



The Edge Business Park  
Level 1 (East) / 32 / Police Road - MURGRAVE VIC 3170  
PO Box 1611 - WAVERLEY GARDENS VIC 3170  
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Purcell Partners Pty Ltd  
ABN: 32 118 376 560

13 September 2018

Our Ref: Aurore Aliphon:47415

Your Ref:

Caspani Pty Ltd  
61 Northport Boulevard  
WANNANUP WA 6210

Via Fax:

Dear Sirs,

**Perpetual Corporate Trust Limited**  
**Mortgage Advance to Caspani Pty Ltd ACN 624 726 209 as trustee for Caspani Super ACN 624 726 209**  
**Property: 63/23 Earl Street DINMORE QLD 4303 Australia**

Settlement of this loan was effected today when loan proceeds were disbursed as follows:

By	Advance from La Trobe Financial Services Pty Limited		\$167,400.00
To	La Trobe Financial Services Pty Limited application fee	\$2,511.00	
To	La Trobe Financial Services Pty Limited SDA	\$ 120.00	
To	Electronic File Fee	\$ 130.00	
To	Roycorp No.2 Pty Ltd	\$161,543.12	
To	DERM	\$ 829.00	
To	Glohal X	\$ 55.00	
To	Bank cheque fees	\$ 45.00	
To	First Title	\$ 143.88	
To	Purcell Partners Pty Ltd (Our Costs)	\$2,023.00	
		\$167,400.00	\$167,400.00

Yours faithfully,  
**Purcell Partners Pty Ltd**

Per 

### Settlement Statement

**Matter:** Roycorp No.2 Pty Ltd to Caspaniprop Pty Ltd As Trustee - Our Ref: DB-17/0033  
**Property Address:** Lot 63, 23 Earl Street Dinmore QLD 4303  
**Settlement Date:** Monday, 10 September 2018  
**Settlement Venue:** Roycorp Pty Ltd , Unit 4, 9 Frinton Street, Southport, 4215  
**Settlement Time:** 2:30 PM  
**Adjustment Date:** 29/06/2018

<b>Contract Price:</b>	\$305,500.00
<b>Less Deposit:</b>	\$32,550.00
	<b>\$272,950.00</b>
<b>Plus Council Rates (Quarterly)</b> Period from 01/04/2018 to 30/06/2018 - 91 days \$429.05 x 1 / 91 days	\$4.71
	<b>\$272,954.71</b>
<b>Plus Body Corporate levies</b> Period from 01/05/2018 to 31/07/2018 - 92 days \$497.40 x 32 / 92 days	\$173.01
	<b>\$273,127.72</b>
<b>Plus Land Tax</b> Period from 01/07/2018 to 30/06/2019 - 365 days \$173.00 x 0 / 365 days	\$173.00
	<b>\$273,300.72</b>
<b>Plus Body Corporate levies</b> Period from 01/08/2018 to 31/10/2018 - 92 days \$477.30 x 0 / 92 days	\$477.30
	<b>\$273,778.02</b>
<b>Plus Council Rates (Quarterly)</b> Period from 01/07/2018 to 30/09/2018 - 92 days \$443.85 x 0 / 92 days	\$443.85
	<b>\$274,221.87</b>

**BALANCE AT SETTLEMENT:** **\$274,221.87**

**Bank Cheque Details:**

Body Corporate Western Pinnacle CTS 50425	\$1,918.89
Commissioner of State Revenue	\$173.00
Roycorp No.2 Pty Ltd (Bank Cheque)	\$272,129.98
Roycorp No.2 Pty Ltd (Trust Cheque)	\$32,550.00
<b>BANK CHEQUE TOTAL</b>	<b>\$306,771.87</b>

**Documents to be handed over at Settlement:** To

**Documents to collect/show at Settlement:** From

**Documents to check at Settlement:** Collected by

**Special Instructions:**