

# Financial Report

Richmus Unit Trust

ABN 72457056645

For the year ended 30 June 2018

Prepared by DEPOT accounting

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# Trustee Declaration

## Richmus Unit Trust

### For the year ended 30 June 2018

The directors of Richmus Pty Ltd declare that Richmus Unit Trust is not a reporting entity and that this special purpose financial report should be prepared in accordance with the accounting policies outlined in Note 1 of the financial statements.

In accordance with a resolution of the Board of Directors, the directors of Richmus Pty Ltd declare that:

1. The financial statements and notes present fairly Richmus Unit Trust's financial position as at 30 June 2018 and its performance for the year ended on that date in accordance with the accounting policies described in Note 1 of the financial statements.
2. In the directors opinion there are reasonable grounds to believe that Richmus Unit Trust will be able to pay its debts as and when they become due and payable.

Director: \_\_\_\_\_

Mr Tapel M Cafer

Director: \_\_\_\_\_

Mr Graham R Campbell

Sign Date: \_\_\_\_\_

# Compilation Report

## Richmus Unit Trust

### For the year ended 30 June 2018

Compilation report to Richmus Unit Trust.

We have compiled the accompanying special purpose financial statements of Richmus Unit Trust, which comprise the balance sheet as at 30 June 2018, the income statement, a summary of significant accounting policies and other explanatory notes. The specific purpose for which the special purpose financial statements have been prepared is set out in Note 1.

#### The Responsibility of the Trustees

The directors of Richmus Pty Ltd are solely responsible for the information contained in the special purpose financial statements, the reliability, accuracy and completeness of the information and for the determination that the basis of accounting used is appropriate to meet their needs and for the purpose that financial statements were prepared.

#### Our Responsibility

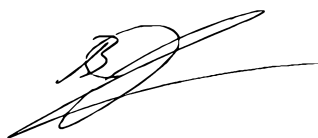
On the basis of information provided by the directors of Richmus Pty Ltd we have compiled the accompanying special purpose financial statements in accordance with the basis of accounting as described in Note 1 to the financial statements and APES 315 *Compilation of Financial Information*.

We have applied our expertise in accounting and financial reporting to compile these financial statements in accordance with the basis of accounting described in Note 1 to the financial statements. We have complied with the relevant ethical requirements of APES 110 *Code of Ethics for Professional Accountants*.

#### Assurance Disclaimer

Since a compilation engagement is not an assurance engagement, we are not required to verify the reliability, accuracy or completeness of the information provided to us by management to compile these financial statements. Accordingly, we do not express an audit opinion or a review conclusion on these financial statements.

The special purpose financial statements were compiled exclusively for the benefit of the directors of Richmus Pty Ltd who are responsible for the reliability, accuracy and completeness of the information used to compile them. We do not accept responsibility for the contents of the special purpose financial statements.



**Depot Accounting Pty Ltd**  
Chartered Accountants

Level 1  
27 James Street  
FORTITUDE VALLEY QLD 4006

Dated: 15 October 2018

# Income Statement

## Richmus Unit Trust

For the year ended 30 June 2018

	NOTES	2018	2017
<b>Income</b>			
44/17 Bowen Bridge Rd, Bowen Hills		8,147	6,299
<b>Total Income</b>		<b>8,147</b>	<b>6,299</b>
<b>Expenses</b>			
Accounting Fees		2,283	2,283
Bank Charges		86	24
Filing Fees		254	249
<b>Total Expenses</b>		<b>2,622</b>	<b>2,556</b>
<b>Profit / (Loss) Before Distribution</b>		<b>5,525</b>	<b>3,743</b>
<b>Distribution of Trust Income</b>			
<b>Trust Income Distributed</b>			
Distribution - Beneficiary/Campbell Super		2,762	1,872
Distribution - Beneficiary/Mirtap Super		2,762	1,872
<b>Total Distribution of Trust Income</b>		<b>5,525</b>	<b>3,743</b>
<b>Undistributed Income</b>		-	-

The accompanying notes form part of these financial statements.  
 These statements should be read in conjunction with the attached compilation report of Depot Accounting Pty Ltd.

# Rental Property Schedule

Richmus Unit Trust

For the year ended 30 June 2018

	2018	2017
<b>44/17 Bowen Bridge Rd, Bowen Hills</b>		
<b>Rent Received</b>		
Rent Received	15,644	14,357
Other Income	1,867	1,260
<b>Total Rent Received</b>	<b>17,510</b>	<b>15,618</b>
<b>Expenses</b>		
Body Corporate Fees	5,060	5,089
Electricity	800	716
Depreciation	462	616
Rates	2,257	2,141
Water Expenses	784	755
<b>Total Expenses</b>	<b>9,363</b>	<b>9,318</b>
<b>Total 44/17 Bowen Bridge Rd, Bowen Hills</b>	<b>8,147</b>	<b>6,299</b>

# Balance Sheet

## Richmus Unit Trust As at 30 June 2018

	NOTES	30 JUN 2018	30 JUN 2017
<b>Assets</b>			
<b>Current Assets</b>			
Cash and cash equivalents	2	5,638	3,395
<b>Total Current Assets</b>		<b>5,638</b>	<b>3,395</b>
<b>Non-Current Assets</b>			
Property, plant and equipment	3	172,919	173,382
<b>Total Non-Current Assets</b>		<b>172,919</b>	<b>173,382</b>
<b>Total Assets</b>		<b>178,557</b>	<b>176,777</b>
<b>Liabilities</b>			
<b>Current Liabilities</b>			
Trade and other payables	4	3,281	3,281
<b>Total Current Liabilities</b>		<b>3,281</b>	<b>3,281</b>
<b>Non-Current Liabilities</b>			
Beneficiaries accounts	5	5,524	3,743
<b>Total Non-Current Liabilities</b>		<b>5,524</b>	<b>3,743</b>
<b>Total Liabilities</b>		<b>8,805</b>	<b>7,025</b>
<b>Net Assets</b>		<b>169,752</b>	<b>169,752</b>
<b>Equity</b>			
Issued Units		169,752	169,752
<b>Total Equity</b>		<b>169,752</b>	<b>169,752</b>

The accompanying notes form part of these financial statements.  
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# Notes to the Trust's Financial Statements

## Richmus Unit Trust

For the year ended 30 June 2018

### 1. Statement of Significant Accounting Policies

The directors of the trustee company have determined that the trust is not a reporting entity and accordingly, this financial report is a special purpose report prepared for the sole purpose of distributing a financial report to beneficiaries and must not be used for any other purpose. The directors of the trustee company have determined that the accounting policies adopted are appropriate to meet the needs of the beneficiaries.

The financial report has been prepared on an accrual basis and under the historical cost convention, except for certain assets, which, as noted, have been written down to fair value as a result of impairment. Unless otherwise stated, the accounting policies adopted are consistent with those of the prior year.

The accounting policies that have been adopted in the preparation of the statements are as follows:

#### Property, Plant and Equipment

Property, plant and equipment is initially recorded at the cost of acquisition or fair value less, if applicable, any accumulated depreciation and impairment losses. Plant and equipment that has been contributed at no cost, or for nominal cost, is valued and recognised at the fair value of the asset at the date it is acquired.

#### Trade and Other Receivables

Trade receivables and other receivables, including distributions receivable, are recognised at the nominal transaction value without taking into account the time value of money. If required a provision for doubtful debt has been created.

#### Trade and Other Payables

Trade and other payables represent the liabilities for goods and services received by the trust that remain unpaid at 30 June 2018. Trade payables are recognised at their transaction price. They are subject to normal credit terms and do not bear interest.

#### Cash and Cash Equivalents

Cash and cash equivalents include cash on hand, deposits held on call with banks, other short-term highly liquid investments with original maturities of three months or less, and bank overdrafts.

#### Revenue Recognition

All revenue is stated net of the amount of goods and services tax (GST).

	2018	2017
<b>2. Cash &amp; Cash Equivalents</b>		
<b>Bank Accounts</b>		
Cash at Bank	5,638	3,395
<b>Total Bank Accounts</b>	<b>5,638</b>	<b>3,395</b>
<b>Total Cash &amp; Cash Equivalents</b>	<b>5,638</b>	<b>3,395</b>



2018                      2017

### 3. Property Plant and Equipment

#### Land and Buildings

##### Land and Buildings

Buildings at cost	171,532	171,532
<b>Total Land and Buildings</b>	<b>171,532</b>	<b>171,532</b>

<b>Total Land and Buildings</b>	<b>171,532</b>	<b>171,532</b>
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#### Plant and Equipment

Plant and equipment at cost	2,700	2,700
Accumulated depreciation of plant and equipment	(1,313)	(851)
<b>Total Plant and Equipment</b>	<b>1,387</b>	<b>1,849</b>

<b>Total Property Plant and Equipment</b>	<b>172,919</b>	<b>173,382</b>
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2018                      2017

### 4. Trade and Other Payables

#### Current

Bond Held on 44, 17 Bowen Bridge Rd	3,281	3,281
<b>Total Current</b>	<b>3,281</b>	<b>3,281</b>

<b>Total Trade and Other Payables</b>	<b>3,281</b>	<b>3,281</b>
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### 5. Beneficiary Accounts

Please see report titled "Beneficiary Accounts" for breakdown of beneficiary activity.

# Beneficiary Accounts

## Richmus Unit Trust

For the year ended 30 June 2018

	2018	2017
<b>Beneficiary Accounts</b>		
<b>Beneficiaries Accounts Summary</b>		
Opening Balance	3,743	7,237
Distribution of Income	5,525	3,744
Payments to Beneficiaries	(3,744)	(7,238)
<b>Total Beneficiaries Accounts Summary</b>	<b>5,524</b>	<b>3,743</b>
<b>Detailed Beneficiary Accounts</b>		
<b>The Campbell Superannuation Fund</b>		
Opening Balance	1,872	3,619
Distribution of Income	2,762	1,872
Payments to Beneficiary	(1,872)	(3,619)
<b>Total The Campbell Superannuation Fund</b>	<b>2,762</b>	<b>1,872</b>
<b>The Mirtap Superannuation Fund</b>		
Opening Balance	1,872	3,618
Distribution of Income	2,762	1,873
Payments to Beneficiary	(1,872)	(3,619)
<b>Total The Mirtap Superannuation Fund</b>	<b>2,762</b>	<b>1,872</b>
<b>Total Detailed Beneficiary Accounts</b>	<b>5,524</b>	<b>3,743</b>

The accompanying notes form part of these financial statements.  
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