

TC & JA McMahon Superannuation Fund

General Ledger

As at 30 June 2021

Transaction Date	Description	Units	Debit	Credit	Balance \$
Property Expenses - Insurance Premium (41980)					
5/9 Cypress Crescent, Cabarita Beach (IP-001)					
20/07/2020	1W1103647015920202 GENERAL INS HOME		59.02		59.02 DR
18/08/2020	1W1103647018920231 GENERAL INS HOME		59.02		118.04 DR
18/09/2020	1W1103647012220262 GENERAL INS HOME		59.02		177.06 DR
19/10/2020	1W1103647015520293 GENERAL INS HOME		59.02		236.08 DR
18/11/2020	1W1103647018620323 GENERAL INS HOME		59.02		295.10 DR
18/12/2020	1W1103647011820353 GENERAL INS HOME		59.02		354.12 DR
18/01/2021	1W1103647015221018 GENERAL INS HOME		59.02		413.14 DR
18/02/2021	1W1103647018421049 GENERAL INS HOME		61.45		474.59 DR
18/03/2021	1W1103647011421077 GENERAL INS HOME		61.45		536.04 DR
19/04/2021	1W1103647014821109 GENERAL INS HOME		61.45		597.49 DR
18/05/2021	1W1103647017821138 GENERAL INS HOME		61.45		658.94 DR
18/06/2021	1W1103647011121169 GENERAL INS HOME		61.45		720.39 DR
			720.39		720.39 DR

Total Debits: 720.39

Total Credits: 0.00



Your insurance policy schedule

Policy number

W1-0596216-LLP

Cover

Insured Tcja Superannuation Pty Ltd

Refer to your schedule for the period of insurance.

Insurer St.George Landlord Insurance is issued
by Westpac General Insurance Limited
ABN 99 003 719 319

Last year's Premium

Base premium	\$504.96
Government charges	
Emergency/Fire Services Levy	\$85.80
GST	\$59.04
Stamp duty	\$58.44
Annual premium	\$708.24

\$59.02 per month

Current Renewal Premium

Base premium	\$530.16
Government charges	
Emergency/Fire Services Levy	\$84.84
GST	\$61.56
Stamp duty	\$60.84
Annual premium	\$737.40

Monthly premium

(Subject to rounding; includes GST of \$5.13)

\$61.45

The above premiums are a comparison between your Current Renewal Premium and last year's premium.

Last year's Premium is based on your selected level of cover, sum insured and other information set out in your Policy Schedule as at your last renewal. It does not reflect any changes you have made during the policy year. If you have made changes, Last year's Premium may not be directly comparable to the Current Renewal Premium.

The difference in premiums can be due to the following:

- Changes in the Emergency Service budget determined by the NSW government, which may increase or decrease the Emergency Services Levy applied to your current renewal.
- Any changes you may have made to your policy during the previous period such as:
 - Increasing or decreasing your Building or Contents sum insured
 - Adding or removing Landlord Extras cover
- Automatic indexation of your sum insured to allow for increased rebuilding and replacement costs.
- Changes to the expected cost of claims and business expenses including projected weather patterns
- Removal of discounts applicable for the first year only

For further information regarding the Emergency Services Levy please see the INFORMATION FROM THE NSW EMERGENCY SERVICES LEVY INSURANCE MONITOR which forms part of your insurance policy schedule.



Your landlord insurance policy schedule

Risk address

Level 1
Unit 5
9 Cypress Crs
Cabarita Beach NSW 2488

Type of policy

Landlord Insurance
Essential Care

Policy number

W1-0596216-LLP

Policy

Period of insurance

Effective date 18 Feb 2021
Expiry date 4pm on 18 Feb 2022

Cover

	Sum insured	Excess
Buildings	nil	nil
Contents	\$14,164	\$500 ^
^Comprises minimum excess \$100 and voluntary excess \$400.		
Legal liability	\$20,000,000	nil

Property

Built	1980
External walls	Brick Veneer
Roof material	Concrete Tile
Building type	Unit
Licensed property manager	Yes
Security devices	There are no security devices listed on this policy.

