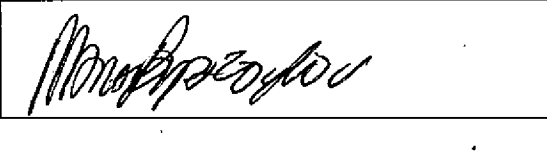
EXECUTED as a deed

EXECUTED BY Superbeac PCT Pty. Ltd.

Signed for and on behalf of
Superbeac PCT Pty. Ltd.

A.C.N. 141827161 (as trustee of this deed)

In accordance with the constitution of the company and the Corporations Act 2001 (Cth)

Jim Papazoglou		Maria Papazoglou
		

SCHEDULE

A	Description of Property:	real property located at 11/15 Kemp St Thornbury VIC 3071
B	Beneficiary:	Superbeac Pty Ltd (A.C.N: 140239023) as Trustee for The Trustee For Superbeacon Superfund