

YT LEGAL

PURCHASER'S SETTLEMENT STATEMENT

Purchaser: Christopher Pace Pty Ltd as trustee for the Pacey's Plan B Super Fund

Vendor: John Maxwell Hissey

Property: 13 Flinders Highway, Port Kenny SA 5671

Title Reference: The Whole of the Land Comprised in Certificate of Title Volume 5635 Folio 271

Settlement Date: 31/05/2022

	DR \$	CR \$
Purchase Price	\$ 145,000.00	
Less Deposit paid		\$ 2,000.00
Cost of searches and document preparation due to Vendor	\$ 2,373.42	
 Adjustment of Rates & Taxes		
Council Rates (pa)	\$ 1,240.58	
Paid to 30/06/2022		
Purchaser's share (days) 31	\$ 105.36	
SA Water rates (Not rateable)	\$ -	
Paid to 30/06/2022		
Purchaser's share (days)	\$ -	
Emergency Services Levy (pa)	\$ 60.65	
Paid to 30/06/2022		
Purchaser's share (days) 31	\$ 5.15	
Credit from Vendor for LTO Registration fee on Discharge of Mortgage		\$ 176.00
 Fees and Charges		
LTO Registration fee on Discharge of Mortgage	\$ 176.00	
LTO Registration fee on Transfer	\$ 1,198.00	
Stamp Duty fee on Transfer	\$ 4,630.00	
Conveyancing fee (Incl GST)	\$ 990.00	
PEXA Fees (paid via PEXA)	\$ 117.92	
Funds due by Purchaser to complete settlement		\$ 152,419.85
	\$ 154,595.85	\$ 154,595.85

E&OE

17-May-22