

Client Name: **Saltair Super Fund**

Year / Period Ended: **30/06/2021**

SMSF FINANCIAL STATEMENTS & ITR REVIEW CHECKLIST

| | Y/N | N/A | Comments / Notes |
|---|-----|-----|---|
| A | ✓ | | Trial Balance (Referenced to WPs) |
| B | ✓ | | Points of Review/Notes for Next Year (Manager Notes) |
| C | ✓ | | Interview Notes / Query Sheets |
| D | ✓ | | Tax Reconciliation Statement |
| E | | ✓ | Journal Sheets |
| F | ✓ | | Allocation of Tax & Earnings |
| G | ✓ | | If tax payable has Payment Slip been attached |
| H | ✓ | | Ensure SF register docs are scanned and return register |
| I | | ✓ | Client Reports (MYOB etc.) |
| J | | ✓ | Other..... |

(All other work papers as per Class account codes)

BEFORE commencing the job have you considered the following?

| | Y/N | N/A | Comments |
|---|-----|-----|---|
| 1 | ✓ | | Has client checklist been prepared/reviewed - is further info required? |
| 2 | ✓ | | Have last years WPs, F/S and ITR been reviewed? |

AFTER completing the job have you considered the following?

P&L

| | Y/N | N/A | W/P Ref |
|----|-----|-----|--|
| 3 | ✓ | | Can you explain material variations in income/expenses/financial ratios to LY? |
| 4 | ✓ | | Has WP been prepared for any unusual account balances? |
| 5 | ✓ | | Member contributions identified? |
| 6 | ✓ | | Deductibility considered? |
| 7 | | ✓ | Confirmed all DRP's etc recorded? |
| 8 | ✓ | | Movement of NMV recorded for all investments? |
| 9 | ✓ | | Are accounting and audit fees reconciled? |
| 10 | ✓ | | Have you checked client ICA/IT accounts and GIC on portal? |
| 11 | ✓ | | Expenses paid by members recorded? |
| 12 | ✓ | | Tax journals entered/allocated? |

Balance Sheet

| | | | |
|----|---|--|--|
| 13 | ✓ | | Bank Reconciliations Completed? |
| 14 | ✓ | | Has WP been prepared for ALL Balance Sheet account balances with activity? |
| 15 | ✓ | | Holding statements sighted and correct for all investments? |

ITR

| | | | |
|----|---|---|---|
| 16 | | ✓ | Tax Reconciliation Items Identified? |
| 17 | | ✓ | Carried forward tax and capital losses applied? |
| 18 | ✓ | | Have PAYG, Franking credits etc been claimed? |
| 19 | ✓ | | Is the completed ITR free of errors? |
| 20 | ✓ | | Have you completed the collation instructions? |

Pre-Manager Review Check

| | Y/N | N/A | Comments |
|----|-----|-----|---|
| 21 | ✓ | | Are client query responses documented in WPs & Checklist updated for next year? |
| 22 | ✓ | | Have you documented points to be carried forward for next year? |
| 23 | ✓ | | Have you prepared all notes, minutes, agreements, resolutions (if required)? |
| 24 | | ✓ | Has Points of Review/Notes for Next Year been prepared (ref B) |
| 25 | ✓ | | Has a cover letter and required minutes been prepared? |
| 26 | ✓ | | Have all material findings been communicated in cover letter? |
| 27 | ✓ | | Any items that need to be addressed re current record keeping/bookkeeping? |
| 28 | | ✓ | Have you contributed at least one Value Add Idea? |
| 29 | ✓ | | Have you updated all Dropbox file names to correct conventions for all clients? |
| 30 | ✓ | | Have you updated the job description? |

Additional SMSF Matters

| | Y/N | N/A | Comments |
|----|-----|-----|---|
| 31 | ✓ | | Ensure Contribution do not exceed contribution caps |
| 32 | | ✓ | Are benefits paid over the minimum amount requirements? |
| 33 | ✓ | | Have all audit/compliance issues been addressed? |
| 34 | ✓ | | Have all required annual minutes been prepared? |
| 35 | ✓ | | Have additional minutes been prepared for all material/unusual events? |
| 36 | ✓ | | Has Investment Strategy been prepared/updated/copy reprinted? |
| 37 | ✓ | | Are trustee details correct in F/S and ITR? |
| 38 | ✓ | | Are Binding Death Nominations required (need updating every 3 years) |
| 39 | ✓ | | Have Trustee's minuted their consideration of taking out life insurance (2013 FY Onwards) |
| 40 | ✓ | | Has Payment Slip been attached? |
| 41 | | ✓ | Does the client have to pass the work test to contribute to super? |
| 42 | ✓ | | Was the fund maintained solely for retirement or retirement related purposes? |
| 43 | | ✓ | Did the Fund loan monies or give financial assistance to members or relatives? |
| 44 | | ✓ | Did the Fund purchase asset from related parties? |
| 45 | ✓ | | Has the appropriate reserving strategy documentation been prepared? |
| 46 | | ✓ | Do you need to prepare a Request to Adjust Concessional Contributions form in Class? |
| 47 | | ✓ | Did the Fund borrow monies during the year? |
| 48 | ✓ | | Do you need to include a Title Search? |
| 49 | | ✓ | If a member has a pension, and they or spouse had money in accumulation mode, do you need an actuarial certificate? |
| 50 | ✓ | | Does the fund have any investments that need a 'Third party not related' minute? |
| 51 | ✓ | | Do you have a rental statement or market value rent valuation if there is a rental? |
| 52 | | ✓ | Has the superfund sold a property during the year? If Yes, has bare trust company been deregistered? |
| 53 | ✓ | | Have you checked the exceptions report? |

Pre - Audit Check

| | Y/N | N/A | Comments |
|----|-----|-----|---|
| 53 | ✓ | | Is there a SIGNED engagement letter on file? |
| 54 | ✓ | | Have you checked to ensure Financial Statements Audit Reports are correct? |
| 55 | ✓ | | WPs to include 3rd party confirmations of insurance premiums |
| 56 | | ✓ | WPs to include copies of evidence of existence and valuation of all assets @ 30June |
| 57 | | ✓ | WPs to include in Audit Pack full Hub 24 Annual Tax Statement and Cash account transactions |
| 58 | ✓ | | Copy of original bank statements showing account owner in WPs to verify ownership by SF |
| 59 | | ✓ | Evidence of 'Deduction for personal super contributions' approved ATO form |
| 60 | ✓ | | Do we have a current ASIC statement for the Corporate trustee of the SMSF? |

Prepared by: MA Initials: _____ Date: 14/12/2023
 Reviewed by: _____ Initials: _____ Date: _____

Value Add Ideas:

- | | | | |
|---|-------------------------------|----|--|
| 1 | Taxation planning | 9 | Assistance in Refinancing |
| 2 | Benchmarking | 10 | Improved bookkeeping/tax compliance |
| 3 | Super co-contribution | 11 | Automation of account procedures |
| 4 | Salary sacrificing | 12 | Risk & general Insurance needs |
| 5 | Government Grants/Rebates | 13 | Superannuation/retirement issues |
| 6 | Cash Flow/Budget preparation | 14 | Investment planning/review |
| 7 | Management Assistance/reviews | 15 | Indirect taxes (eg. FBT, Payroll Tax, GST) |
| 8 | Asset Protection | 16 | Business Succession Issues |

Saltair Super Fund

Detailed Trial Balance as at 30 June 2023

| Prior Year | | Description | Current Year | |
|----------------|-----------|--|--------------|--------------|
| Debits | Credits | | Debits | Credits |
| INCOME | | | | |
| | | Rollovers In | | |
| - | 15,300.00 | Ms Tracey Carbis | - | - |
| | | Contributions - Employer | | |
| - | 21,956.40 | I1 Mr David Radcliffe | - | 33,043.60 ✓ |
| - | 15,418.16 | I2 Ms Tracey Carbis | - | 39,582.00 ✓ |
| | | Contributions - Member - Personal | | |
| | | Non-Concessional | | |
| - | - | I3 Ms Tracey Carbis | - | 583.19 ✓ |
| | | Increase in Market Value - Direct Property | | |
| 39,126.00 | - | I4 53 Erbacher Road, Nambour, QLD 4560 | - | 123,990.94 ✓ |
| | | Interest - Cash At Bank | | |
| - | 74.58 | I5 NAB Interest a/c 731064470 | - | 907.77 ✓ |
| - | 7.36 | I6 NAB Working a/c 731117384 | - | 20.03 ✓ |
| | | Interest - Managed Investments | | |
| - | - | I7 Vanguard Investment a/c 18767335 | - | 265.51 ✓ |
| | | Rent - Direct Property | | |
| - | 20,598.51 | I8 53 Erbacher Road, Nambour, QLD 4560 | - | 33,138.89 ✓ |
| - | 1.99 | ATO Interest Payments | - | - |
| - | 1,557.14 | Fee Refund | - | - |
| EXPENSE | | | | |
| | | Rollovers Out | | |
| 15,300.00 | - | Mr David Radcliffe | - | - |
| 3,829.60 | - | E1 Accountancy Fee | 3,788.59 ✓ | - |
| 320.00 | - | E2 Audit Insurance | 320.00 ✓ | - |
| | | Bank Fees - Cash At Bank | | |
| 35.00 | - | NAB Working a/c 731117384 | - | - |
| | | Bank Fees - Limited Recourse Borrowing | | |
| | | Arrangement | | |
| 1,105.04 | - | NAB Tailored Home Loan a/c 24-624-4603 | - | - |
| 576.70 | - | St. George Home Loan a/c 55-4394-005 | - | - |
| | | Depreciation - Capital Allowances - Direct | | |
| | | Property | | |
| - | - | E3 53 Erbacher Road, Nambour, QLD 4560 | 8,577.00 ✓ | - |
| 332.00 | - | E4 Filing Fees | 349.00 ✓ | - |
| 665.60 | - | Legal Fee | - | - |
| | | Property Expenses - Agents Management | | |
| | | Fee - Direct Property | | |
| 1,333.21 | - | E5 53 Erbacher Road, Nambour, QLD 4560 | 2,640.00 ✓ | - |
| | | Property Expenses - Cleaning - Direct | | |
| | | Property | | |
| - | - | E6 53 Erbacher Road, Nambour, QLD 4560 | 120.00 ✓ | - |
| | | Property Expenses - Council Rates - Direct | | |
| | | Property | | |
| 2,524.40 | - | E7 53 Erbacher Road, Nambour, QLD 4560 | 2,696.01 ✓ | - |
| | | Property Expenses - Electricity - Direct | | |
| | | Property | | |
| 44.43 | - | E8 53 Erbacher Road, Nambour, QLD 4560 | 153.75 ✓ | - |
| | | Property Expenses - Garden and Lawn - | | |

Saltair Super Fund

Detailed Trial Balance as at 30 June 2023

| Prior Year | | Description | Current Year | |
|------------|------------|---|--------------|-------------|
| Debits | Credits | | Debits | Credits |
| - | - | Direct Property E9 53 Erbacher Road, Nambour, QLD 4560 | 169.99 ✓ | - |
| 1,130.24 | - | Property Expenses - Insurance Premium - Direct Property E10 53 Erbacher Road, Nambour, QLD 4560 | 1,401.46 ✓ | - |
| 342.72 | - | Property Expenses - Interest Paid - Direct Property 16 Tommys Court Buderim | - | - |
| 121.44 | - | 53 Erbacher Road, Nambour, QLD 4560 | - | - |
| - | - | Property Expenses - Low Cost Assets - Direct Property E11 53 Erbacher Road, Nambour, QLD 4560 | 515.76 ✓ | - |
| 798.23 | - | Property Expenses - Repairs Maintenance - Direct Property 53 Erbacher Road, Nambour, QLD 4560 | - | - |
| - | - | Property Expenses - Sundry Expenses - Direct Property E12 53 Erbacher Road, Nambour, QLD 4560 | 1,218.00 ✓ | - |
| 1,664.99 | - | Property Expenses - Water Rates - Direct Property E13 53 Erbacher Road, Nambour, QLD 4560 | 1,675.65 ✓ | - |
| 259.00 | - | SMSF Supervisory Levy | 259.00 | - |
| 6,679.67 | - | INCOME TAX Income Tax Expense | 11,845.96 | - |
| - | 1,274.13 | PROFIT & LOSS CLEARING ACCOUNT Profit & Loss Clearing Account | 195,801.76 | - |
| 420,000.00 | - | ASSETS Direct Property A1 53 Erbacher Road, Nambour, QLD 4560 | 850,000.00 ✓ | - |
| - | - | Managed Investments A2 Vanguard Investment a/c 18767335 | 40,265.51 ✓ | - |
| 357,606.04 | - | Cash At Bank A3 NAB Interest a/c 731064470 | 90,146.80 ✓ | - |
| 2,278.09 | - | A4 NAB Working a/c 731117384 | 3,576.55 ✓ | - |
| 1.99 | - | Sundry Assets A5 ATO ITA Account | - | - |
| - | - | Prepaid Contribution Tax A6 Mr David Radcliffe | 258.29 ✓ | - |
| - | 5,266.95 | LIABILITIES L1 Provision for Income Tax | - | 12,104.25 ✓ |
| - | - | L2 Mr David Radcliffe | - | 1,721.97 ✓ |
| - | 397,146.69 | MEMBER ENTITLEMENTS Mr David Radcliffe Accumulation | - | 493,273.05 |
| - | 377,472.48 | Ms Tracey Carbis Accumulation | - | 477,147.88 |

Saltair Super Fund
Detailed Trial Balance as at 30 June 2023

| Prior Year | | Description | Current Year | | |
|------------|------------|-------------|--------------|--------------|--------------|
| Debits | Credits | | Debits | Credits | |
| 856,074.39 | 856,074.39 | | | 1,215,779.08 | 1,215,779.08 |

Saltair Super Fund
Statement of Taxable Income
For the Period from 1 July 2022 to 30 June 2023

| Description | Tax Return Ref. | Amount |
|---|-----------------------|-------------------|
| Income | | |
| Section B | | |
| Total Gross Rent and Other Leasing & Hiring Income | B | 33,138.00 |
| Total Gross Interest | C | 1,193.00 |
| Total Assessable Employer Contributions | R1 | 73,208.00 |
| Total Assessable Personal Contributions | R2 | 1,139.00 |
| Total Assessable Contributions | R | 74,347.00 |
| Total Assessable Income | | 108,678.00 |
| Deductions | | |
| Section C | | |
| Total Capital Works Deductions | D | 4,100.00 |
| Total Deduction for Decline in Value of Depreciating Assets | E | 8,577.00 |
| Total Investment Expenses | I | 10,590.00 |
| Total Management and Administration Expenses | J | 4,457.00 |
| Total Other Deductions | L | 259.00 |
| Total Deductions | | 27,983.00 |
| Taxable Income or Loss | (V - N) O | 80,695.00 |
| Income Tax Calculation Statement | | |
| Section D | | |
| Gross Tax | | |
| Gross Tax @ 15% for Concessional Income | 30 Jun 2023 T1 | 12,104.25 |
| Total Gross Tax | | 12,104.25 |
| Rebates and Offsets | C | 0.00 |
| SUBTOTAL | | 12,104.25 |
| Total Eligible Credits | | 0.00 |
| Net Tax Payable | | 12,104.25 |
| Total Supervisory Levy | L | 259.00 |
| Total Amount Due / (Refundable) | | 12,363.25 |

pls note: max cap per ATO for Dave and Tracey is 33,043.60 and 39,582 respectively

Transactions: Employer - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

Employer

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|--------------------------|------------|--|-------|--------------|--------------|----------|
| Mr David Radcliffe | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 | \$ 0.00 | Cr |
| | 01/07/2022 | June Qtr Super RADCLIFFE FAMILY 045801 | \$ | 1,969.20 | \$ 1,969.20 | Cr |
| | 05/10/2022 | Sept Qtr Super RADCLIFFE FAMILY 045801 | \$ | 3,231.27 | \$ 5,200.47 | Cr |
| | 28/10/2022 | Super catchup RADCLIFFE FAMILY 045801 - \$18.20 underpaid | \$ | 1,969.20 | \$ 7,169.67 | Cr |
| | 03/01/2023 | End Dec qtr contriRADCLIFFE FAMILY 045801 | \$ | 2,067.66 | \$ 9,237.33 | Cr |
| | 03/04/2023 | End Mar qtr contriRADCLIFFE FAMILY 045801 | \$ | 3,373.40 | \$ 12,610.73 | Cr |
| | 31/05/2023 | Tracey Empl contriRADCLIFFE FAMILY 045801 | \$ | 7,363.15 | \$ 19,973.88 | Cr |
| | 31/05/2023 | Tracey Empl contriRADCLIFFE FAMILY 045801 | \$ | 1,152.26 | \$ 21,126.14 | Cr |
| | 01/06/2023 | David Empl contribRADCLIFFE FAMILY 045801 | \$ | 11,917.46 | \$ 33,043.60 | Cr |
| Total Mr David Radcliffe | | \$ | 0.00 | \$ 33,043.60 | \$ 33,043.60 | Cr |
| Ms Tracey Carbis | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 | \$ 0.00 | Cr |
| | 01/07/2022 | June Qtr Super RADCLIFFE FAMILY 045801 | \$ | 4,674.40 | \$ 4,674.40 | Cr |
| | 05/10/2022 | Sept Qtr Super RADCLIFFE FAMILY 045801 | \$ | 2,100.00 | \$ 6,774.40 | Cr |
| | 28/10/2022 | Super catchup RADCLIFFE FAMILY 045801 - \$18.20 underpaid | \$ | 4,656.20 | \$ 11,430.60 | Cr |
| | 03/01/2023 | End Dec qtr contriRADCLIFFE FAMILY 045801 | \$ | 3,150.00 | \$ 14,580.60 | Cr |
| | 03/04/2023 | End Mar qtr contriRADCLIFFE FAMILY 045801 | \$ | 2,100.00 | \$ 16,680.60 | Cr |
| | 31/05/2023 | Tracey Empl contriRADCLIFFE FAMILY 045801 | \$ | 22,331.69 | \$ 39,012.29 | Cr |
| | 31/05/2023 | Tracey Empl contriRADCLIFFE FAMILY 045801 | \$ | 569.71 | \$ 39,582.00 | Cr |
| Total Ms Tracey Carbis | | \$ | 0.00 | \$ 39,582.00 | \$ 39,582.00 | Cr |
| Total Employer | | \$ | 0.00 | \$ 72,625.60 | \$ 72,625.60 | Cr |

Transactions: Ms Tracey Carbis - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

Ms Tracey Carbis

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|------------------------|------------|---|---------|-----------|-----------|----------|
| Ms Tracey Carbis | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 \$ | 0.00 Cr | |
| | 31/05/2023 | Tracey Empl contriRADCLIFFE FAMILY 045801 | \$ | 0.65 \$ | 0.65 Cr | |
| | 31/05/2023 | Tracey Empl contriRADCLIFFE FAMILY 045801 | \$ | 582.54 \$ | 583.19 Cr | |
| Total Ms Tracey Carbis | | \$ | 0.00 \$ | 583.19 \$ | 583.19 Cr | |
| Total Ms Tracey Carbis | | \$ | 0.00 \$ | 583.19 \$ | 583.19 Cr | |

Saltair Super Fund
Investment Revaluation as at 30 June 2023

| Investment | Price Date | Market Price | Quantity | Market Value | Change in Market Value |
|--|---------------|-----------------|----------|-------------------|---------------------------|
| Property Direct Market | | | | | |
| RP53ERBACHER 53 Erbacher Road, Nambour, QLD 4560 | 30 Jun 2023 | 850,000.00000 | 1.00000 | 850,000.00 | 123,990.94 |
| Property Direct Market Total | | | | 850,000.00 | 123,990.94 |
| Wrap/Platform Market | | | | | |
| VAN001 Vanguard Investment a/c 18767335 | | | 1.00000 | 40,265.51 | 0.00 |
| Wrap/Platform Market Total | | | | 40,265.51 | 0.00 |
| Fund Total | | | | 890,265.51 | 123,990.94 |

Transactions: Cash At Bank - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

Cash At Bank

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|----------------------------|----------------------------------|-----------------|---------|-----------|-----------|----------|
| NAB Interest a/c 731064470 | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 \$ | 0.00 Cr | |
| | 29/07/2022 | Credit interest | \$ | 65.64 \$ | 65.64 Cr | |
| | 31/08/2022 | Credit interest | \$ | 113.34 \$ | 178.98 Cr | |
| | 30/09/2022 | Credit interest | \$ | 128.94 \$ | 307.92 Cr | |
| | 31/10/2022 | Credit interest | \$ | 109.74 \$ | 417.66 Cr | |
| | 30/11/2022 | Credit interest | \$ | 99.82 \$ | 517.48 Cr | |
| | 30/12/2022 | Credit interest | \$ | 49.45 \$ | 566.93 Cr | |
| | 31/01/2023 | Credit interest | \$ | 53.42 \$ | 620.35 Cr | |
| | 28/02/2023 | Credit interest | \$ | 56.76 \$ | 677.11 Cr | |
| | 31/03/2023 | Credit interest | \$ | 47.09 \$ | 724.20 Cr | |
| | 28/04/2023 | Credit interest | \$ | 38.47 \$ | 762.67 Cr | |
| | 31/05/2023 | Credit interest | \$ | 54.92 \$ | 817.59 Cr | |
| | 30/06/2023 | Credit interest | \$ | 90.18 \$ | 907.77 Cr | |
| | Total NAB Interest a/c 731064470 | \$ | 0.00 \$ | 907.77 \$ | 907.77 Cr | |
| NAB Working a/c 731117384 | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 \$ | 0.00 Cr | |
| | 29/07/2022 | Credit interest | \$ | 0.56 \$ | 0.56 Cr | |
| | 31/08/2022 | Credit interest | \$ | 0.57 \$ | 1.13 Cr | |
| | 30/09/2022 | Credit interest | \$ | 0.66 \$ | 1.79 Cr | |
| | 31/10/2022 | Credit interest | \$ | 3.12 \$ | 4.91 Cr | |
| | 30/11/2022 | Credit interest | \$ | 0.86 \$ | 5.77 Cr | |
| | 30/12/2022 | Credit interest | \$ | 0.91 \$ | 6.68 Cr | |
| | 31/01/2023 | Credit interest | \$ | 2.46 \$ | 9.14 Cr | |
| | 28/02/2023 | Credit interest | \$ | 0.78 \$ | 9.92 Cr | |
| | 31/03/2023 | Credit interest | \$ | 1.79 \$ | 11.71 Cr | |
| | 28/04/2023 | Credit interest | \$ | 2.58 \$ | 14.29 Cr | |
| | 31/05/2023 | Credit interest | \$ | 1.29 \$ | 15.58 Cr | |
| | 30/06/2023 | Credit interest | \$ | 4.45 \$ | 20.03 Cr | |
| | Total NAB Working a/c 731117384 | \$ | 0.00 \$ | 20.03 \$ | 20.03 Cr | |
| | Total Cash At Bank | \$ | 0.00 \$ | 927.80 \$ | 927.80 Cr | |

SALTAIR SUPER FUND
 TRACEY CARBIS 25 MONTGOMERY CRESCENT
 GOLDEN BEACH QLD 4551

Vanguard Personal Investor Annual Tax Report

1 July 2022 to 30 June 2023

Investor name: SALTAIR SUPER FUND
 Account number: 18767335
 Tax file number status: Supplied
 Account type: Smsf

The tax guide reference items are valid for Australian tax resident individual investors only.

Income

Australian income (non-primary production)

| Interest | Amount | Tax guide reference |
|------------------------|-----------------|---------------------|
| Interest income | \$265.51 | 10L |
| Interest income | \$265.51 | |

| Dividends | Amount | Tax guide reference |
|--|---------------|---------------------|
| Unfranked amount | \$0.00 | 11S |
| Franked amount (not inclusive of franking credits) | \$0.00 | 11T |
| Australian dividend franking credits | \$0.00 | 11U |
| Gross dividend income | \$0.00 | |

Contact us



Log in to Vanguard Online
vanguard.com.au/personal

Account number: 18767335

| Trust distributions | Amount | Tax guide reference |
|--|---------------|---------------------|
| Franked amount (inclusive of franking credits) | \$0.00 | 13C |
| Unfranked amount | \$0.00 | 13U |
| Interest income | \$0.00 | 13U |
| Other income | \$0.00 | 13U |
| Other income - CBMI | \$0.00 | 13U |
| Other income excl. NCMI | \$0.00 | 13U |
| Other income - NCMI | \$0.00 | 13U |
| Other deductions (relating to trust distributions) | \$0.00 | 13Y |
| Gross trust distribution income | \$0.00 | |

Australian income (primary production)

| Trust distributions | Amount | Tax guide reference |
|---|---------------|---------------------|
| PP Other income excl. NCMI | \$0.00 | 13L |
| PP Other income - NCMI | \$0.00 | 13L |
| PP Other deductions (relating to trust distributions) | \$0.00 | 13L |
| Gross trust distribution income | \$0.00 | |

Foreign income

| Dividends | Amount | Tax guide reference |
|--|---------------|---------------------|
| Foreign source div. income (including tax offsets) | \$0.00 | 20M + 20E |
| Australian franking credits from a NZ company | \$0.00 | 20F |
| Trust distributions | Amount | Tax guide reference |
| Assessable foreign income (including tax offsets) | \$0.00 | 20M + 20E |
| Attributable income CFC | \$0.00 | 19K |
| Non-taxable income | \$0.00 | N/A |
| Gross foreign income | \$0.00 | |

Other income

| | Amount | Tax guide reference |
|------------------------------------|--------|-------------------------|
| Disposal of traditional securities | \$0.00 | 24Y(gains)/ D15(losses) |

Account number: 18767335

| | Amount | Tax guide reference |
|---------------------------|---------------|-------------------------|
| Other assessable income | \$0.00 | 24Y |
| FX gains / losses | \$0.00 | 24Y(gains)/ D15(losses) |
| Management fee rebate | \$0.00 | N/A |
| Gross other income | \$0.00 | |

| | | |
|---------------------------|-----------------|--|
| Total gross income | \$265.51 | |
|---------------------------|-----------------|--|

Tax offsets

| Tax offsets | Amount | Tax guide reference |
|--|---------------|---------------------|
| Australian dividend franking credits | \$0.00 | 11U |
| Foreign dividend tax offsets | \$0.00 | 200 |
| Trust franking credits | \$0.00 | 13Q |
| Trust foreign income tax offsets | \$0.00 | 200 |
| Foreign cgt discounted tax offset | \$0.00 | 200 |
| Foreign cgt other tax offset | \$0.00 | 200 |
| Foreign cgt indexed tax offset | \$0.00 | 200 |
| Australian franking credits from a NZ company | \$0.00 | 20F |
| Early stage venture capital LP offsets | \$0.00 | T7K |
| Early stage investor offsets | \$0.00 | T8L |
| Other refundable tax offsets exploration credits | \$0.00 | T9P |
| Total tax offsets | \$0.00 | |

| | | |
|----------------------------------|-----------------|--|
| Total net income received | \$265.51 | |
|----------------------------------|-----------------|--|

Deductions

| Fees and expenses | Amount | Tax guide reference |
|-------------------|---------------|---------------------|
| Account Fee | \$0.00 | N/A |
| Brokerage | \$0.00 | N/A |
| Other fees | \$0.00 | N/A |
| Total fees | \$0.00 | |

Account number: 18767335

| Tax withheld | Amount | Tax guide reference |
|---|---------------|---------------------|
| TFN withholding tax from gross interest | \$0.00 | 10M |
| TFN withholding tax from dividends | \$0.00 | 11V |
| TFN withholding tax from distributions | \$0.00 | 13R |
| Non-resident withholding tax | \$0.00 | 13A |
| Total withholding tax | \$0.00 | |

| Other deductions | Amount | Tax guide reference |
|--------------------------------------|---------------|---------------------|
| LIC capital gain amount ¹ | \$0.00 | D8 |
| Total other deductions | \$0.00 | |

¹This amount relates to dividends received from a Listed Investment Company (LIC) which are attributable to LIC capital gains. Individuals, trusts or partnerships are entitled to a deduction of 50% and complying superannuation funds a deduction of 33.3 % of the LIC capital gain dividend. We recommend that you seek professional tax advice to assist you in completing your tax return.

Capital gains / (losses)

| Capital gains from trust distributions | Amount | Tax guide reference |
|---|--------|---------------------|
| Discounted capital gains TAP | \$0.00 | 18 |
| Discounted capital gains TAP - CBMI | \$0.00 | 18 |
| Discounted capital gains TAP excluding NCMI | \$0.00 | 18 |
| Discounted capital gains TAP - NCMI | \$0.00 | 18 |
| Discounted capital gains non-TAP | \$0.00 | 18 |
| Foreign capital gains - Discounted method | \$0.00 | 18 |
| Foreign cgt discounted tax offset | \$0.00 | 18 |
| CGT concession | \$0.00 | 18 |
| CGT concession - CBMI | \$0.00 | 18 |
| CGT concession excluding NCMI | \$0.00 | 18 |
| CGT concession - NCMI | \$0.00 | 18 |
| Foreign capital gains - Concessional method | \$0.00 | 18 |
| Index capital gains TAP | \$0.00 | 18 |
| Index capital gains non-TAP | \$0.00 | 18 |
| Foreign capital gains - Indexation Method | \$0.00 | 18 |
| Foreign cgt indexed tax offset | \$0.00 | 18 |

Account number: 18767335

| Capital gains from trust distributions | Amount | Tax guide reference |
|---|---------------|----------------------------|
| Other capital gains TAP | \$0.00 | 18 |
| Other capital gains TAP - CBMI | \$0.00 | 18 |
| Other capital gains TAP excluding NCMI | \$0.00 | 18 |
| Other capital gains TAP - NCMI | \$0.00 | 18 |
| Other capital gains non-TAP | \$0.00 | 18 |
| Foreign capital gains - Other | \$0.00 | 18 |
| Foreign cgt other tax offset | \$0.00 | 18 |
| Capital gains / (losses) from disposal of assets | Amount | Tax guide reference |
| Discounted capital gains | \$0.00 | 18 |
| CGT concession | \$0.00 | 18 |
| Index capital gains | \$0.00 | 18 |
| Other capital gains | \$0.00 | 18 |
| Capital loss ² | \$0.00 | 18 |
| Total current year capital gains | \$0.00 | 18H |
| Net capital gain³ | \$0.00 | 18A |
| Net capital losses carried forward | \$0.00 | 18V |

²Capital loss is the current year capital loss from disposal of assets, prior to the offset of any capital gains.

³Where there are capital losses, these losses have been firstly offset against other capital gains, then index capital gains then lastly against the gross up discounted capital gains.

Account number: 18767335

Non-assessable income

| | Amount | Tax guide reference |
|------------------------------------|---------------|---------------------|
| Return of capital | \$0.00 | N/A |
| Tax free income | \$0.00 | N/A |
| Tax deferred income | \$0.00 | N/A |
| Tax exempt income | \$0.00 | N/A |
| Non-assessable non-exempt income | \$0.00 | N/A |
| Total non-assessable income | \$0.00 | |

| AMIT cost base net amount | Amount | Tax guide reference |
|----------------------------------|--------|---------------------|
| - Excess (reduce cost base) | \$0.00 | N/A |
| - Shortfall (increase cost base) | \$0.00 | N/A |

Income & Expenditure Summary

Mr David Radcliffe
25 Montgomery Crescent
Golden Beach QLD 4551

total mgt fee=1320+1320=\$2,640 ✓
total sundry=114+114=\$228

Date 1/07/2022 to 30/06/2023

From Statement: 165 (23/04/2022)
To Statement: 179 (20/06/2023)

Saltair Super Fund 1/53 Erbacher (ID: 138)

| | Debit | Credit | Total |
|---------------------|-------|--------|--------|
| Opening Balance | | | \$0.00 |
| Owner Contributions | | | \$0.00 |

per lease =550/wk x 30wks=\$16,500

9/12/22-30/6/23 is 29wks however rent in advance due on 30/06/23 therefore add 1 more week rent received

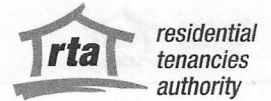
| Residential Properties | | | |
|---------------------------------------|-------------------|--------------------|--------------------------------------|
| 1/53 Erbacher Road, Nambour, QLD 4560 | | | |
| Property Income | | | |
| Residential Rent | \$0.00 | \$16,500.00 | \$16,500.00 |
| Water Rates | \$0.00 | \$138.89 | \$138.89 |
| | \$0.00 | \$16,638.89 | \$16,638.89 |
| | | | (GST Total: \$0.00) |
| Property Expenses | | | |
| Fire Protection | \$103.64 | \$0.00 | \$103.64 |
| + GST | \$10.36 | \$0.00 | \$10.36 |
| Residential Management Fee | \$1,200.00 | \$0.00 | \$1,200.00 |
| + GST | \$120.00 | \$0.00 | \$120.00 |
| | \$1,434.00 | \$0.00 | \$1,434.00 |
| | | | (GST Total: \$130.36) |
| | | | PROPERTY BALANCE: \$15,204.89 |
| | | | (GST Balance: -\$130.36) |

| Ownership Summary | | | |
|-------------------|--------|--------|---------------------|
| Owner Income | | | |
| | \$0.00 | \$0.00 | \$0.00 |
| | | | (GST Total: \$0.00) |
| Owner Expenses | | | |
| | \$0.00 | \$0.00 | \$0.00 |
| | | | (GST Total: \$0.00) |

Report shows all transactions reported on statements created within reporting period.

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008

**Part 1 Tenancy details****Item 1 1.1 Lessor**

Name/trading name SALTAIR - c/- 4551 Property Group

Address

c/- 25 Montgomery Crescent

Golden Beach

Qld

Postcode 4551

1.2 Phone

Mobile

Email

0407 780 500

david@4551propertygroup.com.au

Item 2 2.1 Tenant/s

Tenant 1 Full name/s Ariel Jay CATARINA dob: 09/11/1993

Phone 0458 763 235

Email ajcatarina@outlook.com

Tenant 2 Full name/s Jhera Jane CATARINA dob: 18/10/1994

Phone 0488 341 309

Email jheraonline@gmail.com

Tenant 3 Full name/s

Phone

Email

2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list**Item 3 3.1 Agent** If applicable. See clause 43

Full name/trading name 4551 Property Group Pty Ltd ATF Radcliffe Family Trust t/a 4551 Property Group

Address

PO Box 352

Golden Beach

QLD

Postcode 4551

3.2 Phone

Mobile

Email

0407 780 500

david@4551propertygroup.com.au

Item 4 Notices may be given to

(Indicate if the email is different from item 1, 2 or 3 above)

4.1 LessorEmail Yes No Facsimile Yes No **4.2 Tenant/s**Email Yes No as aboveFacsimile Yes No **4.3 Agent**Email Yes No as aboveFacsimile Yes No **Item 5 5.1 Address of the rental premises**

Unit 1, 53 Erbacher Road

Nambour

Qld

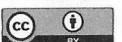
Postcode 4560

5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary

As per original Entry Condition Report

5.3 Details of current repair orders for the rental premises or inclusions**Item 6 6.1 The term of the agreement is** fixed term agreement periodic agreement**6.2 Starting on** 09 / 12 / 2022**6.3 Ending on** 09 / 06 / 2023

Fixed term agreements only. For continuation of tenancy agreement, see clause 6



Residential tenancy agreement (Form 18a)
Residential Tenancies and Rooming Accommodation Act 2008



Item 7 Rent \$ 550.00 per week fortnight month See clause 8(1)

Item 8 Rent must be paid on the Due day of each Week
Insert day. See clause 8(2) Insert week, fortnight or month

Item 9 Method of rent payment Insert the way the rent must be paid. See clause 8(3)
Direct debit, Cash or deduction from pay/pension/or other benefits

Details for direct credit

BSB no. 638 250 Bank/building society/credit union Heritage Bank
Account no. 1445 7245 Account name 4551 Property Group Pty Ltd
Payment reference 153Erbacher

Item 10 Place of rent payment Insert where the rent must be paid. See clause 8(4) to 8(6)
 Bank or Real Estate Agency

Item 11 Rental bond amount \$ 2,200.00 See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16

Electricity Yes No Any other service that a tenant must pay Yes No
Gas Yes No Type Water - usage only See special terms (page 8)
Phone Yes No

12.2 Is the tenant to pay for water supplied to the premises See clause 17

Yes No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)

Electricity 100% Any other service stated in item 12.1 100%
Gas 100% See special terms (page 8)
Phone 100%

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)

Electricity Direct to Supplier
Gas Direct to Supplier
Phone Direct to Supplier
Any other service stated in item 12.1 Water usage to be invoiced by Agent - 30 days to pay upon date of invoice
See special terms (page 8)

Item 15 Number of persons allowed to reside at the premises 2 See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant? Yes No
See clause 22

16.2 Has the tenant been given a copy of the relevant by-laws See clause 22 Yes No

Item 17 The type and number of pets approved by the lessor to be kept at the premises See clauses 33A to 33D

Type Number Type Number

Item 18 18.1 Name and telephone number of the lessor's nominated repairer for each of the following repairs

Electrical repairs Sunset Electrical Phone 0412 818 807
Plumbing repairs Qld Plumbing Maintenance Phone 0447 583 706
Other Smoke Alarm Integrity Phone 1300 974 615

Are the nominated repairers the tenant's first point of contact for notifying the need for emergency repairs? See clause 31(4)

Yes
 No - please provide lessor contact details below

Name David Radcliffe Phone 0407 780 500



Part 3 Special terms Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)

Refer to attached special terms approved by the Real Estate Institute of Queensland.

Refer Annexure "A"

Names of Approved Occupants:

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. **Do not send to the RTA - give this form to the tenant/s. keep a copy for your records.**

Signature of lessor/agent

Name/trading name

4551 PROPERTY GROUP.

Signature

DocuSigned by:
David Radcliffe
339C57F6305F466...

Date / /
5/12/2022

Signature of tenant 1

Print name

Ariel Jay CATARINA dob: 09/11/1993

Signature

DocuSigned by:
Ariel Jay
CC850DC6105849D...

Date / /
5/12/2022

Signature of tenant 2

Print name

Jhera Jane CATARINA dob: 18/10/1994

Signature

DocuSigned by:
Jhera Jane
454A0507A3F049A...

Date / /
5/12/2022

Signature of tenant 3

Print name

Signature

Date / /

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008

**Part 1 Tenancy details**

| | |
|--|---|
| Item 1 | 1.1 Lessor |
| | Name/trading name Saltair - c/- 4551 Property Group |
| Address | |
| c/- 25 Montgomery Crescent | |
| Golden Beach Qld Postcode 4551 | |
| 1.2 | Phone Mobile Email |
| | 0407 780 500 david@4551propertygroup.com.au |

| | |
|---------------|---|
| Item 2 | 2.1 Tenant/s |
| | Tenant 1 Full name/s Ariel Jay CATARINA dob: 09/11/1993 |
| | Phone 0458 763 235 Email ajcatarina@outlook.com |
| | Tenant 2 Full name/s Jhera Jane CATARINA dob: 18/10/1994 |
| | Phone 0488 341 309 Email jheraonline@gmail.com |
| | Tenant 3 Full name/s |
| Phone | Email |

2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list

| | |
|--|---|
| Item 3 | 3.1 Agent If applicable. See clause 43 |
| | Full name/trading name 4551 Property Group Pty Ltd ATF Radcliffe Family Trust t/a 4551 Property Group |
| | Address |
| PO Box 352 | |
| Golden Beach QLD Postcode 4551 | |
| 3.2 | Phone Mobile Email |
| | 0407780500 0407780500 david@4551propertygroup.com.au |

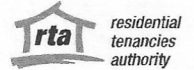
| | |
|---|---|
| Item 4 | Notices may be given to (Indicate if the email is different from item 1, 2 or 3 above) |
| | 4.1 Lessor |
| | Email Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| | 4.2 Tenant/s |
| Email Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> as above Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | |
| 4.3 Agent | |
| Email Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> as above Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | |

| | |
|---|---|
| Item 5 | 5.1 Address of the rental premises |
| | Unit 1, 53 Erbacher Road |
| | Nambour Qld Postcode 4560 |
| 5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary | |
| As per original Entry Condition Report | |
| 5.3 Details of current repair orders for the rental premises or inclusions | |
| | |

| | |
|---------------|---|
| Item 6 | 6.1 The term of the agreement is <input checked="" type="checkbox"/> fixed term agreement <input type="checkbox"/> periodic agreement |
| | 6.2 Starting on 10 / 06 / 2023 6.3 Ending on 10 / 06 / 2024 |

Fixed term agreements only. For continuation of tenancy agreement, see clause 6





Item 7 Rent \$ 550.00 per week fortnight month See clause 8(1)

Item 8 Rent must be paid on the Due day of each Week
Insert day. See clause 8(2) Insert week, fortnight or month

Item 9 Method of rent payment Insert the way the rent must be paid. See clause 8(3)
Direct debit, Cash or deduction from pay/pension/or other benefits

Details for direct credit

BSB no. 638 250 Bank/building society/credit union Heritage Bank
Account no. 1445 7245 Account name 4551 Property Group Pty Ltd
Payment reference 153Erbacher

Item 10 Place of rent payment Insert where the rent must be paid. See clause 8(4) to 8(6)
Bank or Real Estate Agency

Item 11 Rental bond amount \$ 2,200.00 See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16

Electricity Yes No Any other service that a tenant must pay Yes No
Gas Yes No Type Water - usage only See special terms (page 8)
Phone Yes No

12.2 Is the tenant to pay for water supplied to the premises See clause 17
 Yes No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)

Electricity 100% Any other service stated in item 12.1 100%
Gas 100% See special terms (page 8)
Phone 100%

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)

Electricity Direct to Supplier
Gas Direct to Supplier
Phone Direct to Supplier

Any other service stated in item 12.1 Water usage to be invoiced by Agent - 30 days to pay upon date of invoice
See special terms (page 8)

Item 15 Number of persons allowed to reside at the premises 2 See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant? Yes No
See clause 22

16.2 Has the tenant been given a copy of the relevant by-laws See clause 22 Yes No

Item 17 The type and number of pets approved by the lessor to be kept at the premises See clauses 33A to 33D

Type Number Type Number

Item 18 18.1 Name and telephone number of the lessor's nominated repairer for each of the following repairs

Electrical repairs Sunset Electrical Phone 0412 818 807
Plumbing repairs Qld Plumbing Maintenance Phone 0447 583 706
Other Smoke Alarm Integrity Phone 1300 974 615

Are the nominated repairers the tenant's first point of contact for notifying the need for emergency repairs? See clause 31(4)

Yes
 No - please provide lessor contact details below

Name David Radcliffe Phone 0407 780 500



Part 3 Special terms

Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)

Refer to attached special terms approved by the Real Estate Institute of Queensland.

Refer Annexure "A"

Names of Approved Occupants:

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. **Do not send to the RTA - give this form to the tenant/s. keep a copy for your records.**

Signature of lessor/agent

Name/trading name

Signature

DocuSigned by:
David Radcliffe
339C57F6305F466...

Date / /
5/4/2023

Signature of tenant 1

Print name

Ariel Jay CATARINA dob: 09/11/1993

Signature

DocuSigned by:
[Signature]
CC850DC6105849D...

Date / /
30/3/2023

Signature of tenant 2

Print name

Jhera Jane CATARINA dob: 18/10/1994

Signature

DocuSigned by:
[Signature]
454A0507A3F049A...

Date / /
30/3/2023

Signature of tenant 3

Print name

Signature

Date / /

Income & Expenditure Summary

Mr David Radcliffe
25 Montgomery Crescent
Golden Beach QLD 4551

Date 1/07/2022 to 30/06/2023

From Statement: 166 (23/04/2022)
To Statement: 190 (30/06/2023)

Saltair Super Fund 2/53 Erbacher (ID: 141)

| | Debit | Credit | Total |
|---------------------|-------|--------|--------|
| Opening Balance | | | \$0.00 |
| Owner Contributions | | | \$0.00 |

per lease =550/wk x 30wks=\$16,500

9/12/22-30/6/23 is 29wks however rent in advance due on 30/06/23 therefore add 1 more week rent received

Residential Properties

2/53 Erbacher Road, Nambour, QLD 4560

Property Income

| | | | |
|------------------|---------------|--------------------|---------------------|
| Residential Rent | \$0.00 | \$16,500.00 ✓ | \$16,500.00 |
| | \$0.00 | \$16,500.00 | \$16,500.00 |
| | | | (GST Total: \$0.00) |

Property Expenses

| | | | |
|----------------------------|----------------------------|---------------|-----------------------|
| Fire Protection | \$103.64 | \$0.00 | \$103.64 |
| + GST | sundry=114 \$10.36 | \$0.00 | \$10.36 |
| Residential Management Fee | mgt fee=1320 \$1,200.00 | \$0.00 | \$1,200.00 |
| + GST | \$120.00 | \$0.00 | \$120.00 |
| | \$1,434.00 | \$0.00 | \$1,434.00 |
| | | | (GST Total: \$130.36) |

PROPERTY BALANCE: \$15,066.00

(GST Balance: -\$130.36)

Ownership Summary

Owner Income

| | | | |
|--|--------|--------|---------------------|
| | \$0.00 | \$0.00 | \$0.00 |
| | | | (GST Total: \$0.00) |

Owner Expenses

| | | | |
|--|--------|--------|---------------------|
| | \$0.00 | \$0.00 | \$0.00 |
| | | | (GST Total: \$0.00) |

Owner Payments

Report shows all transactions reported on statements created within reporting period.

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008

**Part 1 Tenancy details**

| | | | |
|---------------|---|--------------|--------------------------------|
| Item 1 | 1.1 Lessor | | |
| | Name/trading name SALTAIR - c/- 4551 Property Group | | |
| | Address c/- 25 Montgomery Crescent Golden Beach Qld Postcode 4551 | | |
| | 1.2 Phone | Mobile | Email |
| | | 0407 780 500 | david@4551propertygroup.com.au |

| | | | |
|---------------|---------------------|---|------------------------------------|
| Item 2 | 2.1 Tenant/s | | |
| | Tenant 1 | Full name/s Andrew John MAYERS dob: 07/09/1991 | |
| | | Phone 0499 055 351 | Email andrew.john.mayers@gmail.com |
| | Tenant 2 | Full name/s Tylah Jane ANDERSON dob: 24/10/1995 | |
| | | Phone 0480 109 728 | Email tylahanderson@gmail.com |
| | Tenant 3 | Full name/s | |
| | Phone | Email | |

2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list

| | | | |
|---------------|---|--------------|--------------------------------|
| Item 3 | 3.1 Agent If applicable. See clause 43 | | |
| | Full name/trading name 4551 Property Group Pty Ltd ATF Radcliffe Family Trust t/a 4551 Property Group | | |
| | Address PO Box 352 Golden Beach QLD Postcode 4551 | | |
| | 3.2 Phone | Mobile | Email |
| | | 0407 780 500 | david@4551propertygroup.com.au |

| | | | |
|---------------|--|---|---|
| Item 4 | Notices may be given to (Indicate if the email is different from item 1, 2 or 3 above) | | |
| | 4.1 Lessor | | |
| | Email | Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| | 4.2 Tenant/s | | |
| | Email | Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> as above | Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| | 4.3 Agent | | |
| Email | Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> as above | Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | |

| | | | |
|---|---|--|--|
| Item 5 | 5.1 Address of the rental premises | | |
| | Unit 2, 53 Erbacher Road Nambour Qld Postcode 4560 | | |
| | 5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary As per original Entry Condition Report | | |
| 5.3 Details of current repair orders for the rental premises or inclusions | | | |
| | | | |

| | | | |
|---------------|--|----------------|-------------------------------------|
| Item 6 | 6.1 The term of the agreement is <input checked="" type="checkbox"/> fixed term agreement <input type="checkbox"/> periodic agreement | | |
| | 6.2 Starting on | 09 / 12 / 2022 | 6.3 Ending on 09 / 06 / 2023 |

Fixed term agreements only. For continuation of tenancy agreement, see clause 6



Item 7 Rent \$ 550.00 per week fortnight month See clause 8(1)

Item 8 Rent must be paid on the Due day of each Week
Insert day. See clause 8(2) Insert week, fortnight or month

Item 9 Method of rent payment Insert the way the rent must be paid. See clause 8(3)

Direct debit, Cash or deduction from pay/pension/or other benefits

Details for direct credit

BSB no. 638 250 Bank/building society/credit union Heritage Bank

Account no. 1445 7245 Account name 4551 Property Group Pty Ltd

Payment reference 253Erbacher

Item 10 Place of rent payment Insert where the rent must be paid. See clause 8(4) to 8(6)

Bank or Real Estate Agency

Item 11 Rental bond amount \$ 2,200.00 See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16

Electricity Yes No Any other service that a tenant must pay Yes No
Gas Yes No Type Water - usage only See special terms (page 8)
Phone Yes No

12.2 Is the tenant to pay for water supplied to the premises See clause 17

Yes No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)

Electricity 100% Any other service stated in item 12.1 100%

Gas 100% See special terms (page 8)

Phone 100%

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)

Electricity Direct to Supplier

Gas Direct to Supplier

Phone Direct to Supplier

Any other service stated in item 12.1 Water usage to be invoiced by Agent - 30 days to pay upon date of invoice
See special terms (page 8)

Item 15 Number of persons allowed to reside at the premises 2 See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant? Yes No
See clause 22

16.2 Has the tenant been given a copy of the relevant by-laws See clause 22 Yes No

Item 17 The type and number of pets approved by the lessor to be kept at the premises See clauses 33A to 33D

Type Dog - HuskyXBoxer Number 1 Type Number

Item 18 18.1 Name and telephone number of the lessor's nominated repairer for each of the following repairs

Electrical repairs Sunset Electrical Phone 0412 818 807

Plumbing repairs Qld Plumbing Maintenance Phone 0447 583 706

Other Smoke Alarm Integrity Phone 1300 974 615

Are the nominated repairers the tenant's first point of contact for notifying the need for emergency repairs? See clause 31(4)

Yes

No - please provide lessor contact details below

Name David Radcliffe Phone 0407 780 500



General tenancy agreement (Form 18a)
Residential Tenancies and Rooming Accommodation Act 2008

Part 3 Special terms Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)

Refer to attached special terms approved by the Real Estate Institute of Queensland.

Refer Annexure "A"

Names of Approved Occupants:

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. **Do not send to the RTA - give this form to the tenant/s. keep a copy for your records.**

Signature of lessor/agent

Name/trading name

4551 Property Group

Signature

DocuSigned by:
David Radcliffe
338C57F6305F466...

Date / /
7/12/2022

Signature of tenant 1

Print name

Andrew John MAYERS dob: 07/09/1991

Signature

DocuSigned by:
[Signature]
2C4338AAA10F471...

Date / /
6/12/2022

Signature of tenant 2

Print name

Tylah Jane ANDERSON dob: 24/10/1995

Signature

DocuSigned by:
[Signature]
35142549288F466...

Date / /
7/12/2022

Signature of tenant 3

Print name

Signature

Date / /

General tenancy agreement (Form 18a)

Residential Tenancies and Rooming Accommodation Act 2008

**Part 1 Tenancy details**

| | | | |
|---|--|-------------------------------------|---|
| Item 1 | 1.1 Lessor | | |
| | Name/trading name Saltair - c/- 4551 Property Group | | |
| | Address c/- 25 Montgomery Crescent Golden Beach Qld Postcode 4551 | | |
| Item 2 | 1.2 Phone Mobile Email | | |
| | | 0407 780 500 | david@4551propertygroup.com.au |
| | 2.1 Tenant/s | | |
| Item 3 | Tenant 1 Full name/s Andrew John MAYERS dob: 07/09/1991 | | |
| | Phone 0499 055 351 | Email andrew.john.mayers@gmail.com | |
| | Tenant 2 Full name/s Tylah Jane MAYERS dob: 24/10/1995 | | |
| Item 4 | Phone 0480 109 728 Email tylahanderson@gmail.com | | |
| | Tenant 3 Full name/s | | |
| | Phone Email | | |
| 2.2 Address for service (if different from address of the premises in item 5.1) Attach a separate list | | | |
| Item 5 | 3.1 Agent If applicable. See clause 43 | | |
| | Full name/trading name 4551 Property Group Pty Ltd ATF Radcliffe Family Trust t/a 4551 Property Group | | |
| | Address PO Box 352 Golden Beach QLD Postcode 4551 | | |
| Item 6 | 3.2 Phone Mobile Email | | |
| | 0407780500 | 0407780500 | david@4551propertygroup.com.au |
| | Notices may be given to (Indicate if the email is different from item 1, 2 or 3 above) | | |
| Item 5 | 4.1 Lessor | | |
| | Email Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | | Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| | 4.2 Tenant/s | | |
| Item 6 | Email Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> as above | | Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| | 4.3 Agent | | |
| | Email Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> as above | | Facsimile Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |
| Item 5 | 5.1 Address of the rental premises | | |
| | Unit 2, 53 Erbacher Road | | |
| | Nambour Qld Postcode 4560 | | |
| 5.2 Inclusions provided. For example, furniture or other household goods let with the premises. Attach list if necessary | | | |
| As per original Entry Condition Report | | | |
| 5.3 Details of current repair orders for the rental premises or inclusions | | | |
| | | | |
| Item 6 | 6.1 The term of the agreement is <input checked="" type="checkbox"/> fixed term agreement <input type="checkbox"/> periodic agreement | | |
| | 6.2 Starting on 10 / 06 / 2023 | 6.3 Ending on 11 / 12 / 2023 | |

Fixed term agreements only. For continuation of tenancy agreement, see clause 6





Item 7 Rent \$ 550.00 per week fortnight month See clause 8(1)

Item 8 Rent must be paid on the Due day of each Week
Insert day. See clause 8(2) Insert week, fortnight or month

Item 9 Method of rent payment Insert the way the rent must be paid. See clause 8(3)
 Direct debit, Cash or deduction from pay/pension/or other benefits

Details for direct credit
BSB no. 638 250 Bank/building society/credit union Heritage Bank
Account no. 1445 7245 Account name 4551 Property Group Pty Ltd
Payment reference 253Erbacher

Item 10 Place of rent payment Insert where the rent must be paid. See clause 8(4) to 8(6)
 Bank or Real Estate Agency

Item 11 Rental bond amount \$ 2,200.00 See clause 13

Item 12 12.1 The services supplied to the premises for which the tenant must pay See clause 16
Electricity Yes No Any other service that a tenant must pay Yes No
Gas Yes No Type Water - usage only See special terms (page 8)
Phone Yes No

12.2 Is the tenant to pay for water supplied to the premises See clause 17
 Yes No

Item 13 If the premises is not individually metered for a service under item 12.1, the apportionment of the cost of the service for which the tenant must pay. For example, insert the percentage of the total charge the tenant must pay. See clause 16(c)
Electricity 100% Any other service stated in item 12.1 100%
Gas 100% See special terms (page 8)
Phone 100%

Item 14 How services must be paid for Insert for each how the tenant must pay. See clause 16(d)
Electricity Direct to Supplier
Gas Direct to Supplier
Phone Direct to Supplier
Any other service stated in item 12.1 Water usage to be invoiced by Agent - 30 days to pay upon date of invoice
See special terms (page 8)

Item 15 Number of persons allowed to reside at the premises 2 See clause 23

Item 16 16.1 Are there any body corporate by-laws applicable to the occupation of the premises by a tenant? Yes No
See clause 22
16.2 Has the tenant been given a copy of the relevant by-laws See clause 22 Yes No

Item 17 The type and number of pets approved by the lessor to be kept at the premises See clauses 33A to 33D
Type Dog - HuskyXBoxer Number 1 Type Number

Item 18 18.1 Name and telephone number of the lessor's nominated repairer for each of the following repairs
Electrical repairs Sunset Electrical Phone 0412 818 807
Plumbing repairs Qld Plumbing Maintenance Phone 0447 583 706
Other Smoke Alarm Integrity Phone 1300 974 615

Are the nominated repairers the tenant's first point of contact for notifying the need for emergency repairs? See clause 31(4)
 Yes
 No - please provide lessor contact details below
Name David Radcliffe Phone 0407 780 500



Part 3 Special terms Insert any special terms here and/or attach a separate list if required. See clause 2(3) to 2(5)

Refer to attached special terms approved by the Real Estate Institute of Queensland.

Refer Annexure "A"

Names of Approved Occupants:

The tenant/s must receive a copy of the information statement (Form 17a) and a copy of any applicable by-laws if copies have not previously been given to the tenant/s. **Do not send to the RTA - give this form to the tenant/s. keep a copy for your records.**

Signature of lessor/agent

Name/trading name

4551 Property Group

Signature

DocuSigned by:
David Radcliffe
339C57F6305F466...

Date / /
4/4/2023

Signature of tenant 1

Print name

Andrew John MAYERS dob: 07/09/1991

Signature

DocuSigned by:
ajm
2C4338AAA10F471...

Date / /
3/4/2023

Signature of tenant 2

Print name

Tylah Jane MAYERS dob: 24/10/1995

Signature

DocuSigned by:
Tylah Jane Mayers
A784D2008A38459...

Date / /
4/4/2023

Signature of tenant 3

Print name

Signature

Date / /

all invoices attached

Transactions: Accountancy Fee - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

Accountancy Fee

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|-----------------------|------------|---|--------------------|----------------|--------------------|----------|
| Accountancy Fee | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 \$ | 0.00 Cr | |
| | 28/09/2022 | INTERNET TRANSFER INTERNET TRANSFER Inv I020161 | \$ 66.00 | \$ | 66.00 Dr | |
| | 28/10/2022 | INTERNET TRANSFER INTERNET TRANSFER Inv I020443 | \$ 2,611.59 | \$ | 2,677.59 Dr | |
| | 21/11/2022 | INTERNET TRANSFER INTERNET TRANSFER INV I020717 | \$ 280.50 | \$ | 2,958.09 Dr | |
| | 07/03/2023 | INTERNET TRANSFER INTERNET TRANSFER Inv I021542 | \$ 280.50 | \$ | 3,238.59 Dr | |
| | 18/03/2023 | Accountancy Fee paid personally | \$ 330.00 | \$ | 3,568.59 Dr | |
| | 15/06/2023 | Accountancy Fee paid personally | \$ 220.00 | \$ | 3,788.59 Dr | |
| Total Accountancy Fee | | \$ | 3,788.59 \$ | 0.00 \$ | 3,788.59 Dr | |
| Total Accountancy Fee | | \$ | 3,788.59 \$ | 0.00 \$ | 3,788.59 Dr | |

Saltair Super Fund
25 Montgomery Cres
GOLDEN BEACH
QLD 4551
Australia

Tax Invoice
I020161

Date
28 September 2022

Description

Varied Jul to Sep 2022 quarter's PAYG instalment payment, with the ATO, to NIL as per David's request.

| | |
|-------------------|-------------|
| Subtotal | 60.00 |
| GST | 6.00 |
| Total | 66.00 |
| Amount Due | 0.00 |

Due Date: 12 October 2022

Please note: Payment is required prior to lodgement and overdue payments will incur a fee of \$33.00 (inc. GST)

PAYMENT ADVICE

Direct Deposit Details: BSB 064-406 Account No. 10620281
(Please use Invoice No. as Reference)

Cheque Visa Mastercard

Card No. CCV Expiry Date

Cardholder Signature

Customer Saltair Super Fund
Invoice No. I020161
Amount Due 0.00
Due Date 12 October 2022

Saltair Super Fund
 25 Montgomery Cres
 GOLDEN BEACH
 QLD 4551
 Australia

Tax Invoice
I020443
 Date
 28 October 2022

Description

Preparation of Financial Statements for your Self Managed Superannuation Fund (SMSF), in respect of the year ended 30 June 2022.

Attending to the preparation of necessary trustee resolutions, member statements and other secretarial and administrative matters as required by regulatory authorities, on behalf of the fund.

Preparation of a 2022 Income Tax Return for the fund, including completion of all required taxation schedules.

Estimating the income tax position of the fund for the year ended 30 June 2022.

Electronic lodgement of the fund income tax return and all associated schedules with the Australian Taxation Office.

Audit of your superannuation fund in respect of the financial year ended 30 June 2022, including collation of all required audit documentation, liaison with SMSF auditor on your behalf, preparation of an Independent Audit Report outlining the fund's compliance with relevant superannuation laws and regulations, and payment of all audit outlays on your behalf.

Discussions, correspondence and advice to you as required in relation to SMSF matters.

| | |
|-------------------|-----------------|
| Subtotal | 2,374.17 |
| GST | 237.42 |
| Total | 2,611.59 |
| Amount Due | 0.00 |

Due Date: 11 November 2022

Please note: Payment is required prior to lodgement and overdue payments will incur a fee of \$33.00 (inc. GST)

PAYMENT ADVICE

Direct Deposit Details: BSB 064-406 Account No. 10620281
 (Please use Invoice No. as Reference)

Cheque Visa Mastercard

Card No. [] [] [] [] [] [] [] [] [] [] [] [] [] [] [] CCV [] [] [] Expiry Date

Cardholder Signature

Customer Saltair Super Fund
Invoice No. I020443
Amount Due 0.00
Due Date 11 November 2022

| |
|--|
| <p>Saltair Super Pty Ltd 25 Montgomery Cres GOLDEN BEACH QLD 4551</p> |
|--|

| |
|--|
| <p>Tax Invoice I020717</p> <p>Date 21 November 2022</p> |
|--|

Description

Attending to various secretarial matters of the company on your behalf throughout the year, including acting as your registered office, checking and updating your company details as required with the Australian Securities & Investments Commission (ASIC), checking and forwarding of your annual Company Statement, preparation of required ASIC advices, preparation of director's meeting minutes to meet solvency requirements of the ASIC, and maintenance of your electronic company register and documentation contained therein.

Discussions, correspondence, instruction and advice to you as required throughout the period.

| | |
|-------------------|-------------|
| Subtotal | 255.00 |
| GST | 25.50 |
| Total | 280.50 |
| Amount Due | 0.00 |

Due Date: 5 December 2022

Please note: Payment is required prior to lodgement and overdue payments will incur a fee of \$33.00 (inc. GST)

PAYMENT ADVICE

Direct Deposit Details: BSB 064-406 Account No. 10620281
 (Please use Invoice No. as Reference)

Cheque Visa Mastercard

Card No. CCV Expiry Date

Cardholder Signature

Customer Saltair Super Pty Ltd
Invoice No. I020717
Amount Due 0.00
Due Date 5 December 2022

Tommys 2 Super Pty Ltd
 25 Montgomery Cres
 GOLDEN BEACH
 QLD 4551

Tax Invoice
I021542

Date
 6 March 2023

Description

Attending to various secretarial matters of the company on your behalf throughout the year, including acting as your registered office, checking and updating your company details as required with the Australian Securities & Investments Commission (ASIC), checking and forwarding of your annual Company Statement, preparation of required ASIC advices, preparation of director's meeting minutes to meet solvency requirements of the ASIC, and maintenance of your electronic company register and documentation contained therein.

Discussions, correspondence, instruction and advice to you as required throughout the period.

| | |
|-------------------|-------------|
| Subtotal | 255.00 |
| GST | 25.50 |
| <hr/> Total | 280.50 |
| Amount Due | 0.00 |

Due Date: 20 March 2023

Please note: Payment is required prior to lodgement and overdue payments will incur a fee of \$33.00 (inc. GST)

PAYMENT ADVICE

Direct Deposit Details: BSB 064-406 Account No. 10620281
 (Please use Invoice No. as Reference)

Cheque Visa Mastercard

Card No. CCV Expiry Date

Cardholder Signature

Customer Tommys 2 Super Pty Ltd
Invoice No. I021542
Amount Due 0.00
Due Date 20 March 2023

Tommys 2 Super Pty Ltd
 25 Montgomery Cres
 GOLDEN BEACH
 QLD 4551

Tax Invoice
I021631

Date
 17 March 2023

Description

Attending to voluntary deregistration of the company on your behalf including preparation of all required Australian Securities & Investments Commission (ASIC) documentation and member's meeting minutes.

Payment of applicable ASIC deregistration fees on your behalf.

Discussions, correspondence, instruction and advice to you as required throughout the period.

| | |
|-------------------|-------------|
| Subtotal | 300.00 |
| GST | 30.00 |
| Total | 330.00 |
| Amount Due | 0.00 |

Due Date: 31 March 2023

Please note: Payment is required prior to lodgement and overdue payments will incur a fee of \$33.00 (inc. GST)

PAYMENT ADVICE

Direct Deposit Details: BSB 064-406 Account No. 10620281
 (Please use Invoice No. as Reference)

Cheque Visa Mastercard

Card No. CCV Expiry Date

Cardholder Signature

Customer Tommys 2 Super Pty Ltd

Invoice No. I021631

Amount Due 0.00

Due Date 31 March 2023

Saltair Super Fund
 25 Montgomery Cres
 GOLDEN BEACH
 QLD 4551
 Australia

Tax Invoice
I022545

Date
 14 June 2023

Description

Entry fee plus ongoing fees for the annual renewal of your Self Managed Super Fund trust deed. Next renewal date will be in 12 months time.

Discussions, correspondence, instruction and advice to you in relation to the above matters as required throughout the period.

| | |
|-------------------|---------------|
| Subtotal | 200.00 |
| GST | 20.00 |
| <u>Total</u> | <u>220.00</u> |
| Amount Due | 0.00 |

Due Date: 28 June 2023

Please note: Payment is required prior to lodgement and overdue payments will incur a fee of \$33.00 (inc. GST)

PAYMENT ADVICE

Direct Deposit Details: BSB 064-406 Account No. 10620281
 (Please use Invoice No. as Reference)

Cheque Visa Mastercard

Card No. CCV Expiry Date

Cardholder Signature

| | |
|--------------------|---------------------|
| Customer | Saltair Super Fund |
| Invoice No. | <u>I022545</u> |
| Amount Due | 0.00 |
| Due Date | <u>28 June 2023</u> |

AUDIT SHIELD SERVICE

Saltair Super Fund
 25 Montgomery Cres
 GOLDEN BEACH QLD 4551

Tax Receipt

TAI-23490109
 Ref: SALT0001
 5 July 2022

Details

Expiry Date: 31 July 2023 at 4p.m.
 Level of Cover: \$ 10,000.00
 Turnover Category: Self-Managed Super Fund

Payment

| | |
|---|------------------|
| Fee for Audit Shield service participation: | \$ 290.91 |
| GST Added: | \$ 29.09 |
| Amount Paid: | \$ 320.00 |
| Paid Date: | *5 July 2022 |

* Participation in the Audit Shield service is active the **next business day** upon receipt of payment.

Name of Entities / Individuals to be covered:

Saltair Super Fund

Saltair Super Pty Ltd
 Tommys 2 Super Pty Ltd
 Tommys 2 Super Trust
 Tommys Super Pty Ltd
 Tommys Super Trust

Diminishing value method summary

nil claimed in 2016-2022 as report only done in 2023 FY therefore all claimed in 2023

| Date | Division 40 plant | Division 40 pooled plant | Total division 40 | Total division 43 | Total |
|-----------------------|-------------------|--------------------------|-------------------|-------------------|----------------|
| 8-Feb-16 to 30-Jun-16 | 208 | 0 | 208 | 0 | 208 |
| 1-Jul-16 to 30-Jun-17 | 488 | 0 | 488 | 0 | 488 |
| 1-Jul-17 to 30-Jun-18 | 406 | 0 | 406 | 0 | 406 |
| 1-Jul-18 to 30-Jun-19 | 336 | 0 | 336 | 0 | 336 |
| 1-Jul-19 to 30-Jun-20 | 278 | 0 | 278 | 0 | 278 |
| 1-Jul-20 to 30-Jun-21 | 0 | 502 | 502 | 0 | 502 |
| 1-Jul-21 to 30-Jun-22 | 0 | 316 | 316 | 0 | 316 |
| 1-Jul-22 to 30-Jun-23 | 3,759 | 2,284 | 6,043 | 4,100 | 10,143 |
| 1-Jul-23 to 30-Jun-24 | 5,149 | 3,518 | 8,667 | 7,229 | 15,896 |
| 1-Jul-24 to 30-Jun-25 | 3,280 | 3,570 | 6,850 | 7,229 | 14,079 |
| 1-Jul-25 to 30-Jun-26 | 2,291 | 2,917 | 5,208 | 7,229 | 12,437 |
| 1-Jul-26 to 30-Jun-27 | 1,317 | 2,547 | 3,864 | 7,229 | 11,093 |
| 1-Jul-27 to 30-Jun-28 | 211 | 3,177 | 3,388 | 7,229 | 10,617 |
| 1-Jul-28 to 30-Jun-29 | 0 | 2,299 | 2,299 | 7,229 | 9,528 |
| 1-Jul-29 to 30-Jun-30 | 0 | 1,438 | 1,438 | 7,229 | 8,667 |
| 1-Jul-30 to 30-Jun-31 | 0 | 897 | 897 | 7,229 | 8,126 |
| 1-Jul-31 to 30-Jun-32 | 0 | 562 | 562 | 7,229 | 7,791 |
| 1-Jul-32 to 30-Jun-33 | 0 | 353 | 353 | 7,229 | 7,582 |
| 1-Jul-33 to 30-Jun-34 | 0 | 222 | 222 | 7,229 | 7,451 |
| 1-Jul-34 to 30-Jun-35 | 0 | 138 | 138 | 7,229 | 7,367 |
| 1-Jul-35 to 30-Jun-36 | 0 | 87 | 87 | 7,229 | 7,316 |
| 1-Jul-36 to 30-Jun-37 | 0 | 55 | 55 | 7,229 | 7,284 |
| 1-Jul-37 to 30-Jun-38 | 0 | 31 | 31 | 7,229 | 7,260 |
| 1-Jul-38 to 30-Jun-39 | 0 | 19 | 19 | 7,229 | 7,248 |
| 1-Jul-39 to 30-Jun-40 | 0 | 12 | 12 | 7,229 | 7,241 |
| 1-Jul-40 to 30-Jun-41 | 0 | 8 | 8 | 7,229 | 7,237 |
| 1-Jul-41 to 30-Jun-42 | 0 | 4 | 4 | 7,229 | 7,233 |
| 1-Jul-42 to 30-Jun-43 | 0 | 2 | 2 | 7,229 | 7,231 |
| 1-Jul-43 to 30-Jun-44 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-44 to 30-Jun-45 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-45 to 30-Jun-46 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-46 to 30-Jun-47 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-47 to 30-Jun-48 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-48 to 30-Jun-49 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-49 to 30-Jun-50 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-50 to 30-Jun-51 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-51 to 30-Jun-52 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-52 to 30-Jun-53 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-53 to 30-Jun-54 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-54 to 30-Jun-55 | 0 | 0 | 0 | 7,229 | 7,229 |
| 1-Jul-55 to 30-Jun-56 | 0 | 0 | 0 | 7,229 | 7,229 |
| Total | 17,723 | 24,958 | 42,681 | 242,657 | 285,338 |

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7

BMT Capital Allowance and Tax Depreciation Schedule overview

The following is a summary of the information used by BMT Tax Depreciation when preparing this Capital Allowance and Tax Depreciation Schedule. The ownership details and structure play a significant part in the methodology that is used and subsequently changes the results of the schedule and the calculations used within it. Any changes to the ownership entity or structure may make this report inaccurate. To update your details please contact the expert team at BMT Tax Depreciation on 1300 728 726 or log in to MyBMT at www.mybmt.bmtqs.com.au.

| | |
|-------------------------------|--|
| Schedule prepared for: | Saltair Super Pty Ltd ATF Saltair Super Fund |
| Property address: | 1&2 53 ERBACHER ROAD, NAMBOUR QLD 4560 |
| Ownership interest: | 100 per cent |

Co-owners must divide the income and expenses for the rental property in line with their 'interest' in the property. The two co-owner structures are:

- Joint tenants - each holds an equal interest in the property, or
- Tenants in common - may hold unequal interests in the property, for example, one may hold a 20 per cent interest and the other an 80 per cent interest

Co-owned depreciating assets, as outlined in section 40-35 of the Income Tax Assessment Act 1997 (ITAA 1997), are able to be calculated and deducted based on each owner's interest in the asset, and not the whole asset. For example, joint tenants with an equal 50 per cent share can claim an immediate write-off for items costing \$600 or less as each co-owner's share is no more than \$300 each. When an owner's share of an asset is valued at less than \$1,000, it can be added to a low-value pool assuming there is no immediate write-off.

| | |
|--|-----------------|
| Property type: | Residential |
| Purchase price: | \$380,000 |
| Settlement date: | 8 February 2016 |
| Schedule start date: | 8 February 2016 |
| Date available to provide income: | 8 February 2016 |

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7

Methodology

The Capital Allowance and Tax Depreciation Schedule prepared for Saltair Super Pty Ltd ATF Saltair Super Fund on 1&2 53 ERBACHER ROAD, NAMBOUR QLD 4560 has been prepared and calculated in accordance with the legislation applicable on 27 February 2023.

The Capital Allowance and Tax Depreciation Schedule is based on BMT Tax Depreciation's understanding of the Commissioner of Taxation's assumed intent and the interpretation of the relevant tax rulings and supportive documents:

- The Income Tax Assessment Act 1997, (ITAA) 1936, Part 3, Division 3A, Sections 54, 55, 56, 60, 61 and 62
- The basis of depreciation of an item of plant and equipment includes its purchase price (ITAA Sect 42-65) delivery and installation costs (IT 2197) and the costs associated with bringing the plant into full operation (ITAA97 Sect 8-1)
- Capital allowances in accordance with Division 10D, Sections 124ZF-ZH and Section 1234ZFB and ITAA 1997 Division 40 and 43
- Changes from the Ralph Review of Business Taxation of 21 September 1999
- Legislation by the Australian Taxation Office in Market Valuations for Tax Purposes
- Documentation and procedures defined in the Australian Accounting Standards AASB 116 Property, Plant and Equipment and AASB13 Fair Value Measurement
- Taxation Ruling 2022/1 – Income Tax: Effective Life of Depreciating Assets

It is a requirement to advise BMT Tax Depreciation when any actual costs in whole or part thereof are available prior to the preparation of the Capital Allowance and Tax Depreciation Schedule. Where costs have been provided, they have been used and noted accordingly in this schedule. In the event that costs are not available, BMT Tax Depreciation use estimating procedures and methodology provided to estimate a fair market value based on cost advice as at the 27 February 2023. Where applicable, all cost estimates are adjusted to that of the historical date in which the actual construction or installation took place.

The construction expenditure has been determined on the basis of the actual cost incurred in relation to the construction of a building.

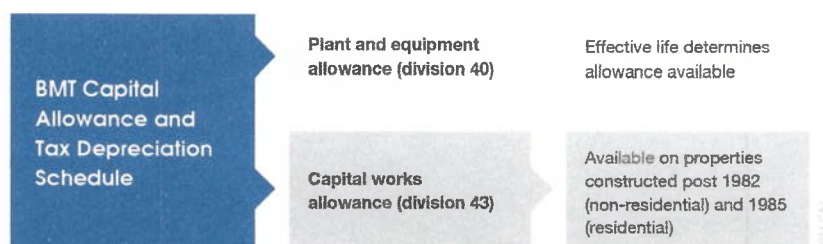
Construction expenditure calculated includes:

- Preliminary expenses such as professional Architect, Engineer and Surveyor's fees and the cost of foundation excavations
- Builder's or Contractor's margin
- Contingencies
- All plant and equipment

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7

Summary of capital expenditure

| | |
|--|------------------|
| Purchase price | \$380,000 |
| Expenditure after purchase: (renovations/additional works) | \$328,790 |
| Total expenditure | \$708,790 |



| | |
|--|-----------------|
| Division 40 - plant and equipment | \$42,681 |
|--|-----------------|

The calculations for plant and equipment assets have been prepared in accordance with the relevant Taxation Ruling in place at the time of preparing this report. This ruling discusses the methodology outlined by the Commissioner of Taxation to determine the effective life of depreciating assets under section 40-100 of the Income Tax Assessment Act 1997 (ITAA 1997).

| | |
|--|------------------|
| Division 43 - capital works allowance | \$289,167 |
|--|------------------|

Division 43, as outlined in ITAA 1997, allows a deduction for capital expenditure incurred in the construction of any capital works. The deduction claimed as a capital works allowance depends on the type of construction and the date construction started. See the definition of division 43 and the table under this heading within the glossary of key terms for further clarification of the qualifying dates for capital works deductions. The deductible amount for division 43 excludes both division 40 above and any non-qualifying balance of capital expenditure.

| | |
|---------------------------------------|------------------|
| Balance of capital expenditure | \$376,942 |
|---------------------------------------|------------------|

This represents all items that do not qualify for capital works deductions or decline in value and any capital works deductions which are already exhausted. Construction expenditure that cannot be claimed (as per Australian Taxation Office (ATO) guidelines) include:

- Land
- Expenditure on clearing the land prior to construction
- Earthworks that are permanent, and are not integral to the construction
- Expenditure on soft landscaping
- Demolition

| | |
|----------------------------------|------------------|
| Total capital expenditure | \$708,790 |
|----------------------------------|------------------|

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7

Capital Allowance and Tax Depreciation Schedule summary

Total deductions - 40 year forecast

The forty year projection summary outlines the total yearly deductions available over the lifetime of the property. These totals include the division 43 and division 40 components as a total yearly deduction. Both the diminishing value (DV) and prime cost (PC) method values are shown for easy comparison.

| Years 1-21 | | | Years 22-41 | | |
|-----------------------|------------------|---------|-----------------------|------------------|----------------|
| Period | Total deductions | | Period | Total deductions | |
| | DV (\$) | PC (\$) | | DV (\$) | PC (\$) |
| 8-Feb-16 to 30-Jun-16 | 208 | 102 | 1-Jul-36 to 30-Jun-37 | 7,284 | 7,342 |
| 1-Jul-16 to 30-Jun-17 | 488 | 264 | 1-Jul-37 to 30-Jun-38 | 7,260 | 7,282 |
| 1-Jul-17 to 30-Jun-18 | 406 | 264 | 1-Jul-38 to 30-Jun-39 | 7,248 | 7,229 |
| 1-Jul-18 to 30-Jun-19 | 336 | 264 | 1-Jul-39 to 30-Jun-40 | 7,241 | 7,229 |
| 1-Jul-19 to 30-Jun-20 | 278 | 264 | 1-Jul-40 to 30-Jun-41 | 7,237 | 7,229 |
| 1-Jul-20 to 30-Jun-21 | 502 | 264 | 1-Jul-41 to 30-Jun-42 | 7,233 | 7,229 |
| 1-Jul-21 to 30-Jun-22 | 316 | 264 | 1-Jul-42 to 30-Jun-43 | 7,231 | 7,229 |
| 1-Jul-22 to 30-Jun-23 | 10,143 | 7,320 | 1-Jul-43 to 30-Jun-44 | 7,229 | 7,229 |
| 1-Jul-23 to 30-Jun-24 | 15,896 | 11,936 | 1-Jul-44 to 30-Jun-45 | 7,229 | 7,229 |
| 1-Jul-24 to 30-Jun-25 | 14,079 | 11,936 | 1-Jul-45 to 30-Jun-46 | 7,229 | 7,229 |
| 1-Jul-25 to 30-Jun-26 | 12,437 | 11,910 | 1-Jul-46 to 30-Jun-47 | 7,229 | 7,229 |
| 1-Jul-26 to 30-Jun-27 | 11,093 | 11,888 | 1-Jul-47 to 30-Jun-48 | 7,229 | 7,229 |
| 1-Jul-27 to 30-Jun-28 | 10,617 | 11,546 | 1-Jul-48 to 30-Jun-49 | 7,229 | 7,229 |
| 1-Jul-28 to 30-Jun-29 | 9,528 | 10,844 | 1-Jul-49 to 30-Jun-50 | 7,229 | 7,229 |
| 1-Jul-29 to 30-Jun-30 | 8,667 | 10,560 | 1-Jul-50 to 30-Jun-51 | 7,229 | 7,229 |
| 1-Jul-30 to 30-Jun-31 | 8,126 | 9,960 | 1-Jul-51 to 30-Jun-52 | 7,229 | 7,229 |
| 1-Jul-31 to 30-Jun-32 | 7,791 | 9,516 | 1-Jul-52 to 30-Jun-53 | 7,229 | 7,229 |
| 1-Jul-32 to 30-Jun-33 | 7,582 | 8,622 | 1-Jul-53 to 30-Jun-54 | 7,229 | 7,229 |
| 1-Jul-33 to 30-Jun-34 | 7,451 | 7,940 | 1-Jul-54 to 30-Jun-55 | 7,229 | 7,229 |
| 1-Jul-34 to 30-Jun-35 | 7,367 | 7,586 | 1-Jul-55 to 30-Jun-56 | 7,229 | 7,229 |
| 1-Jul-35 to 30-Jun-36 | 7,316 | 7,342 | Total | 285,338 | 285,338 |

The contents of this page are subject to and must be read in conjunction with the disclaimer on page 7



ASIC
Australian Securities & Investments Commission

ABN 86 768 265 615

TOMMYS 2 SUPER PTY LTD
INITIATIVE ACCOUNTING GROUP
SE 2
10 LAKE KAWANA BVD BIRTINYA QLD 4575

INVOICE STATEMENT

Issue date 02 Mar 23
TOMMYS 2 SUPER PTY LTD

ACN 604 508 447
Account No. 22 604508447

Summary

| | |
|--------------------|-----------------|
| Opening Balance | \$0.00 |
| New items | \$290.00 |
| Payments & credits | \$0.00 |
| TOTAL DUE | \$290.00 |
| | +59=\$349 ✓ |

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

Transaction details are listed on the back of this page

Inquiries
www.asic.gov.au/invoices
1300 300 630

Please pay

| | |
|--------------|-----------------|
| Immediately | \$0.00 |
| By 02 May 23 | \$290.00 |

If you have already paid please ignore this invoice statement.

- Late fees will apply if you do NOT
 - tell us about a change during the period that the law allows
 - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
 - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



ASIC
Australian Securities & Investments Commission

PAYMENT SLIP
TOMMYS 2 SUPER PTY LTD

ACN 604 508 447 Account No: 22 604508447



22 604508447

| | |
|------------------|-----------------|
| TOTAL DUE | \$290.00 |
| Immediately | \$0.00 |
| By 02 May 23 | \$290.00 |

Payment options are listed on the back of this payment slip

| | |
|--|---------------------------|
| | Bill Code: 17301 |
| | Ref: 2296045084474 |



*814 129 0002296045084474 73



ASIC

Australian Securities & Investments Commission

ABN 86 768 265 615

SALTAIR SUPER PTY LTD
 INITIATIVE ACCOUNTING GROUP
 SE 2
 10 LAKE KAWANA BVD BIRTINYA QLD 4575

INVOICE STATEMENT

Issue date 17 Nov 22

SALTAIR SUPER PTY LTD

ACN 602 890 415

Account No. 22 602890415

Summary

| | |
|--------------------|----------------|
| Opening Balance | \$0.00 |
| New items | \$59.00 |
| Payments & credits | \$0.00 |
| TOTAL DUE | \$59.00 |

- Amounts are not subject to GST. (Treasurer's determination - exempt taxes, fees and charges).
- Payment of your annual review fee will maintain your registration as an Australian company.

Transaction details are listed on the back of this page

Inquiries

www.asic.gov.au/invoices

1300 300 630

Please pay

| | |
|--------------|----------------|
| Immediately | \$0.00 |
| By 17 Jan 23 | \$59.00 |

If you have already paid please ignore this invoice statement.

- Late fees will apply if you do NOT
 - tell us about a change during the period that the law allows
 - bring your company or scheme details up to date within 28 days of the date of issue of the annual statement, or
 - pay your review fee within 2 months of the annual review date.
- Information on late fee amounts can be found on the ASIC website.



ASIC

Australian Securities & Investments Commission

PAYMENT SLIP

SALTAIR SUPER PTY LTD

ACN 602 890 415

Account No: 22 602890415



22 602890415

| | |
|------------------|----------------|
| TOTAL DUE | \$59.00 |
| Immediately | \$0.00 |
| By 17 Jan 23 | \$59.00 |

Payment options are listed on the back of this payment slip



Bill Code: 17301
Ref: 2296028904151



*814 129 0002296028904151 72

Inquires 1300 300 630

Issue date 02 Mar 23

Company Statement

Extract of particulars - s346A(1) Corporations Act 2001

CORPORATE KEY: 50970970

Check this statement carefully

You are legally obligated to ensure that all your company details listed on this company statement are complete and correct. This is required under s346C (1) and/or s346B and s346C (2) of the *Corporations Act 2001*.

You must check this statement carefully and inform ASIC of any changes or corrections immediately. **Do not return this statement.** You must notify ASIC within 28 days after the date of change, and within 28 days after the date of issue of your annual company statement. Late lodgement of changes will result in late fees. These requirements do not apply to the **Additional company information**.

You must notify ASIC of any changes to company details — Do not return this statement



To make changes to company details or amend incorrect information

- go to www.asic.gov.au/changes
- log in to our online services and make the required updates
- first time users will need to use the corporate key provided on this company statement



Phone if you've already notified ASIC of changes but they are not shown correctly in this statement.
Ph: 1300 300 630



Use your agent.

ACN 604 508 447
FOR TOMMYS 2 SUPER PTY LTD

REVIEW DATE: 02 March 23

Company Statement

These are the current company details held by ASIC. You must check this statement carefully and inform ASIC of any changes or corrections immediately. Late fees apply. **Do not return this statement.**

1 Registered office

INITIATIVE ACCOUNTING PTY LTD SUITE 2 10 LAKE KAWANA BOULEVARD BIRTINYA QLD 4575

2 Principal place of business

25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551

3 Officeholders

Name: DAVID TIMOTHY RADCLIFFE
 Born: RABAUŁ PAPUA NEW GUINEA
 Date of birth: 07/08/1972
 Address: 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551
 Office(s) held: DIRECTOR, APPOINTED 02/03/2015; SECRETARY, APPOINTED 02/03/2015

Name: TRACEY ANN CARBIS
 Born: ROCKHAMPTON QLD
 Date of birth: 09/12/1963
 Address: 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551
 Office(s) held: DIRECTOR, APPOINTED 02/03/2015

4 Company share structure

| Share class | Shares description | Number issued | Total amount paid on these shares | Total amount unpaid on these shares |
|-------------|--------------------|---------------|-----------------------------------|-------------------------------------|
| ORD | ORDINARY SHARES | 2 | \$2.00 | \$0.00 |

5 Members

These details continue on the next page

TOMMYS 2 SUPER PTY LTD ACN 604 508 447

Company statement continued

| | | | |
|-------------|--|------------|-------------------|
| Name: | TRACEY ANN CARBIS | | |
| Address: | 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551 | | |
| Share Class | Total number held | Fully paid | Beneficially held |
| ORD | 1 | Yes | Yes |

| | | | |
|-------------|--|------------|-------------------|
| Name: | DAVID TIMOTHY RADCLIFFE | | |
| Address: | 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551 | | |
| Share Class | Total number held | Fully paid | Beneficially held |
| ORD | 1 | Yes | Yes |

You must notify ASIC within 28 days of the date of change, and within 28 days of the issue date of the annual company statement. Late lodgement of changes will result in late fees.

End of company statement

This concludes the information to which the company must respond (if incorrect) under s346C of the *Corporations Act 2001*.

Additional company information

This information is optional under the *Corporations Act 2001*. Late lodgement fees or late review fees do not apply to this information. To add, remove or change a contact address, see www.asic.gov.au/addresses.

6 Contact address for ASIC use only

| | |
|--------------------------|--|
| Registered agent name: | INITIATIVE ACCOUNTING GROUP |
| Registered agent number: | 22813 |
| Address: | SUITE 2 10 LAKE KAWANA BOULEVARD BIRTINYA QLD 4575 |

Inquires 1300 300 630

Issue date 17 Nov 23

Company Statement

Extract of particulars - s346A(1) Corporations Act 2001

CORPORATE KEY: 91920925

Check this statement carefully

You are legally obligated to ensure that all your company details listed on this company statement are complete and correct. This is required under s346C (1) and/or s346B and s346C (2) of the *Corporations Act 2001*.

You must check this statement carefully and inform ASIC of any changes or corrections immediately. **Do not return this statement.** You must notify ASIC within 28 days after the date of change, and within 28 days after the date of issue of your annual company statement. Late lodgement of changes will result in late fees. These requirements do not apply to the **Additional company information**.

You must notify ASIC of any changes to company details — Do not return this statement



To make changes to company details or amend incorrect information

- go to www.asic.gov.au/changes
- log in to our online services and make the required updates
- first time users will need to use the corporate key provided on this company statement



Phone if you've already notified ASIC of changes but they are not shown correctly in this statement.
Ph: 1300 300 630



Use your agent.

REVIEW DATE: 17 November 23

Company Statement

These are the current company details held by ASIC. You must check this statement carefully and inform ASIC of any changes or corrections immediately. Late fees apply. **Do not return this statement.**

1 Registered office

INITIATIVE ACCOUNTING PTY LTD SUITE 2 10 LAKE KAWANA BOULEVARD BIRTINYA QLD 4575

2 Principal place of business

25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551

3 Officeholders

Name: **DAVID TIMOTHY RADCLIFFE**
 Born: RABAUŁ PAPUA NEW GUINEA
 Date of birth: 07/08/1972
 Address: 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551
 Office(s) held: DIRECTOR, APPOINTED 17/11/2014

Name: **TRACEY ANN CARBIS**
 Born: ROCKHAMPTON QLD
 Date of birth: 09/12/1963
 Address: 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551
 Office(s) held: DIRECTOR, APPOINTED 17/11/2014

4 Company share structure

| Share class | Shares description | Number issued | Total amount paid on these shares | Total amount unpaid on these shares |
|-------------|--------------------|---------------|-----------------------------------|-------------------------------------|
| ORD | ORDINARY SHARES | 2 | \$2.00 | \$0.00 |

5 Members

These details continue on the next page

SALTAIR SUPER PTY LTD ACN 602 890 415

Page 1 of 2

Company statement continued

Name: TRACEY ANN CARBIS

Address: 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551

| Share Class | Total number held | Fully paid | Beneficially held |
|-------------|-------------------|------------|-------------------|
| ORD | 1 | Yes | Yes |

Name: DAVID TIMOTHY RADCLIFFE

Address: 25 MONTGOMERY CRESCENT GOLDEN BEACH QLD 4551

| Share Class | Total number held | Fully paid | Beneficially held |
|-------------|-------------------|------------|-------------------|
| ORD | 1 | Yes | Yes |

You must notify ASIC within 28 days of the date of change, and within 28 days of the issue date of the annual company statement. Late lodgement of changes will result in late fees.

End of company statement

This concludes the information to which the company must respond (if incorrect) under s346C of the *Corporations Act 2001*.

Additional company information

This information is optional under the *Corporations Act 2001*. Late lodgement fees or late review fees do not apply to this information. To add, remove or change a contact address, see www.asic.gov.au/addresses.

6 Contact address for ASIC use only

Registered agent name: INITIATIVE ACCOUNTING GROUP

Registered agent number: 22813

Address: SUITE 2 10 LAKE KAWANA BOULEVARD BIRTINYA QLD 4575

AustClean National Office

Po Box 539
 Caloundra QLD 4551
 Australia
 admin@austclean.com.au
 www.austclean.com.au



Tax invoice number: IN000235-22

25/11/2022 15:50

AustClean Interior & Carpet Cleaning

Name: Erin Pearson
 ABN: 95200963352
 Postal address: 29 Nebo St
 Phone: 0409182668
 Email: erin@austclean.com.au

Tax invoice to

Name David @ 4551 Property Group
 ABN
 Postal address 1 & 2 / 53 Erbacher Rd Nambour
 Phone 0407780500
 Email
 Due date 25/11/2022 15:50

| No. | Description | Amount |
|------------------|--|-------------------|
| 1 | CLEANING SERVICES | \$120.00 |
| 2 | Throughout both units: buff bathrooms, kitchen, bedroom surfaces | \$0.00 |
| 3 | Vacuum and mop both floors | \$0.00 |
| Subtotal: | | \$120.00 |
| GST: | | \$0.00 |
| Total: | | \$120.00 ✓ |

Please deposit funds into:

Account name: Erin Pearson
 Bank name: Westpac
 BSB: 733620
 Account number: 503504

If you have any questions concerning this invoice, please contact:

Erin Pearson via phone 0409182668 or via e-mail erin@austclean.com.au

Why AustClean??? 3 day work guarantee. Police Checked. White Card Holder. Fully Insured.

THANK YOU FOR YOUR BUSINESS!

HALF YEARLY RATE NOTICE FOR PERIOD

1 July 2022 to 31 December 2022

| | |
|------------------------------|-----------------------|
| ISSUE DATE | 19 July 2022 |
| PROPERTY NO. | 24291 |
| VALUATION | \$237,500 |
| PAYMENT REFERENCE NO. | 242916 |
| DUE DATE FOR PAYMENT | 19 August 2022 |
| AMOUNT PAYABLE | \$1,338.40 |

010176 002


 SALTAIR SUPER PTY LTD TTE
 25 MONTGOMERY CRES
 GOLDEN BEACH QLD 4551

PROPERTY LOCATION: 53 Erbacher Rd NAMBOUR QLD 4560

PROPERTY DESCRIPTION: Lot 4 RP 111727

total=1338.40+1357.61=\$2,696.01 ✓

| RATES AND CHARGES | UNITS | RATE CHARGED | AMOUNT |
|--|--------|-----------------|-------------------|
| General Rate - Category 16 | | Minimum Rate = | 800.00 |
| Garden Organics Bin - 240 Litre | 0.50 x | \$70.00 x .5 = | 17.50 |
| Waste Bin - 240 Litre | 2 x | \$332.70 x .5 = | 332.70 |
| Arts and Heritage Levy | 1 x | \$16.00 x .5 = | 8.00 |
| Environment Levy | 1 x | \$80.00 x .5 = | 40.00 |
| Transport Levy | 1 x | \$45.00 x .5 = | 22.50 |
| State Emergency Management Levy: Class A Group 2 | 1 x | \$235.40 x .5 = | 117.70 |
| TOTAL: | | | \$1,338.40 |

Please review the enclosed Schedule of Rates to confirm your rate category.

 Did you know you can set up a payment arrangement to pay your rates over the 6 month rating period?
 Please email rates@sunshinecoast.qld.gov.au before the due date for payment to set up the arrangement.

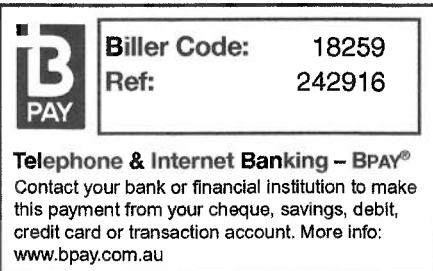
PAYMENT OPTIONS
PROPERTY NO.

24291

SALTAIR SUPER PTY LTD TTE

AMOUNT PAYABLE

1,338.40

DUE DATE
19 August 2022


Biller Code: 18259
Ref: 242916

Telephone & Internet Banking – BPAY®
 Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au



Post Billpay
 Pay in Person at any Post Office, Credit Card not accepted.



*214 242916


Pay using your smartphone

Download the Sniip App and scan the code to pay now.



Credit Card by Phone
 Phone 13 18 16 and follow the prompts
Billpay Code: 0214
Ref: 24 2916
 MasterCard & Visa accepted

Internet
 Go to www.sunshinecoast.qld.gov.au, click on 'Pay and Apply' and follow the prompts
Ref: 24 2916
 MasterCard & Visa accepted


 If you wish to pay your rates by direct debit please contact Council for further information.


HALF YEARLY RATE NOTICE FOR PERIOD

1 January 2023 to 30 June 2023

ISSUE DATE 24 January 2023
 PROPERTY NO. **24291**
 VALUATION \$237,500
 PAYMENT REFERENCE NO. 242916
 DUE DATE FOR PAYMENT **24 February 2023**

AMOUNT PAYABLE \$1,357.61

009747 002



SALTAIR SUPER PTY LTD TTE
 25 MONTGOMERY CRES
 GOLDEN BEACH QLD 4551

PROPERTY LOCATION: 53 Erbacher Rd NAMBOUR QLD 4560

PROPERTY DESCRIPTION: Lot 4 RP 111727

RATES AND CHARGES

| | UNITS | RATE CHARGED | AMOUNT |
|--|-------|----------------------------|-------------------|
| General Rate - Category 16 | | Minimum Rate = | 800.00 |
| Garden Organics Bin - 240 Litre | | 14/12/2022 to 31/12/2022 = | 1.71 |
| Garden Organics Bin - 240 Litre | 1 x | \$70.00 x .5 = | 35.00 |
| Waste Bin - 240 Litre | 2 x | \$332.70 x .5 = | 332.70 |
| Arts and Heritage Levy | 1 x | \$16.00 x .5 = | 8.00 |
| Environment Levy | 1 x | \$80.00 x .5 = | 40.00 |
| Transport Levy | 1 x | \$45.00 x .5 = | 22.50 |
| State Emergency Management Levy: Class A Group 2 | 1 x | \$235.40 x .5 = | 117.70 |
| TOTAL: | | | \$1,357.61 |

Please review the enclosed Schedule of Rates to confirm your rate category.

Did you know you can set up a payment arrangement to pay your rates over the current rating period?
 Please email rates@sunshinecoast.qld.gov.au before the due date for payment to set up the arrangement.

PAYMENT OPTIONS

PROPERTY NO.

24291


SALTAIR SUPER PTY LTD TTE

AMOUNT PAYABLE

1,357.61

DUE DATE

24 February 2023



Bill Code: 18259
Ref: 242916

Telephone & Internet Banking - BPAY®
 Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au



Pay in Person at any Post Office, Credit Card not accepted.



*214 242916

Credit Card by Phone
 Phone 13 18 16 and follow the prompts
 Billpay Code: 0214

Ref: 24 2916
 MasterCard & Visa accepted

Pay using your smartphone

Download the Sniip App and scan the code to pay now.



Internet
 Go to www.sunshinecoast.qld.gov.au, click on 'Pay and Apply' and follow the prompts

Ref: 24 2916
 MasterCard & Visa accepted



If you wish to pay your rates by direct debit please contact Council for further information.



all invoices attached in order

Transactions: 53 Erbacher Road, Nambour, QLD 4560 - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

53 Erbacher Road, Nambour, QLD 4560

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|-------------------------------------|---|---|-----------|----------|-----------|----------|
| 53 Erbacher Road, Nambour, QLD 4560 | | | | | | |
| | 01/07/2022 | Opening Balance | | \$ 0.00 | \$ 0.00 | Cr |
| | 19/07/2022 | INTERNET BILL PAYMNT INTERNET BPAY Alinta Energy 10325735103 | \$ 30.18 | \$ | \$ 30.18 | Dr |
| | 11/08/2022 | INTERNET BILL PAYMNT INTERNET BPAY Alinta Energy 10325735103 | \$ 31.66 | \$ | \$ 61.84 | Dr |
| | 11/11/2022 | INTERNET BILL PAYMNT INTERNET BPAY Alinta Energy 10325735103 | \$ 82.31 | \$ | \$ 144.15 | Dr |
| | 20/12/2022 | INTERNET BILL PAYMNT INTERNET BPAY Alinta Energy 10325735062 | \$ 99.75 | \$ | \$ 243.90 | Dr |
| | 22/12/2022 | 162070A509201 AE Retail Sales 398218 | \$ | \$ 93.47 | \$ 150.43 | Dr |
| | 09/01/2023 | INTERNET BILL PAYMNT INTERNET BPAY Alinta Energy 10325735062 | \$ 3.32 | \$ | \$ 153.75 | Dr |
| | Total 53 Erbacher Road, Nambour, QLD 4560 | | \$ 247.22 | \$ 93.47 | \$ 153.75 | Dr |
| | Total 53 Erbacher Road, Nambour, QLD 4560 | | \$ 247.22 | \$ 93.47 | \$ 153.75 | Dr |

UNIT 22991 (1)
19/7/2022



002 - 000516 E

Electricity account number: **103257351**
Customer number: **29793402**

Account Details
Supply address: **UNIT 2 53 ERBACHER ROAD NAMBOUR QLD 4560**
Billing period: **01 Jun 2022 to 30 Jun 2022 (30 days)**
Invoice number: **18591443**
Issue date: **08 Jul 2022**

Need to get in touch?
 alintaenergy.com.au/contactus
 13 37 02 Monday to Friday 8am-8pm and 9am-5pm (AEST) on Saturdays
 Faults and emergencies 13 62 62 (Energex) 24 hours, 7 days

Your energy plan

You're enjoying our **HomeDeal** electricity plan. With competitive prices, no lock in contracts or exit fees and flexible payment options.

Your usage summary

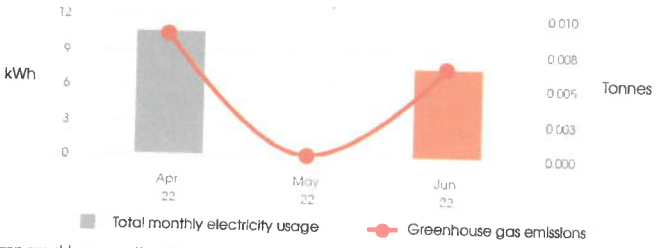
Average cost per day \$1.00 **Average daily Usage 0.26 kWh**

Average costs include contracted discounts (if applicable) but exclude other discounts, rebates, concessions, solar feed-in, or other charges/credits.

Your greenhouse gas emissions

Total for this bill **0.0 tonnes** Same time last year **N/A**

Your total monthly usage



Compared to same time last year, your usage has not changed.

Compare with other homes in the area

Daily consumption (kWh)



This information has been provided to help you compare your electricity use with other households in your postcode and may vary based on your individual circumstances. Visit energymadeeasy.gov.au for more information.

Balance brought forward \$0.00

New charges \$30.18

Total balance \$30.18
Due date **29 Jul 2022**

Welcome to your new look energy bill

For tips on how to read your bill, or how to activate the new MyAccount take the tour at our online help centre.

Head to alintaenergy.com.au/takethetour to learn more



002 - 000533 E

Tracy Carbis
25 Montgomery Crescent
GOLDEN BEACH QLD 4551

Electricity account number: **103257351**
Customer number: **29793402**

Account Details

Supply address: **UNIT 2 53 ERBACHER ROAD NAMBOUR
QLD 4560**

Billing period: **01 Jul 2022 to 31 Jul 2022** (31 days)

Invoice number: **18852365**

Issue date: **03 Aug 2022**

Need to get in touch?

alintaenergy.com.au/contactus



13 37 02 Monday to Friday 8am-8pm and
9am-5pm (AEST) on Saturdays



Faults and emergencies 13 62 62 (Energex) 24
hours, 7 days

Your energy plan

You're enjoying our **HomeDeal** electricity plan. With competitive prices, no lock in contracts or exit fees and flexible payment options.

Your usage summary

Average cost per day
\$1.02

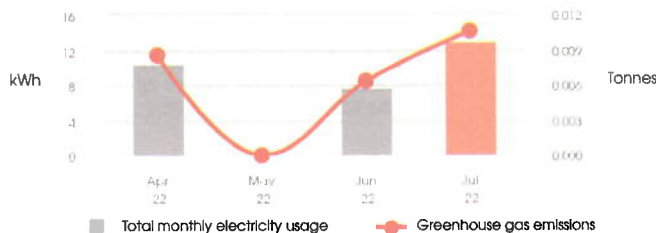


Average daily Usage
0.42 kWh

Average costs include contracted discounts (if applicable) but exclude other discounts, rebates, concessions, solar feed-in, or other charges/credits.

Your greenhouse gas emissions

Total for this bill **0.0 tonnes** Same time last year **N/A**

Your total monthly usage

Compared to same time last year, your usage has not changed.

Compare with other homes in the area

Daily consumption (kWh)



0.42 kWh



9.21 kWh



13.59 kWh



16.79 kWh



20.36 kWh

This information has been provided to help you compare your electricity use with other households in your postcode and may vary based on your individual circumstances. Visit energymadeeasy.gov.au for more information.

Balance brought forward **\$0.00**

New charges **\$31.66**

Total balance **\$31.66** ✓

Due date 25 Aug 2022

This is an estimated bill

Your usage for this billing period has been estimated.

Contact us on **13 37 02** to arrange a meter reading or lodge a customer read.

Welcome to your new look energy bill

For tips on how to read your bill, or how to activate the new MyAccount take the tour at our online help centre.

Head to alintaenergy.com.au/takethetour to learn more



Tax Invoice Issued: 03 Aug 2022
Alinta Energy Retail Sales Pty Ltd ABN 22 149 658 300
Amounts include GST unless otherwise specified



002 - 000308 E

Tracy Carbis
25 Montgomery Crescent
GOLDEN BEACH QLD 4551



Electricity account number: **103257351**
Customer number: **29793402**

Account Details

Supply address: **UNIT 2 53 ERBACHER ROAD NAMBOUR QLD 4560**
Billing period: **01 Oct 2022 to 31 Oct 2022** (31 days)
Invoice number: **19851606**
Issue date: **03 Nov 2022**

Need to get in touch?

alintaenergy.com.au/contactus

13 37 02 Monday to Friday 8am-8pm and 9am-5pm on Saturdays

Faults and emergencies 13 62 62 (Energex) 24 hours, 7 days

Account in credit - nothing to pay

Balance brought forward \$115.71 cr

New charges \$33.40
credit but wrongly paid

Total balance \$82.31 cr ✓
paid 11/11/22

This is an estimated bill

Your usage for this billing period has been estimated.

Contact us on **13 37 02** to arrange a meter reading or lodge a customer read.

Your energy plan

You're enjoying our **HomeDeal** electricity plan. With competitive prices, no lock in contracts or exit fees and flexible payment options.

Your usage summary

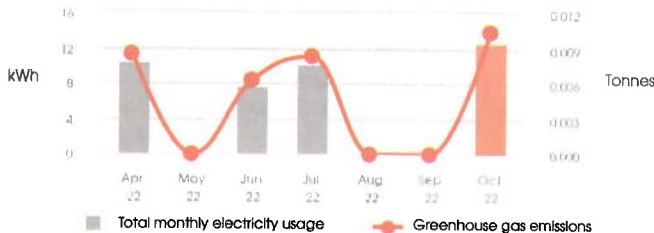
Average cost per day \$1.08 **Average daily Usage 0.41 kWh**

Average costs include contracted discounts (if applicable) but exclude other discounts, rebates, concessions, solar feed-in, or other charges/credits.

Your greenhouse gas emissions

Total for this bill **0.0 tonnes** Same time last year **N/A**

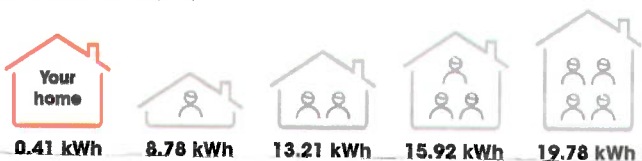
Your total monthly usage



Compared to same time last year, your usage has not changed.

Compare with other homes in the area

Daily consumption (kWh)



This information has been provided to help you compare your electricity use with other households in your postcode and may vary based on your individual circumstances. Visit energymadeeasy.gov.au for more information.

Not receiving e-bill? Switch today for your chance to win a \$250 bill credit*



Scan me

For details and to switch, scan the QR code, or check out our latest Advantages newsletter at alintaenergy.com.au/advantages

*T&Cs and eligibility criteria apply. T&Cs can be found at alintaenergy.com.au/eBill. Promotion will be down on 5th December 2022.

Tax Invoice Issued: 03 Nov 2022
Alinta Energy Retail Sales Pty Ltd ABN 22 149 658 300
Amounts include GST unless otherwise specified

PRINT_ALN_ECMM_P360_S_DL_002 000308 007011



Tracy Carbis
25 Montgomery Crescent
GOLDEN BEACH QLD 4551

Electricity account number: **103257350**
Customer number: **29793402**

Account Details

Supply address: **UNIT 1 53 ERBACHER ROAD NAMBOUR
QLD 4560**

Billing period: **19 Apr 2022 to 11 Dec 2022** (237 days)

Invoice number: **20286496**

Issue date: **12 Dec 2022**

Need to get in touch?

alintaenergy.com.au/contactus

13 37 02 Monday to Friday 8am - 6pm and 8am - 12pm (AEDT) on Saturdays

Faults and emergencies 13 62 62 (Energex) 24 hours, 7 days

Your energy plan

You're enjoying our **HomeDeal** electricity plan. With competitive prices, no lock in contracts or exit fees and flexible payment options.

Your usage summary

Average cost per day **\$1.16** **Average daily Usage** **0.86 kWh**

Average costs include contracted discounts (if applicable) but exclude other discounts, rebates, concessions, solar feed-in, or other charges/credits.

Your greenhouse gas emissions

Total for this bill **0.2 tonnes** Same time last year **N/A**

Your total monthly usage



Compared to same time last year, your usage has not changed.

Compare with other homes in the area

Daily consumption (kWh)



This information has been provided to help you compare your electricity use with other households in your postcode and may vary based on your individual circumstances. Visit energymadeeasy.gov.au for more information.

Balance brought forward **\$175.00 cr**

New charges **\$274.75**

Total balance **\$99.75**

Due date **05 Jan 2023**

Explore our
exclusive
cricket content!

cricket.alintaenergy.com.au



Scan me



Tax Invoice Issued: 12 Dec 2022
Alinta Energy Retail Sales Pty Ltd ABN 22 149 658 300
Amounts include GST unless otherwise specified



Tracy Carbis
25 Montgomery Crescent
GOLDEN BEACH QLD 4551

Electricity account number: **103257351**
Customer number: **29793402**

Account Details

Supply address: **UNIT 2 53 ERBACHER ROAD NAMBOUR QLD 4560**
Billing period: **01 Dec 2022 to 11 Dec 2022** (11 days)
Invoice number: **20320714**
Issue date: **14 Dec 2022**

Need to get in touch?

alintaenergy.com.au/contactus

13 37 02 Monday to Friday 8am - 6pm and 8am - 12pm (AEDT) on Saturdays

Faults and emergencies 13 62 62 (Energex) 24 hours, 7 days

Your energy plan

You're enjoying our **HomeDeal** electricity plan. With competitive prices, no lock in contracts or exit fees and flexible payment options.

Your usage summary

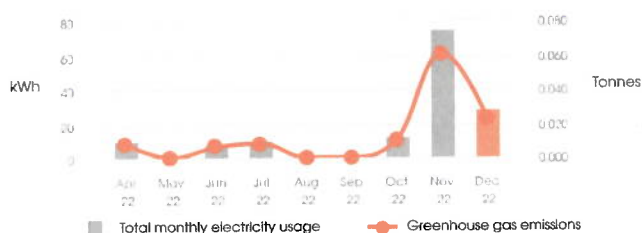
Average cost per day **\$1.49** **Average daily Usage** **2.56 kWh**

Average costs include contracted discounts (if applicable) but exclude other discounts, rebates, concessions, solar feed-in, or other charges/credits.

Your greenhouse gas emissions

Total for this bill **0.0 tonnes** Same time last year **N/A**

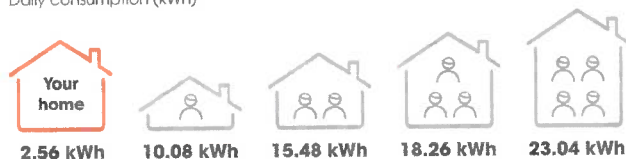
Your total monthly usage



Compared to same time last year, your usage has not changed.

Compare with other homes in the area

Daily consumption (kWh)



This information has been provided to help you compare your electricity use with other households in your postcode and may vary based on your individual circumstances. Visit energymadeeasy.gov.au for more information.

Account in credit - nothing to pay

Balance brought forward **\$112.38 cr**

New charges **\$18.91**

Total balance **\$93.47 cr**

22/12/22 received.

*20/12/22
I phoned Alinta +
they are going to
pay credit into the
Super fund of
that I gave them
details of.*

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cricket.alintaenergy.com.au



QR code



Tax Invoice Issued: 14 Dec 2022
Alinta Energy Retail Sales Pty Ltd ABN 22 149 658 300
Amounts include GST unless otherwise specified



Tracy Carbis
25 Montgomery Crescent
GOLDEN BEACH QLD 4551

Electricity account number: **103257350**
Customer number: **29793402**

Account Details

Supply address: **UNIT 1 53 ERBACHER ROAD NAMBOUR
QLD 4560**

Billing period: **12 Dec 2022 to 12 Dec 2022** (1 days)

Invoice number: **20540504**

Issue date: **05 Jan 2023**

Need to get in touch?

alintaenergy.com.au/contactus

13 37 02 Monday to Friday 8am - 6pm and 8am - 12pm (AEDT) on Saturdays

Faults and emergencies 13 62 62 (Energex) 24 hours, 7 days

Your energy plan

You're enjoying our **HomeDeal** electricity plan. With competitive prices, no lock in contracts or exit fees and flexible payment options.

Your usage summary

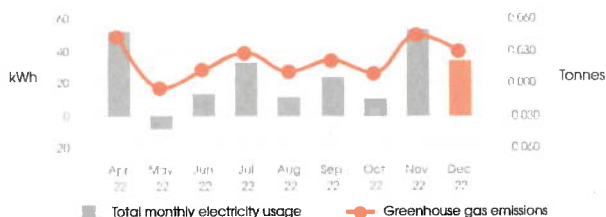
Average cost per day **\$3.32** **Average daily Usage** **14.43 kWh**

Average costs include contracted discounts (if applicable) but exclude other discounts, rebates, concessions, solar feed-in, or other charges/credits.

Your greenhouse gas emissions

Total for this bill **0.0 tonnes** Same time last year **N/A**

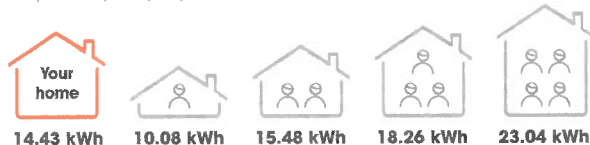
Your total monthly usage



Compared to same time last year, your usage has not changed.

Compare with other homes in the area

Daily consumption (kWh)



This information has been provided to help you compare your electricity use with other households in your postcode and may vary based on your individual circumstances. Visit energymadeeasy.gov.au for more information.

Balance brought forward **\$0.00**

New charges **\$3.32**

Total balance **\$3.32**

Due date **27 Jan 2023**

Explore our
exclusive
cricket content!

[cricket.alintaenergy.com.au](https://alintaenergy.com.au/cricket)



Scan me



Tax Invoice Issued: 05 Jan 2023
Alinta Energy Retail Sales Pty Ltd ABN 22 149 658 300
Amounts include GST unless otherwise specified



**Caloundra Produce
& Landscape Supplies
& Pool Shop!**

CALOUNDRA PRODUCE & LANDSCAPE SUPPLIES
51 PIERCE AVENUE, LITTLE MOUNTAIN
SUNSHINE COAST, QLD, 4651

ABN 96337247039
sadam1s@caloundraproduce.com.au
www.caloundraproduce.com.au
Phone (07) 54997188

Thank you for supporting a local family business
KEEP YOUR RECEIPT AS PROOF OF PURCHASE

Tax Invoice / Receipt

Customer Details:

ACELEPRYN 10KG \$169.99
1 @ 169.99

Sub Total: \$169.99
Discount: \$0.00
Amount Total: \$169.99 ✓
Amount Owing: \$0.00
Payment Type: EFTPOS

Date: 01/08/2018 01:08 PM Sale No: S0036966630

Initials: POS 2



Delivery Respo
vehicles wll
provided the cus
aris

Delivery
quired
which may

Enquiries: 13 11 55
 Claims: 13 25 24 (24 hours a day, 7 days a week for new claims)
suncorp.com.au/insurance



total=324.19-55.68(refund)+1132.95=\$1,401.46 ✓

SALTAIR SUPER PTY LTD TOMMYS 2 SUPER
 PTY LTD A/T
 25 MONTGOMERY CRES
 GOLDEN BEACH QLD 4551

| | |
|---------------------------|---|
| Policy number: | HPI053050357 |
| The insured: | Saltair Super PTY LTD Tommys 2 Super PTY LTD A/T |
| Due date: | 11.59pm on 20 December 2022 |
| Amount payable: | ✓ \$324.19 |
| Payment reference number: | 053050357 |

Landlord Insurance Account

Your new policy

Issue date: 6 December 2022

Dear Policy Holder,

Thank you for insuring your Landlord Contents with Suncorp Insurance.

Please find enclosed your Certificate of Insurance, a copy of our Product Disclosure Statement (PDS) and Supplementary Product Disclosure Statement (SPDS) (if any). These documents form part of your contract of insurance with us and should be read carefully to understand what your policy covers including the conditions, limits and exclusions that apply.

Your enclosed Certificate of Insurance is a record of the information you provided us during your application and as it is also part of your contract of insurance it is very important that it is accurate. Please review this information and the Your duty to us: no misrepresentation section at the end of your Certificate of Insurance carefully. If any of the details shown are incorrect or there is other information you need to tell us, please call us on 13 11 55.

Please pay the amount payable by the due date to ensure you're covered. Our payment options are listed on the reverse side of this letter.

If you have any questions about your insurance, please call us on 13 11 55 or visit your local Suncorp Bank branch.

For more information on choosing insurance and to better understand insurance visit the Australian Government website: www.moneysmart.gov.au

Regards,

The Suncorp Team

MY SUNCORP

Manage parts of your car or home insurance online in your own time.

To find out more about
 My Suncorp, visit
suncorp.com.au/mysuncorp

SAVE ON YOUR INSURANCE

There's a range of ways you can save on your premiums as a Suncorp Insurance Customer.

To find out more, visit
suncorp.com.au/insurance

General Insurance products are issued by AAI Limited ABN 48 005 297 807 trading as Suncorp Insurance. Please read the relevant Product Disclosure Statement before you make any decision regarding this product, available at <https://www.suncorp.com.au/insurance/policy-documents.html>. The Target Market Determination is also available.

Landlord Contents insurance account for policy HPI053050357

This document will be a tax invoice for GST when you have made your payment. It is to enable you to claim input tax credits if they apply to your business.

Your discounts

Nil

Suncorp Insurance offers a Multi-Policy Discount (MPD) when you have 3 or more eligible products. If you believe you may qualify for the MPD and it is not listed above, please contact us.

Period of insurance: **6 December 2022 to 11.59pm 6 December 2023**

Transaction effective date: **6 December 2022**

Transaction type: **New policy**

| | Base Premium | GST | Stamp Duty | Total Amount |
|--|------------------|-----------------|-----------------|------------------|
| Insured address: ✓ DUPLEX 1 & 2 53 ERBACHER RD, NAMBOUR QLD 4560 | | | | |
| Landlord Contents | \$ 270.38 | \$ 27.04 | \$ 26.77 | \$ 324.19 |
| TOTALS | \$ 270.38 | \$ 27.04 | \$ 26.77 | \$ 324.19 |
| Total amount payable: | | | | \$ 324.19 |



Billers Code: 655829
Ref: 053050357

Telephone & Internet Banking - BPAY®
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au



Phone: To pay via our automated credit card payment system call **1300 125 323**.
Mastercard, VISA or AMEX
Reference Number: **053050357**



In person: Visit any Suncorp Bank branch to pay by cash, card or cheque



Internet: To pay by Mastercard, VISA or American Express visit:
suncorp.com.au/insurance
Reference Number: **053050357**



Mail: Send this payment slip with your cheque made payable to:
Suncorp Insurance,
GPO Box 1453, Brisbane, QLD 4001



Direct Debit: Call 13 11 55 to arrange

Payment slip

Policy number

HPI053050357

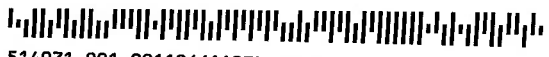
Reference number

053050357

Amount payable

\$324.19

DATE: 09/12/2022
REF NO: 1824121046290545
CHQ NO: 1824121



514071-001 001126(1127) RQLBUNCP
SALTAIR SUPER PTY LTD TOMMYS 2 SUPER
25 MONTGOMERY CRES
GOLDEN BEACH QLD 4551

Account Enquiries
Tel. 131155

Remittance Detail

| PAYMENT NO. | CLAIM NO. | POLICY NO. | INSURED | AMOUNT |
|-------------|-----------|---------------|---|-----------|
| 13338665 | N.A. | 1 HPS38006224 | SALTAIR SUPER PTY POLICY UPDATE - INCREASED EXCESS | -239.10 |
| 13338665 | N.A. | 2 HPS38006224 | SALTAIR SUPER PTY POLICY UPDATE - INCREASED EXCESS | 191.45 |
| 13338665 | N.A. | 3 HPS38006224 | SALTAIR SUPER PTY POLICY UPDATE - INCREASED EXCESS | 103.33 |
| Total | | | | \$55.68 ✓ |

refund

Inquiries: 13 11 55
 Claims: 13 25 24 (24 hours a day, 7 days a week for new claims)
suncorp.com.au/insurance



002-00013-
 SALT AIR SUPER PTY LTD TOMMYS 2 SUPER
 PTY LTD A/T
 25 MONTGOMERY CRES
 GOLDEN BEACH QLD 4551

| | |
|------------------------------|--|
| Policy number: | HPS038006224 |
| The insured: | Saltair Super PTY LTD Tommys 2 Super PTY LTD A/T |
| Due date: | 11.59pm on 16 June 2023 |
| Payment reference number: | 038006224 |
| Amount payable: | ✓ \$1,132.95 |
| Last year's annual premium: | \$1,021.56 |
| Change on last year* 10.9% | |

Strata Insurance Account Renewal

Dear Policy Holder,

Thank you for insuring your Strata Building with Suncorp Insurance. Your current policy expires at 11.59 pm on 16 June 2023 and we would like to invite you to renew with us for a further 12 months.

Please find enclosed your renewal documents. Please read the information on the following pages carefully. If any of the details shown are incorrect or if there is other information you need to tell us, please call us on 13 11 55.

Please pay the amount payable by the due date to ensure that your insurance cover continues. If you do not pay by the due date shown, you will not be covered. Our payment options are listed within this document. If you have any questions about your insurance, please call us on 13 11 55 or visit your local Suncorp Bank branch.

Upon payment, this document becomes your Certificate of Insurance. Please keep this document with your PDS and any Supplementary PDS we have given you in a safe place.

For more information on choosing insurance and to better understand insurance visit the Australian Government website: www.moneysmart.gov.au

Regards,

The Suncorp Team

*Why your premium may change

Each year your premium is likely to change even if your personal circumstances haven't. Factors like the number of claims we experience, improved data and changes to the cost of running our business can impact your premium. Your premium may also be impacted by changes to rewards and discounts.

For more information please visit
www.suncorp.com.au/insurance/premium

WE'VE BEEN LOOKING AFTER OUR CUSTOMERS
FOR OVER 90 YEARS,
 AND WILL CONTINUE TO BE THERE WHEN YOU NEED US MOST.

Strata insurance account for policy HPS038006224

This document will be a tax invoice for GST when you have made your payment. It is to enable you to claim input tax credits if they apply to your business.

Period of insurance: **16 June 2023 to 11.59pm 16 June 2024**
Transaction type: **Renewal**

Your Premium Details

The premium comparison has been included to assist you in understanding the changes to your premium, including the impact of any taxes and charges. The premium shown includes any discounts.

| Type of Cover | Sum Insured | Base Premium | GST | Stamp Duty | Total Amount |
|--|-------------|--------------|-----------------|------------|--------------------|
| Insured address: ✓ DUPLEX 1 & 2 53 ERBACHER RD, NAMBOUR QLD 4560 | | | | | |
| Last Year | | | | | |
| Building | \$ 800,000 | \$ 852.02 | \$ 85.20 | \$ 84.34 | \$ 1,021.56 |
| This Year | | | | | |
| Building | \$ 840,000 | \$ 944.91 | \$ 94.49 | \$ 93.55 | \$ 1,132.95 |
| This Year's GST / Total Amount | | | \$ 94.49 | | \$ 1,132.95 |

If you are registered for GST purposes, your input tax credit entitlement or adjustment (whichever is applicable) is or is based on the GST amount shown above.

When referring to an amount from 'last year' on this notice

If you have made a change to your policy in the last 12 months, when we refer to an amount from last year, it may not be the amount you paid. To provide a more useful comparison, we are showing you an amount for your cover as of your most recent change. The amount from last year has been provided for comparison purposes only and should not be used for tax purposes.



Biller Code: 655829
Ref: 038006224

Telephone & Internet Banking - BPAY®
Contact your bank or financial institution to make this payment from your cheque, savings, debit, credit card or transaction account. More info: www.bpay.com.au



Phone: To pay via our automated credit card payment system call **1300 125 323**.
Mastercard, VISA or AMEX
Reference Number: **038006224**



Internet: To pay by Mastercard, VISA or American Express visit:
suncorp.com.au/insurance
Reference Number: **038006224**



Mail: Send this payment slip with your cheque made payable to:
Suncorp Insurance,
GPO Box 1453, Brisbane, QLD 4001



Direct Debit: Call 13 11 55 to arrange automatic payment by monthly instalments. It costs more to pay by the month.
Instalment payable:

Payment slip

Policy number

HPS038006224

Reference number

038006224

Amount payable

\$1,132.95

Low Cost.



total low cost assets=220+295.76=\$515.76 ✓

Receipt for payment

Your transfer has been successfully submitted.

- \$220.00 has been paid to TA Carbis
- Confirmation number: Q6614061997

Account Details

From Account
Working Acc/084-484 73-111-7384

To Account
TA Carbis/014-306 269591077 AUSTRALIA AND NEW ZEALAND BANKING GR LTD

Transaction details

Amount
220.00

Description
53 Erbacher reimbu

Remitter name
SALTAIR SUPER FU

Transfer schedule

Transfer date
07/11/22

[When will my payment be received?, opens in new window](#)

Aussie Environmental

19 Central Park Drive
Yandina QLD 4561
(07) 5315 5431
aussieenvironmental.com.au
ABN 61 161 527 808

Receipt V66W
Authentication 300395

Mastercard
AID: 6011 0000 0000 0410 10
AIC: 000e
PSN: 02
PIN Verified

| | |
|---------------------------------|----------|
| Jute Mat 750gsm | \$181.50 |
| Jute Matting Silted 1.53m x 25m | |
| Retainng Pins 200mm | \$38.50 |
| Bag of 150 Pins | |

| | |
|--------------------------|-----------------|
| Total | \$220.00 |
| 10% Tax Included \$20.00 | |
| MasterCard 9130 (Chip) | \$220.00 |
| Credit | |
| Tracey Carbis | |

TAX INVOICE

\$ 7.02
\$ 33.50
\$ 23.28
37.77
20.74
4.00
15.36
154.09

these amounts were from various invoices
therefore only scanned the page showing
total rather than individual invoices

\$ 295.76.

→ Baby - this is the amount to be reimbursed to me.

Thank you xxx

BMT Tax Depreciation

QUANTITY SURVEYORS

Level 22, 127 Creek Street
Brisbane QLD 4000

GPO Box 3229
Brisbane QLD 4001

t 07 3513 7400 e info@bmtqs.com.au
f 07 3221 9933 w www.bmtqs.com.au

AUSTRALIA WIDE SERVICE ABN 44 115 282 392

Tax Receipt

Job No: 818948

To: Saltair Super Pty Ltd ATF Saltair Super Fund

total sundry=990+228(per rental stmts)=\$1,218 ✓

| Date | Description | Amount |
|------------|---|----------|
| 21/11/2022 | Capital Allowance & Tax Depreciation Report for 1&2 53 ERBACHER ROAD, NAMBOUR QLD 4560 | \$900.00 |
| | Goods and Services Tax | \$90.00 |
| | Amount Paid | \$990.00 |

If you have additional investment properties that you would like a free opinion on, please contact us today.

Invoice Paid in Full - Thank you.

Yours Sincerely,



BMT Tax Depreciation Pty Ltd
Quantity Surveyors

all invoices attached in order

Transactions: 53 Erbacher Road, Nambour, QLD 4560 - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

53 Erbacher Road, Nambour, QLD 4560

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|-------------------------------------|---|---|-------------|---------|-------------|----------|
| 53 Erbacher Road, Nambour, QLD 4560 | | | | | | |
| | 01/07/2022 | Opening Balance | | \$ 0.00 | \$ 0.00 | Cr |
| | 26/08/2022 | INTERNET BILL PAYMNT INTERNET BPAY UNITYWATER 1000225654 | \$ 394.37 | \$ | \$ 394.37 | Dr |
| | 29/11/2022 | INTERNET BILL PAYMNT INTERNET BPAY UNITYWATER 1000225654 | \$ 434.72 | \$ | \$ 829.09 | Dr |
| | 30/03/2023 | INTERNET BILL PAYMNT INTERNET BPAY UNITYWATER 1000225654 | \$ 411.84 | \$ | \$ 1,240.93 | Dr |
| | 06/06/2023 | INTERNET BILL PAYMNT INTERNET BPAY UNITYWATER 1000225654 | \$ 434.72 | \$ | \$ 1,675.65 | Dr |
| | Total 53 Erbacher Road, Nambour, QLD 4560 | | \$ 1,675.65 | \$ 0.00 | \$ 1,675.65 | Dr |
| | Total 53 Erbacher Road, Nambour, QLD 4560 | | \$ 1,675.65 | \$ 0.00 | \$ 1,675.65 | Dr |



Unitywater

Serving you today,
investing in tomorrow.



Saltair Super Pty Ltd as TTE
25 Montgomery Cres
GOLDEN BEACH QLD 4551

WATER AND SEWERAGE YOUR BILL

1300 086 489
Emergencies and faults 24 Hours, 7 days
Account enquiries 8am-5pm Mon-Fri

unitywater.com
ABN 89 791 717 472

| | |
|-------------------|------------------------------|
| Account number | 100022565 |
| Payment reference | 1000 2256 54 |
| Property | 53 Erbacher Rd, NAMBOUR, QLD |

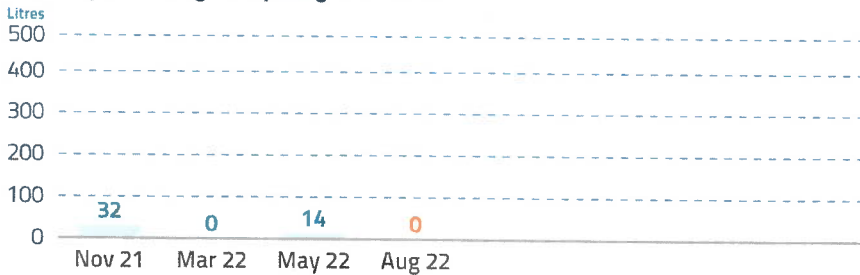
| | |
|---|---------------------------------------|
| Bill number | 7123391224 |
| Billing period | 28 May 2022 87 days to 22 Aug 2022 |
| Issue date | 26 Aug 2022 |
| Approximate date of next meter reading | 17 Nov 2022 |

Your account activity



8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time



Locking in usage prices – again!

See how far your money goes

Read the information with your bill to find out more about your 2022–23 prices

Easy ways to pay

For other payment options - see over



BPAY[®]
Biller Code: 130393
Ref: 1000 2256 54

Contact your bank or financial institution
to pay from your cheque, savings, debit,
credit card or transaction account.

Find out more at bpay.com.au

© Registered to BPAY Pty Ltd ABN 69 079 137 518



Direct Debit

Login to My Account at
unitywater.com to set up
automatic payments from your
bank account or credit card or
call us for assistance.


SmoothPay

Smooth out your bill payments across
the year with regular fortnightly or
monthly payments, interest free.

Find out more at

unitywater.com/smoothpay




 Saltair Super Pty Ltd as TTE
 25 Montgomery Cres
 GOLDEN BEACH QLD 4551

WATER AND SEWERAGE YOUR BILL

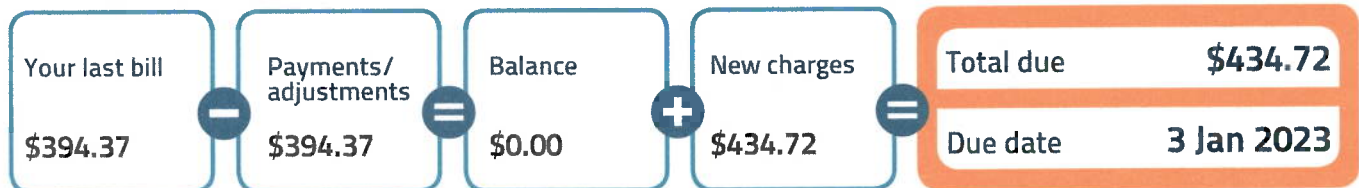
 **1300 086 489**
 Emergencies and faults 24 Hours, 7 days
 Account enquiries 8am-5pm Mon-Fri

 **unitywater.com**
 ABN 89 791 717 472

| | |
|-------------------|------------------------------|
| Account number | 100022565 |
| Payment reference | 1000 2256 54 |
| Property | 53 Erbacher Rd, NAMBOUR, QLD |

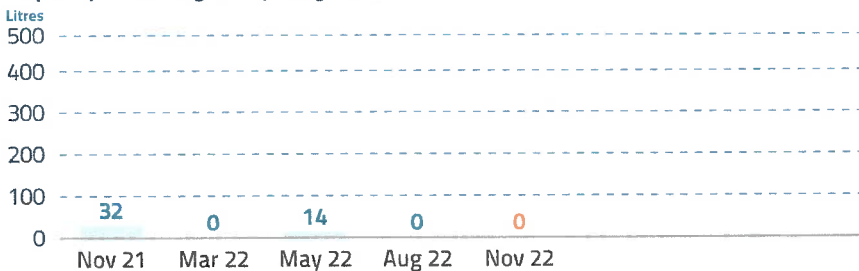
| | |
|--|---------------------------------------|
| Bill number | 7123740755 |
| Billing period | 23 Aug 2022 95 days to 25 Nov 2022 |
| Issue date | 29 Nov 2022 |
| Approximate date of next meter reading | 17 Feb 2023 |

Your account activity



8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time



There's only so much phone chat about the weather you can take.

Do it all online faster and easier with My Account.

 Tap into MyAccount



Easy ways to pay For other payment options - see over



BPAY®
 Biller Code: **130393**
 Ref: **1000 2256 54**

Contact your bank or financial institution to pay from your cheque, savings, debit, credit card or transaction account.

Find out more at bpay.com.au

® Registered to BPAY Pty Ltd ABN 69 079 137 518



Direct Debit

Login to My Account at unitywater.com to set up automatic payments from your bank account or credit card or call us for assistance.

SmoothPay

Smooth out your bill payments across the year with regular fortnightly or monthly payments, interest free. Find out more at unitywater.com/smoothpay



Saltair Super Pty Ltd as TTE
25 Montgomery Cres
GOLDEN BEACH QLD 4551

WATER AND SEWERAGE YOUR BILL

1300 086 489
Emergencies and faults
Account enquiries 24 Hours, 7 days
8am-5pm Mon-Fri

unitywater.com
ABN 89 791 717 472

| | |
|-------------------|---------------------------------|
| Account number | 100022565 |
| Payment reference | 1000 2256 54 |
| Property | 53 Erbacher Rd, NAMBOUR, QLD |

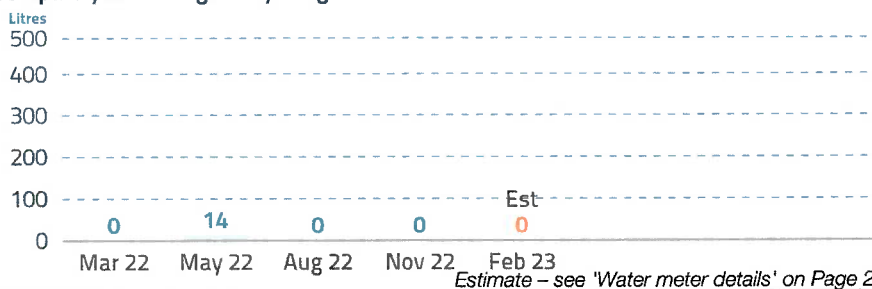
| | |
|---|---------------------------------------|
| Bill number | 7124221543 |
| Billing period | 26 Nov 2022 90 days to 23 Feb 2023 |
| Issue date | 30 Mar 2023 |
| Approximate date of next meter reading | 23 May 2023 |

Your account activity

| | | | | | |
|----------------|--------------------------|---------|-------------|-----------|-------------------|
| Your last bill | Payments/ adjustments | Balance | New charges | Total due | \$411.84 |
| \$434.72 | \$434.72 | \$0.00 | \$411.84 | Due date | 3 May 2023 |

8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time



Estimate – see 'Water meter details' on Page 2

There's only so much phone chat
about the weather you can take.

Do it all online faster and easier with My Account.

Tap into MyAccount



Easy ways to pay For other payment options - see over



BPAY®
Biller Code: 130393
Ref: 1000 2256 54

Contact your bank or financial institution
to pay from your cheque, savings, debit,
credit card or transaction account.

Find out more at bpay.com.au

© Registered to BPAY Pty Ltd ABN 69 079 137 518



Direct Debit

Login to My Account at
unitywater.com to set up
automatic payments from your
bank account or credit card or
call us for assistance.

SmoothPay

Smooth out your bill payments across
the year with regular fortnightly or
monthly payments, interest free.
Find out more at
unitywater.com/smoothpay



Saltair Super Pty Ltd as TTE
25 Montgomery Cres
GOLDEN BEACH QLD 4551

*PAYD Connection fees
only \$434.72
as meter wrong & no usage
should have been charge*

WATER AND SEWERAGE YOUR BILL

1300 086 489
Emergencies and faults 24 Hours, 7 days
Account enquiries 8am-5pm Mon-Fri
unitywater.com
ABN 89 791 717 472

| | |
|-------------------|------------------------------|
| Account number | 100022565 |
| Payment reference | 1000 2256 54 |
| Property | 53 Erbacher Rd, NAMBOUR, QLD |

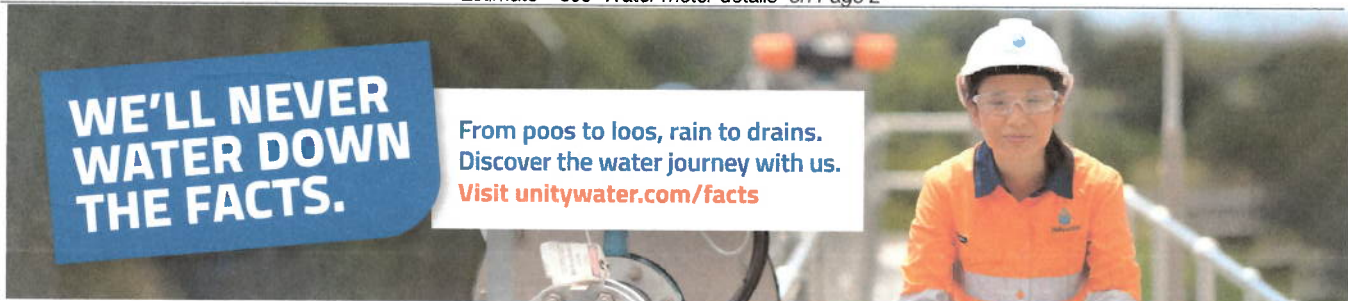
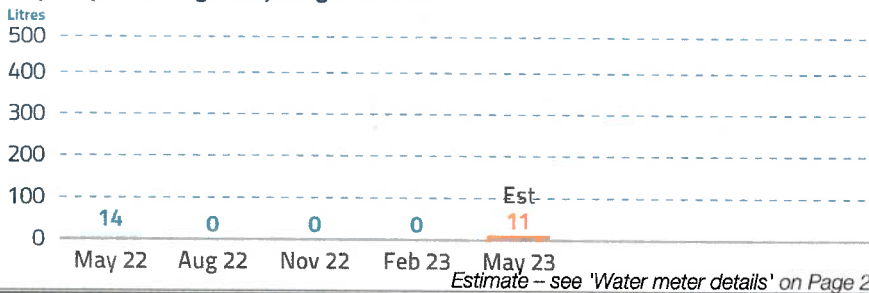
| | |
|--|---------------------------------------|
| Bill number | 7124445520 |
| Billing period | 24 Feb 2023 95 days to 29 May 2023 |
| Issue date | 5 Jun 2023 |
| Approximate date of next meter reading | 16 Aug 2023 |

Your account activity

| | | | | | | | | |
|----------------------------|---|--------------------------------------|---|-------------------|---|-------------------------|---|--------------------------------------|
| Your last bill \$411.84 | - | Payments/ adjustments \$411.84 | = | Balance \$0.00 | + | New charges \$439.29 | = | Total due \$439.29 |
| | | | | | | | | Due date 5 Jul 2023 |

8% interest per annum, compounding daily, will apply to any amount not paid by the due date.

Compare your average daily usage over time



Easy ways to pay For other payment options - see over

BPAY
Biller Code: 130393
Ref: 1000 2256 54
Contact your bank or financial institution to pay from your cheque, savings, debit, credit card or transaction account.
Find out more at bpay.com.au
Registered to BPAY Pty Ltd ABN 69 079 137 518

Direct Debit
Login to My Account at unitywater.com to set up automatic payments from your bank account or credit card or call us for assistance.

SmoothPay
Smooth out your bill payments across the year with regular fortnightly or monthly payments, interest free. Find out more at unitywater.com/smoothpay



30th June 2023

The Owners

Unit 1 & 2, 53 Erbacher Road ✓

NAMBOUR Qld 4560

I would like to thank you for the opportunity to provide a sales appraisal for the property (duplex pair) at Units 1 & 2, 53 Erbacher Road, Nambour. This suburb is very popular with families and medical staff working at the Nambour Hospital. This appraisal may vary depending on the supply and demand of properties at the time of the property being listed for sale. This appraisal is based on the property being in good condition when it is offered to the market.

It is important for the property owner to understand that prices can fluctuate during the year and are predominantly determined by the market. When appraising the property, we take into consideration the following:

- Comparison with similar properties i.e. duplex pairs in Nambour – (not strata titled)
- Features or benefits of the property (i.e. number of bedrooms & bathrooms, proximity to facilities, décor, accessibility, modern convenience etc)
- Location of the property i.e. close to town centre & hospital precinct

In the current market, I would expect the entire property (which is not strata titled) to achieve a sales price of approximately \$850,000.00 ✓ and a rental return of approximately \$550 per week for each duplex. I have provided a Sales and Rental Comparative Market Analysis to substantiate these figures.

This appraisal letter is not an official valuation it is simply an opinion of the current market assessment. We stress that it is an estimate only and not to be taken as a valuation. We shall not be responsible should the estimate/appraisal be incorrect or inconclusive. Please contact me should you have any queries regarding the appraisal.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'M. Pledger'.

Mark Pledger
(Senior Sales Consultant)

Unit 1 & 2, 53 ERBACHER ROAD, NAMBOUR, QLD 4560



Appraisal Price

This market analysis has been prepared on 15/12/2023 and all information given has been based on a current market analysis for the property listed above. Based on this, we believe this property to be estimated in the following range:

\$840,000 to \$860,000

\$540pw to \$560pw rent per lease =550/wk for each unit
Yield Estimate: 3.3% to 3.4%

Queensland Titles Registry Pty Ltd
 ABN 23 648 568 101

| | | | |
|----------------------------|-----------------|---------------------|------------------|
| Title Reference: | 15652158 | Search Date: | 14/12/2023 11:40 |
| Date Title Created: | 08/06/1977 | Request No: | 46606565 |
| Previous Title: | 11308044 | | |

ESTATE AND LAND

Estate in Fee Simple

LOT 4 REGISTERED PLAN 111727

Local Government: SUNSHINE COAST

REGISTERED OWNER

Dealing No: 721131093 29/09/2021

SALTAIR SUPER PTY LTD A.C.N. 602 890 415
 UNDER INSTRUMENT 721131093

TRUSTEE

EASEMENTS, ENCUMBRANCES AND INTERESTS

1. Rights and interests reserved to the Crown by Deed of Grant No. 10657085 (POR 135)

ADMINISTRATIVE ADVICES

NIL

UNREGISTERED DEALINGS

NIL

** End of Current Title Search **


May Aung

From: Kim Jay
Sent: Wednesday, 13 December 2023 11:13 AM
To: May Aung
Subject: Fw: Saltair Superfund
Attachments: Peter Dee invoices.pdf; 2_53_Erbacher_10_06_23_to_11_12_23.pdf; 2_53_Erbacher_9_12_22_to_9_06_23.pdf; 1_53_Erbacher_10_6_23_to_10_6_24.pdf; 1_53_Erbacher_9_12_22_to_9_06_23.pdf

From: Tracey Carbis <tracey@4551propertygroup.com.au>
Sent: 13 December 2023 11:10
To: Kim Jay <kjay@initiativegroup.com.au>
Subject: RE: Saltair Superfund

Hi Kim – copies of Peter Dee’s invoices attached along with relevant pages of the tenancy agreements for the period starting 9th December, 2022 to end of 2023 Financial Year. It wasn’t rented out any earlier in the financial year than 9th Dec. 2022 because of the renovations.

Note (I know David had listed these expenses as ‘repairs and maintenance’ on the spreadsheet) but the renovations were far more substantial than that, involving conversions and extensions taking the units from; 2 bedroom, 1 bathroom units with 1 car park to; 3 bedroom, 2 bathroom units with 2 car parks. Original kitchens and bathrooms replaced, along with new flooring, full repaint (inside and out) etc (depreciation report should be able to provide more detail).

- 5/7/22: \$35,000 – Invoice D871
 - 3/8/22: \$25,000 – Invoice D872
 - 5/9/22: \$10,000 – Invoice D878
 - 5/9/22:\$40,000 – Invoice D878
 - 7/10/22:\$40,000 – Invoice D882
 - 10/10/22:10,000 – Invoice D882
 - 14/10/22:\$40,000 – Invoice D883
 - 7/11/22:\$25,000 – Invoice D889
 - 23/11/22:\$33,726 – Invoice D891
 - 30/11/22:\$15,140 – Invoice D889
 - 9/12/22:\$10,925 – Invoice D892
- =284,791
- 

Note: Invoice D889 was for \$47,140.00 but we only paid \$40,140 (in 2 instalments) – the remaining \$7,000 was included (and paid) in the final invoice claim of \$10,925 (refer invoice number D892)

Hope it all makes sense.

Tracey

From: Tracey Carbis
Sent: Wednesday, December 13, 2023 9:54 AM
To: Kim Jay <kjay@initiativegroup.com.au>
Cc: David Radcliffe <david@4551propertygroup.com.au>
Subject: RE: Saltair Superfund

Kim – the transfer of \$40,000 was to Vanguard for investment purposes – refer attached.

Dee Builders Pty Ltd
 10 Cordyline Court
 Meridan Plains Q 4551
 Ph 5438 8306
 Mob 0438 215 217
 QBSA Lic 118 53 53
 ABN 95 892 890 204

total Dee Builders renovations=\$284,791

Invoice D871

Saltair Superfund
 via email

Invoice dated 5 July 2022

Invoice for Works as follows;

| | |
|-----------------------------------|---------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Subtotal | \$ 58,500.00 |
| Less previously invoiced | \$ 23,500.00 |

*Claim #4
 Total paid to date
 (including this claim)
 \$58,500*

AMOUNT THIS INVOICE \$ 35,000.00

Please note gst has been included within the above amount invoiced
 This is a payment claim made under the Building and Construction Industry Payments
 Act 2004

Please make cheque payable to Dee Builders Pty Ltd

Or alternatively Direct Deposit into the following account:

BSB 084 484
AccNo 16446 9817

On behalf of Dee Builders Pty Ltd

Dee Builders Pty Ltd
10 Cordyline Court
Meridan Plains Q 4551
Ph 5438 8306
Mob 0438 215 217
QBSA Lic 118 53 53
ABN 95 892 890 204

Invoice D872

Saltair Superfund
via email

Invoice dated 5 July 2022

Invoice for Works as follows;

| | |
|-----------------------------------|---------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Frame | \$ 25,000.00 |
| Subtotal | \$ 83,500.00 |
| Less previously invoiced | \$ 58,500.00 |
| 23,500.00 | |

*Claim #5
Total paid to date
(including this claim)
\$83500*

AMOUNT THIS INVOICE \$ 25,000.00

Please note gst has been included within the above amount invoiced
This is a payment claim made under the Building and Construction Industry Payments Act 2004

**Please make cheque payable to Dee Builders Pty Ltd
Or alternatively Direct Deposit into the following account:**

**BSB 084 484
AccNo 16446 9817**

On behalf of Dee Builders Pty Ltd

Dee Builders Pty Ltd
10 Cordyline Court
Meridan Plains Q 4551
Ph 5438 8306
Mob 0438 215 217
QBSA Lic 118 53 53
ABN 95 892 890 204

Invoice D878

Saltair Superfund
via email

Invoice dated 1 September 2022

*Claim #6
(from paid to date
including this claim
\$133,500)*

Invoice for Works as follows;

| | |
|-----------------------------------|----------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Frame | \$ 25,000.00 |
| Lock Up | \$ 50,000.00 |
| Subtotal | \$ 133,500.00 |
| Less previously invoiced | \$ 83,500.00 |

AMOUNT THIS INVOICE \$ 50,000.00

Please note gst has been included within the above amount invoiced
This is a payment claim made under the Building and Construction Industry Payments Act 2004

**Please make cheque payable to Dee Builders Pty Ltd
Or alternatively Direct Deposit into the following account:**

**BSB 084 484
AccNo 16446 9817**

On behalf of Dee Builders Pty Ltd

Dee Builders Pty Ltd
10 Cordyline Court
Meridan Plains Q 4551
Ph 5438 8306
Mob 0438 215 217
QBSA Lic 118 53 53
ABN 95 892 890 204

*Claim #7
From Paid to Date
including this claim \$183,500
Pay \$40K 7/10/2022
Pay \$10K 8/10/2022*

Invoice D882

Saltair Superfund
via email

Invoice dated 30 September 2022

Invoice for Works as follows;

| | |
|-----------------------------------|----------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Frame | \$ 25,000.00 |
| Lock Up | \$ 50,000.00 |
| Fix Out | \$ 50,000.00 |
| Subtotal | \$ 183,500.00 |
| Less previously invoiced | \$ 133,500.00 |

AMOUNT THIS INVOICE \$ 50,000.00

Please note gst has been included within the above amount invoiced
This is a payment claim made under the Building and Construction Industry Payments Act 2004

Please make cheque payable to Dee Builders Pty Ltd

Or alternatively Direct Deposit into the following account:

BSB 084 484
AccNo 16446 9817

On behalf of Dee Builders Pty Ltd

Dee Builders Pty Ltd
 10 Cordyline Court
 Meridan Plains Q 4551
 Ph 5438 8306
 Mob 0438 215 217
 QBSA Lic 118 53 53
 ABN 95 892 890 204

Invoice D883

Saltair Superfund
 via email

Invoice dated 5 October 2022

Invoice for Works as follows;

| | |
|-----------------------------------|----------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Frame | \$ 25,000.00 |
| Lock Up | \$ 50,000.00 |
| Fix Out | \$ 50,000.00 |
| Variation Works completed to date | \$ 40,000.00 |
| Subtotal | \$ 223,500.00 |
| Less previously invoiced | \$ 183,500.00 |

AMOUNT THIS INVOICE \$ 40,000.00

Please note gst has been included within the above amount invoiced
 This is a payment claim made under the Building and Construction Industry Payments
 Act 2004

**Please make cheque payable to Dee Builders Pty Ltd
 Or alternatively Direct Deposit into the following account:**

BSB 084 484
 AccNo 16446 9817

Handwritten:
 Payment Claim # 8
 Total including this invoice \$ 223,500
 Paid 14/10/2022 \$ 40,000

Dee Builders Pty Ltd
10 Cordyline Court
Meridan Plains Q 4551
Ph 5438 8306
Mob 0438 215 217
QBSA Lic 118 53 53
ABN 95 892 890 204

Invoice D889

Saltair Superfund
via email

Invoice dated 2 November 2022

Invoice for Works as follows;

| | |
|--|----------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Frame | \$ 25,000.00 |
| Lock Up | \$ 50,000.00 |
| Fix Out | \$ 50,000.00 |
| Fit Off | \$ 25,000.00 ✓ |
| Practical Completion | \$ 22,140.00 |
| Subtotal | \$230,640.00 |
| Variation Works previously claimed (further to be claimed) | \$ 40,000.00 |
| Subtotal | \$ 270,640.00 |
| Less previously invoiced | \$ 223,500.00 |

AMOUNT THIS INVOICE \$ 47,140.00

Please note gst has been included within the above amount invoiced
This is a payment claim made under the Building and Construction Industry Payments Act 2004

**Please make cheque payable to Dee Builders Pty Ltd
Or alternatively Direct Deposit into the following account:**

BSB 084 484
AccNo 16446 9817

On behalf of Dee Builders Pty Ltd

*Claim #9
(total, including this
invoice \$ 248 500
(paid \$ 25,000 5/11/2022)
(a further \$ 15,140 paid 30/11/22)*

Dee Builders Pty Ltd
 10 Cordyline Court
 Meridan Plains Q 4551
 Ph 5438 8306
 Mob 0438 215 217
 QBSA Lic 118 53 53
 ABN 95 892 890 204

Claim # 10

Invoice D891

Saltair Superfund
 via email

Invoice dated 23 November 2022

Invoice for Works as follows;

| | |
|-----------------------------------|----------------------------|
| Deposit for works to commence | \$ 11,500.00 |
| Lodgement of Building Application | \$ 6,000.00 |
| Demo Strip | \$ 6,000.00 |
| Concrete Slabs | \$ 35,000.00 |
| Frame | \$ 25,000.00 |
| Lock Up | \$ 50,000.00 |
| Fix Out | \$ 50,000.00 |
| Fit Off | \$ 25,000.00 |
| Practical Completion | \$ 22,140.00 |
| Subtotal | \$230,640.00 |
| Variation Works | \$ 73,726.00 |
| Subtotal | \$ 304,366.00 |
| Less previously invoiced | \$ 270,640.00 |
| AMOUNT THIS INVOICE | <u>\$ 33,726.00</u> |

Please note gst has been included within the above amount invoiced
 This is a payment claim made under the Building and Construction Industry Payments
 Act 2004

Please make cheque payable to Dee Builders Pty Ltd
Or alternatively Direct Deposit into the following account:

BSB 084 484
 AccNo 16446 9817

On behalf of Dee Builders Pty Ltd

Dee Builders Pty Ltd
 10 Cordyline Court
 Meridan Plains Q 4551
 Ph 5438 8306
 Mob 0438 215 217
 QBSA Lic 118 53 53
 ABN 95 892 890 204

Invoice D892

Claim # 11

Saltair Superfund
 via email

Invoice dated 9 December 2022

Invoice for Works as follows;

| | |
|-----------------------------------|----------------------------|
| Contract Works Completed | \$230,640.00 |
| Variation Works | \$ 77,651.00 |
| Subtotal | \$ 308,291.00 |
| Less previously paid | \$ 297,366.00 |
| <u>AMOUNT THIS INVOICE</u> | <u>\$ 10,925.00</u> |

Please note gst has been included within the above amount invoiced
 This is a payment claim made under the Building and Construction Industry Payments
 Act 2004

**Please make cheque payable to Dee Builders Pty Ltd
 Or alternatively Direct Deposit into the following account:**

BSB 084 484
AccNo 16446 9817

On behalf of Dee Builders Pty Ltd



Receipt for payment

Your transfer has been successfully submitted.

- \$400.00 has been paid to TA Carbis
- Confirmation number: D1328185809

Account Details

From Account
Working Acc/084-484 73-111-7384

To Account
TA Carbis/014-306 269591077 AUSTRALIA AND NEW ZEALAND BANKING GR LTD

Transaction details

Amount
400.00

Description
Erbacher curtain r

Remitter name
SALTAIR SUPER FU

Transfer schedule

Transfer date
31/10/22

When will my payment be received?, opens in new window

[Return to list](#) [Make another transfer](#)

ERBACHER CURTAINS
SPOTLIGHT Maroochydore
Tenancy 2001
53 - 91 Dalton Drive
Maroochydore, QLD 4558
Ph 07 5343 8700
ABN 39564861886

| Description | Total \$ |
|---|-----------------|
| HOPKIN L/LET EA, CEMENT, 140X223 9349336262548 | |
| 20 @ \$20.00* | 400.00* |
| TOTAL (Inc GST) | \$400.00 |
| 20 Items | |
| VIP Card 2730061372508 | |
| Paid by EFTPOS | \$400.00 |

BN4MN8 BN4MN8 MASTERCARD
529871 190 Credit
PURCHASE \$AUD 400.00
TOTAL EFT \$AUD 400.00
EXPIRES 0727
RRN 502375600
TRANS. APPROVED
AUTHORISATION: 181365

Change Due \$0.00
GST Amount \$36.36

* Signifies item(s) with GST

Account No: 2730061372508

TAX INVOICE
0800500237568

Served by Kasey on lane 5
29/10/2022 2:17:44 PM

Please retain receipt as proof of purchase.
We accept 28 day change of mind returns.
Merchandise must be in a saleable condition and
some exclusions apply.

Please visit our website for more details.
spotlightstores.com/shop-with-spotlight/
returns-and-exchanges





WE DELIVER COMPLIANCE SOLUTIONS FOR PROPERTY MANAGERS AND LANDLORDS.

TAX INVOICE

| | | | |
|------------------|---|--------------|------------|
| Owner Name | The Owner | Invoice No. | 100001069 |
| Client Name | 4551 Property Group | Invoice Date | 02/11/2022 |
| Address | 25 Montgomery Crescent, GOLDEN BEACH 4551 | | |
| Property Address | 1 / 53 Erbacher Road, NAMBOUR 4560 | | |

| Item | Amount |
|--|---------------|
| Installation of 10Yr PE Li RF Alarm - Other - Compliance - (Qty x 2) | 520.00 |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| Total \$ | 520.00 |
| Includes GST of \$ | 47.27 |

This invoice is due for payment by

Payment details:

Direct deposit

BSB 062 948
 Account No 1694 4342
 Bank Commonwealth
 Reference

Cheques

Smoke Alarm Integrity Pty. Ltd.
P.O. Box 147
Clayfield QLD 4011

INTEGRITY
IS DOING THE RIGHT
THING EVEN
WHEN NO ONE IS
WATCHING.



1300 974 615
service@smokealarmintegrity.com.au
www.smokealarmintegrity.com.au
 Electrical contractor licence number
 83169
 ABN 16 619 541 703



TAX INVOICE

4551 Property Group
 25 Montgomery Cres
 GOLDEN BEACH QLD 4551
 AUSTRALIA
 ABN: 78166972792

Invoice Date
 3 Nov 2022

Invoice Number
 100001070

Reference
 2 / 53 Erbacher Road,
 NAMBOUR 4560

Smoke Alarm Integrity
 PO Box 147
 CLAYFIELD QLD 4011
 Ph 1300 974 615
 ABN 16 619 541 703

| Description | Quantity | Unit Price | GST | Amount AUD |
|--|----------|------------|------------------|---------------|
| Installation of 10Yr PE Li RF Alarm - Other - Compliance | 2.00 | 236.36 | 10% | 472.73 |
| | | | Subtotal | 472.73 |
| | | | TOTAL GST 10% | 47.27 |
| | | | TOTAL AUD | 520.00 |

Due Date: 30 Nov 2022

Direct Deposit -
 Smoke Alarm Integrity Pty Ltd
 BSB 062 948
 Account 1694 4342

Please use Invoice Number as the Reference.

Please note credit card payments attract a surcharge of 1.75%.



[View and pay online now](#)

Order Confirmation



TAX INVOICE

Thanks for visiting IKEA North Lakes!
 IKEA Pty Limited ABN 84 006 270 757
 Exit 133 Bruce Hwy. North Lakes QLD 4509
 www.IKEA.com.au/Northlakes
 Phone 02 7207 9707
 Order Number: 193737533

| | | | |
|--------------------|----------|---|--|
| Payment in Advance | | | |
| 4 Article | 40483256 | | |
| VIHALS wrd 2d | 1596.00 | 0 | |
| 2 Article | 10407928 | | |
| BRIMNES N | 698.00 | 0 | |
| 2 Article | 20400479 | | |
| BRIMNES N | 458.00 | 0 | |
| 1 Article | 40000606 | | |
| delivery indoor | 109.00 | 0 | |
| 1 Article | 50000960 | | |
| Assembly | 464.32 | 0 | |

| | | |
|---------------|-----|-------------|
| Total | | 3325.32 |
| Total items: | 10 | |
| A B O R T E D | | |
| Pay Card | AUD | 0.00 |
| Debit Card AC | | 2000.00 AUD |

ANZ EFTPOS
 ANZ CUSTOMER COPY
 IKEA NORTHLAKES
 3 NORTHLAKES DRIVE
 NORTHLAKES QLD
 TERMINAL ID 02914460122
 DEBIT CARD AC (C) SAV
 2018
 PUR AUD \$2000.00
 eftpos SAV
 AID A00000038410
 TVR 0000000000
 TVR FINAL 0000048000
 APSN 00 P00002 ATC 0003
 APPROVED AUTH 072895
 STAN 279831
 RRN 221106046015365
 06/11/22 14:09
 THANK YOU FOR
 SHOPPING AT IKEA

A B O R T E D

Customer contact

by Carbis
 Phone: +61403657076
 Email: tracey@4551propertygroup.com.au

IKEA contact information

| Service Partner | Booking Date | Time | Service Code |
|-----------------|--------------|---------------|--------------|
| | 12/11/22 | 07:00 - 19:00 | B |
| stall2U Pty Ltd | 14/11/22 | 07:00 - 17:00 | A |

| Art Nr | Service Code | Price | Tot. Price |
|---------------------------|--------------|--------|-----------------|
| 404.832.56 | A, B | 399.00 | 1,596.00 |
| hite AP 104.079.28 | A, B | 349.00 | 698.00 |
| ite AP 204.004.79 | A, B | 229.00 | 458.00 |
| Total goods amount | | | 2,752.00 |

For further support, please visit: www.ikea.com/au/en/customer-support

The currency for all amounts is stated in (AUD)

| Description | Amount |
|-------------------------------|-----------------|
| Goods value | 2,752.00 |
| Service | 573.32 |
| GST amount | 302.30 |
| Total amount excl. GST | 3,023.02 |
| Total amount incl. GST | 3,325.32 |

Customer signature _____

Tracey Carbis

From: donotreply@bunnings.com.au
 Sent: Wednesday, 9 November 2022 9:29 AM
 To: Tracey Carbis
 Subject: Thank you for shopping at Bunnings

BUNNINGS



Thanks! We've received your order

Hi Tracey Carbis

Thank you for your order – we'll be in touch soon to let you know when your order is ready for delivery.

Our team are doing their best to ensure we complete your orders as quickly as possible. Please bear with us as we adjust our processes, in line with the latest government guidance to keep our customers and team safe and healthy.

Your Order Details




Order Date: 09/11/2022

Order Number: W222267980

DELIVERY to: 25 Montgomery Crescent GOLDEN BEACH 4551 QLD AU

W222267980-1



| Item | Due | Qty | Total |
|--|-------------|-----|----------|
|  Pillar 32mm x 2.0m Brushed Chrome Curtain Rod I/N:0010723 | 2 to 5 days | 10 | \$200.00 |
|  Pillar 32mm Brushed Chrome Curtain Rod Bracket - 2 Pack I/N:0010725 | 2 to 5 days | 10 | \$142.50 |
|  Pillar Products 32mm Brushed Chrome Curtain Rod Cap Finial - 2 Pack I/N:0010726 | 2 to 5 days | 10 | \$149.00 |
| Ute Delivery - Standard I/N:9920161 | | 1 | \$40.00 |

Order Total **\$531.50**

Amount Paid **\$531.50**

Amount Outstanding **\$0.00**

Order Enquiries

For enquiries please contact Customer Support Team.

Email: customersupport@bunnings.com.au

Additional Information

[Online Order FAQ](#)

[Special Orders and Online Orders - Terms of Use](#)

TAX INVOICE

Saltair Super Fund

Invoice Date
11 Nov 2022**Invoice Number**
INV-0227**Reference**
53 Earbacher rd, Nambour**ABN**
50 612 248 647Stellar Asset Service Pty
Ltd
100 Buderim St
BATTERY HILL QLD 4551
AUSTRALIA

| Description | Quantity | Unit Price | Discount | GST | Amount AUD |
|--|----------|------------|----------|-----|-----------------|
| Supply and install hardwood post, pine rail and pine butt join pailing fence to rear of property | 19.50 | 110.00 | | 10% | 2,145.00 |
| Dig stormwater trench | 4.00 | 100.00 | 10.00% | 10% | 360.00 |
| Subtotal (includes a discount of 40.00) | | | | | 2,505.00 |
| TOTAL GST 10% | | | | | 250.50 |
| TOTAL AUD | | | | | 2,755.50 |

Due Date: 18 Nov 2022Commonwealth Bank
Stellar Asset Service Pty Ltd
BSB: 064-226
Acc: 1007 9836**PAYMENT ADVICE**To: Stellar Asset Service Pty Ltd
100 Buderim St
BATTERY HILL QLD 4551
AUSTRALIA**Customer** Saltair Super Fund
Invoice Number INV-0227
Amount Due 2,755.50
Due Date 18 Nov 2022**Amount Enclosed**

Enter the amount you are paying above



Kawana Store
566 Kawana Way
Birtinya QLD 4575
Phone: 07 5390 5300

TAX INVOICE 8203/99831780
Page 1 of 2
INVOICE DATE 14/11/2022
CUSTOMER COPY
EO 14/11/2022 02:00:00 AM

Bunnings Group Ltd (Australia)
ABN 26 008 672 179

| | | | | |
|------------|------------------|--------------|----------------|--------------|
| CLIENT NO. | CLIENT ORDER NO. | ORDER NO | CLIENT JOB NO. | DATE ORD REC |
| | | W222267980-2 | | 09/11/2022 |



998-31780-8203-2022-11-14

DELIVERY ADDRESS
Tracey Carbis
25 Montgomery Crescent
Golden Beach QLD 4551
Tracey Carbis
tracey@4551propertygroup.com.au

CUSTOMER
Tracey Carbis

ADDRESS
25 Montgomery Crescent
Golden Beach QLD 4551
DISPATCH
Delivery

JOB NUMBER
JOB ADDRESS
DELIVERY DATE

14/11/2022 ANYTIME
Bunnings
20579

INSTRUCTIONS Authority to leave unattended

TRANSPORT REF

19/11/2022 03:11:03 PM

| ITEM | QUANTITY | UNIT | DESCRIPTION | RATE EXCL GST | DISC | AMT EXCL GST | GST PAYABLE | AMT INCL GST |
|--------------|----------|------|---|---------------|------|--------------------|--------------|---------------|
| 9920161 | 1 | EACH | STANDARD METRO++UTE DELIVERY | 36.36 | | 36.36 | 3.64 | 40.00 |
| 1284746 | 10 | EACH | CURTAIN ROD FINIA : 25MM PILLAR++2PK CAP BR CHROME CRF25CBC | 13.55 | | 135.45 | 13.55 | 149.00 |
| | | | | | | Amount on account | | 0.00 |
| | | | | | | Amount non-account | | 189.00 |
| TOTAL | | | | | | 171.81 | 17.19 | 189.00 |

| | |
|-----------------|---------|
| PACKING DETAILS | FREIGHT |
|-----------------|---------|

| | |
|--------------------|------------------|
| TOTAL CUBIC METRES | Nett..... 189.00 |
|--------------------|------------------|

*Retail price shown excludes any promotional pricing applied in store.
No further discounts apply to promotional pricing.

THANK YOU FOR SHOPPING WITH BUNNINGS

Please note the terms and conditions on the back of your Customer Copy of this invoice apply to your purchase

Tracey Carbis

From: service@paypal.com.au
Sent: Monday, 14 November 2022 4:09 PM
To: Tracey Carbis
Subject: Your PayPal receipt

Hi Tracey Carbis,



You paid \$354.43 AUD to Interplant Australia Pty Ltd

Create an account with PayPal and activate Refunded Returns.
Conditions apply.

[Sign Up for PayPal Now](#)

Your purchase details

Your transaction ID:
8WM51881MH125114X

Seller transaction ID:
46971463TU426793Y

Purchase date:
14 November 2022

Payment to:
Interplant Australia Pty Ltd
info@interplant.com.au

Payment from:
Tracey Carbis

Invoice ID:
6dafdbdb-57d9-42b1-97c8-360bd5ae1363

Shipping address
Tracey Carbis
53 Erbacher Road
Nambour QLD 4560
Australia

| | |
|-----------------|---|
| Quantity | 46 |
| Item | Trachelospermum jasminoides 'Tricolor' Size: 100mm SS |

shed building

 Show order summary 

\$1,691.00



Order ES81687

Thank you Tracey!

Your order is confirmed

You'll receive a confirmation email with your order number shortly.

[Track order with Shop](#)

Order updates

You'll get shipping and delivery updates by email.

Customer information

Contact information

tracey@4551propertygroup.com.au

Shipping address

Tracey Carbis
53 Erbacher Road
Nambour QLD 4560
Australia
+61403657076

Shipping method

Home Delivery

Payment method

ending with 9190 - \$1,691.00

Billing address

Tracey Carbis
25 Montgomery Crescent
Golden Beach QLD 4551
Australia
+61 403 657 076

BUNNINGS



Caloundra Warehouse
54 Caloundra Road
Caloundra QLD 4551
Phone: 07 5490 5000

TAX INVOICE 8079/99830155
Page 1 of 2
INVOICE DATE 15/11/2022
CUSTOMER COPY
BI 15/11/2022 10:23:11 AM

Bunnings Group Ltd (Australia)
ABN 26 008 672 179

| | | | | |
|------------|------------------|--------------|----------------|--------------|
| CLIENT NO. | CLIENT ORDER NO. | ORDER NO | CLIENT JOB NO. | DATE ORD REC |
| | | W222267980-1 | | 09/11/2022 |



15/11/2022 10:23:12 AM

DELIVERY ADDRESS Tracey Carbis
25 Montgomery Crescent
Golden Beach QLD 4551

CONTACT Tracey Carbis
PHONE/EMAIL tracey@4551propertygroup.com.au

INSTRUCTIONS Authority to leave unattended

CUSTOMER Tracey Carbis

ADDRESS 25 Montgomery Crescent
Golden Beach QLD 4551

DISPATCH Delivery

JOB NUMBER
JOB ADDRESS
DELIVERY DATE 15/11/2022 ANYTIME
Bunnings
TRANSPORT REF BUNANC2367680

| ITEM | QUANTITY | UNIT | DESCRIPTION | RATE EXCL GST | DISC | AMT EXCL GST | GST PAYABLE | AMT INCL GST |
|--------------|----------|------|--|--------------------|------|---------------|--------------|---------------|
| 1284740 | 10 | EACH | CURTAIN ROD BRACKET PILLAR++25MM 2PKT BR CHROME CR2575BC | 12.73 | | 127.27 | 12.73 | 140.00 |
| 1284738 | 10 | EACH | CURTAIN CONDUIT 25MM PILLAR++2.0M BR CHROME CR2520BC | 15.45 | | 154.55 | 15.45 | 170.00 |
| | | | | Amount on account | | | | 0.00 |
| | | | | Amount non-account | | | | 310.00 |
| TOTAL | | | | | | 281.82 | 28.18 | 310.00 |

| | |
|------------------------|----------------|
| PACKING DETAILS | FREIGHT |
| | |

| | |
|---------------------------|--------------------------|
| TOTAL CUBIC METRES | Nett 310.00 |
|---------------------------|--------------------------|

*Retail price shown excludes any promotional pricing applied in store.
No further discounts apply to promotional pricing.

THANK YOU FOR SHOPPING WITH BUNNINGS

Please note the terms and conditions on the back of your Customer Copy of this invoice apply to your purchase

WE DELIVER COMPLIANCE SOLUTIONS FOR PROPERTY MANAGERS AND LANDLORDS.

TAX INVOICE

| | | | |
|------------------|---|--------------|------------|
| Owner Name | The Owner | Invoice No. | 100001136 |
| Client Name | 4551 Property Group | Invoice Date | 21/11/2022 |
| Address | 25 Montgomery Crescent, GOLDEN BEACH 4551 | | |
| Property Address | 2 / 53 Erbacher Road, NAMBOUR 4560 | | |

| Item | Amount |
|---|---------------|
| Installation of required Smoke Alarms - (Qty x 2.5) | 225.00 |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| Total \$ | 225.00 |
| Includes GST of \$ | 20.45 |

This invoice is due for payment by 30/11/2022

Payment details:

Direct deposit

BSB 062 948
 Account No 1694 4342
 Bank Commonwealth
 Reference 100001136

Cheques

Smoke Alarm Integrity Pty. Ltd.
 P.O. Box 147
 Clayfield QLD 4011

INTEGRITY
 IS DOING THE RIGHT
 THING EVEN
 WHEN NO ONE IS
 WATCHING.



1300 974 615
service@smokealarmintegrity.com.au
www.smokealarmintegrity.com.au
 Electrical contractor licence number
 83169
 ABN 16 619 541 703



WE DELIVER COMPLIANCE SOLUTIONS FOR PROPERTY MANAGERS AND LANDLORDS.

TAX INVOICE

| | | | |
|------------------|---|--------------|------------|
| Owner Name | The Owner | Invoice No. | 100001135 |
| Client Name | 4551 Property Group | Invoice Date | 21/11/2022 |
| Address | 25 Montgomery Crescent, GOLDEN BEACH 4551 | | |
| Property Address | 1 / 53 Erbacher Road, NAMBOUR 4560 | | |

| Item | Amount |
|---|---------------|
| Installation of required Smoke Alarms - (Qty x 2.5) | 225.00 |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| | |
| Total \$ | 225.00 |
| Includes GST of \$ | 20.45 |

This invoice is due for payment by 30/11/2022

Payment details:

Direct deposit

BSB 062 948
 Account No 1694 4342
 Bank Commonwealth
 Reference 100001135

Cheques

Smoke Alarm Integrity Pty. Ltd.
 P.O. Box 147
 Clayfield QLD 4011

INTEGRITY
 IS DOING THE RIGHT
 THING EVEN
 WHEN NO ONE IS
 WATCHING.



1300 974 615
service@smokealarmintegrity.com.au
www.smokealarmintegrity.com.au
 Electrical contractor licence number
 83169
 ABN 16 619 541 703



Receipt for payment

Your transfer has been successfully submitted.

- \$690.07 has been paid to TA Carbis
- Confirmation number: Q2894538494

Account Details

From Account
Working Acc/084-484 73-111-7384

To Account
TA Carbis/014-306 269591077 AUSTRALIA AND NEW ZEALAND BANKING GR LTD

Transaction details

Amount
690.07

Description
53 Erbacher reimbu

Remitter name
SALTAIR SUPER FU

Transfer schedule

Transfer date
23/11/22

[When will my payment be received?, opens in new window](#)

[Return to list](#)

[Make another transfer](#)



Internet Banking

AMBOUR QLD

CUSTOMER COPY

CARD NO. 4622-7065(c)
EXPIRY DATE
VISA CARD
Visa Debit
CREDIT

PURCHASE \$249.80
TOTAL AUD \$249.80

APPROVED 00

18 Nov 2022 12:19

TERMINAL ID 44859700
REFERENCE 030533
AUTH NUMBER 152793
AID A0000000031010
ATC 530 TVR 0000000000
CSN 00 61A98B2938F82F84

THANK YOU

249.80 249.80

ROUNDING 0.00
Paint Club Discount 13.15
TOTAL 249.80
GST INCLUDED IN TOTAL 22.71
TENDERED:
EFTPOS 249.80

TOTAL TENDERED 249.80
CHANGE 0.00

Taxable Item

Please retain your receipt as proof of purchase

For GST

CARD CREDIT

Round

Ch

Thank you for shopping with us



COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 94
TERMINAL 44614994
REFERENCE 403133

RECEIPT COPY

Payments EFTPOS

Debit
CARD: 80000000031010
Card: xxxxxxxxxxxxxxxx7007
Purchase HUD \$19.00

APPROVED

Signature required

Terminal ID: 1
Transaction Ref: 285314
Authorisation No: 238944
17 Nov 2022 at 01:08 PM

Retain copy for your records

**

\$10.97

~~\$7.00~~

GRLTD

\$17.97

\$10.97
~~\$17.97~~

\$1.64
\$17.97

93147 2 @ SubTotal.

Total

GST INCLUDED IN THE TOTAL

3 @ Sub

Total

GST INCLUDE

EFT
CARD NO: 462239-065
CREDIT

Rounding

Change

Rounding
Change

\$0.00

\$0.00



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COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 01

TERMINAL REFERENCE
CUSTOMER COPY
CARD NO: 4622-7065(c)
EXPIRY DATE: 08/01/2022 - 08/31/2022
AID: 000000
ATC: 479 TOR: 000
CSN: 00 623F6867A
07 OCT 2022

COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 01
TERMINAL REFERENCE
CUSTOMER COPY
CARD NO: 4622-7065(c)
EXPIRY DATE: 08/01/2022 - 08/31/2022
AID: 000000
ATC: 526 TOR: 0000000000
CSN: 00 1299877E688E57F6
17 NOV 2022 08:46

Visa Debit
CREDIT PURCHASE TOTAL
\$17.47
AUD \$17.97

Visa Debit
CREDIT PURCHASE TOTAL
\$17.47
AUD \$17.97
APPROVED AUTH NO: 390874
POS REF NO: 00126405

COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 94
TERMINAL REFERENCE
CUSTOMER COPY
CARD NO: 4622-7065(c)
EXPIRY DATE: 08/01/2022 - 08/31/2022
AID: 000000
ATC: 526 TOR: 0000000000
CSN: 00 1299877E688E57F6
17 NOV 2022 08:46

COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 94
TERMINAL REFERENCE
CUSTOMER COPY
CARD NO: 4622-7065(c)
EXPIRY DATE: 08/01/2022 - 08/31/2022
AID: 000000
ATC: 526 TOR: 0000000000
CSN: 00 1299877E688E57F6
17 NOV 2022 08:46



Internet Banking

After special
 service
 NOV 21, 22
 BATCH: 02341
 INV: 0424035117
 STAN: 49253
 ACCOUNT TYPE: 007728105700 SAVINGS
 RRN: 007728
 DEBIT: 007728
 A00000038410
 Version: 0.9.61B

CUSTOMER COPY
 10:57
 000265
 6885
 007728
 SAVINGS
 007728105700
 SALE AUD \$18.85
 APPROVED 00
 AROC: 15AS5C61CCSELEDEOE
 APSN: 00 ATC: 009E

PLEASE RETAIN RECEIPT FOR YOUR RECORDS

2 @ Subtotal

\$10.97
~~\$17.97~~
 \$17.97
 \$1.64
 \$17.97

Total
 GST INCLUDED IN THE TOTAL
 EFT
 CARD NO: 462239-0G5
 CREDIT

Rounding Change

\$0.00

* Indicates non taxable item(s)
 36079 R01 P157 C361662 #001-26405-8079-2022-11-17



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COMMONWEALTH BANK EFTPOS
 BUNNINGS CALOUNDRA
 8079 REG 01
 TERMINAL 44614801
 REFERENCE 796550

CUSTOMER COPY
 CARD NO: 4622-7065(c)
 EXPIRY DATE: 60000000031010
 AID: 000000000000
 ATC: 526 TUR: 000000000000
 CSN: 00 1299877E668E57F6
 17 NOV 2022 08:46

Visa Debit
 CREDIT PURCHASE TOTAL AUD \$17.97

APPROVED 00
 AUTH NO: 390874
 POS REF NO: 00125405

PURCHASE TOTAL \$60.23
 AUD \$60.23

APPROVED 00
 AUTH NO: 496358
 POS REF NO: 01122605

COMMONWEALTH BANK EFTPOS
 BUNNINGS CALOUNDRA
 8079 REG 94
 TERMINAL 44614894
 REFERENCE 403133



Internet Banking

BUNNINGS
warehouse

CALOUNDRA
BUNNINGS GROUP LIMITED
ABN 26 008 672 179
Ph: (07) 5490 5000

Fri 07/10/2022 12:56:44 PM
NURSERY HUT R11

BANKING GR LTD

**** TAX INVOICE ****

| | |
|---|---------|
| 9320124231151 FERTILISER LIQUID SEASOL 2L LAWN RTU TWIN PACK 10630 | \$21.89 |
| 9311105008633 HERBICIDE ALL PURP ROUNDUP 1.2L FAST RTU | \$21.35 |
| 9314766400778 STAKES GROOVIES 25X25MM 900MM PK6 | \$16.99 |
| 3 @ SubTotal: | \$60.23 |

Total \$60.23
GST INCLUDED IN THE TOTAL \$5.47
EFT \$60.23

CARD NO: 462239-065
CREDIT

Rounding \$0.00
Change \$0.00

"*" Indicates non taxable item(s)

S8079 R11 P866 1347J81 #011-22865-8079-2022-10-07



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COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 11
TERMINAL REFERENCE 44614811
407666

CUSTOMER COPY
CARD NO: 4622-7065(c)
EXPIRY DATE:
ATC: 479 TUR: 0000000000
CSH: 00 623F6867A7078110
07 OCT 2022 12:56

Visa Debit
CREDIT PURCHASE TOTAL \$60.23
AUD \$60.23

APPROVED AUTH NO: 00
496358
POS REF NO: 01122605

COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 94
TERMINAL REFERENCE 44614894
403133



Internet Banking

CUSTOM MADE

BUNNINGS warehouse

CALOUNDRA
BUNNINGS GROUP LIMITED
ABN 26 008 672 179
Ph: (07) 5490 5000

Fri 18/11/2022 09:25:07 AM
SELF CHECKOUT R96

BANKING GR LTD

** TAX INVOICE **

| | |
|---|---------|
| 9300611551146 PAINT EXT VALFAMUR BLOCKOUT | \$56.50 |
| 4L LOW SHEEN EXTRA BRIGHT | |
| 9320090018268 PAINT BRUSH MONARCH | \$20.75 |
| 100MM EXTERIOR ROUGH SURFACE | |
| 2 @ SubTotal: | \$77.25 |

Total \$77.25
GST INCLUDED IN THE TOTAL \$7.03
EFT \$77.25

CARD NO: 462239-065
METHOD: EFT

Change \$0.00

* Indicates non taxable item(s)

S6079 R96 P232 C000001 #096-93865-8079 2022-11-18



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COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 96
TERMINAL REFERENCE 44614896
514590

CUSTOMER COPY
CARD NO: 4622-7065 (c)
EXPIRY DATE:
AID: 80000000031010
ATC: 529 TUR: 0000000000
CSN: 00 A738127EEA96F172
18 NOV 2022 09:24

Visa Debit
CREDIT PURCHASE TOTAL AUD \$77.25

APPROVED 00
AUTH NO: 923431
POS REF NO: 09693863

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COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA
8079 REG 94
TERMINAL REFERENCE 44614894
403133

Receipt for payment



Internet Banking

EASY RETURNS
Simply keep your receipt

BUNNINGS
warehouse

CALOUNDRA
BUNNINGS GROUP LIMITED
ABN 26 008 672 179
Ph: (07) 5490 5000

Thu 17/11/2022 08:35:59 AM
SELF CHECKOUT R94

BANKING GR LTD

Sale
**** TAX INVOICE ****

| | |
|--|----------|
| 9300611551146 PAINT EXT WALPAHUR BLOCKOUT 4L LOW SHEEN EXTRA BRIGHT | \$56.50 |
| 9319841940436 TAP TIMER ELECTRONIC HULMAN 2 DIAL C01601 | \$35.49 |
| 9320090018268 PAINT BRUSH MONARCH 100MM EXTERIOR&ROUGH SURFACE | \$20.75 |
| 9311105007254 OSMOCOTE POUR & FEED OUTDOOR ALL PURPOSE | \$19.98 |
| 9310202112359 SOIL IMPROVER MULTICROP 2.8L LIQ CLAYBREAKER RTU 90561 | \$17.12 |
| 9348137004777 CURTAIN ROD FINIAL 25MM PILLAR 2PK CAP WHITE CR25CW | \$14.90 |
| 9300611535337 SPRAY PAINT DULUX METALSHIELD 300G MONUMENT 889H0118 3 @ \$14.50 | \$43.50 |
| 9348137004760 CURTAIN ROD BRACKET PILLAR 25MM 2PK WHITE CR82575W | \$14.00 |
| 9312620654305 HAND TOOL MULTI CYCLONE STAINLESS STEEL 654305 | \$11.50 |
| 9310124700238 BRUSH TOILET SET OATES SOFT GRIP B-12315 | \$10.69 |
| 6291107349756 WHITE RAGS PAINT PARTNER 1.5KG WHITE RAGS | \$9.54 |
| 13 @ Subtotal: | \$253.97 |

Total **\$253.97**

GST INCLUDED IN THE TOTAL \$23.11
EFT \$253.97

CARD NO: 462239-065
CREDIT

Rounding \$0.00
Change \$0.00

* Indicates non taxable item(s)

58079 R94 P19 C000001 #094-19055-8079-2022-11-17



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COMMONWEALTH BANK EFTPOS
BUNNINGS CALOUNDRA

AX INVOICE

Saltair Super Fund

Invoice Date
22 Nov 2022Invoice Number
INV-0234Reference
53 Earbacher rd, NambourABN
50 612 248 647Stellar Asset Service Pty
Ltd
100 Buderim St
BATTERY HILL QLD 4551
AUSTRALIA

| Description | Quantity | Unit Price | GST | Amount AUD |
|--|----------|------------|------------------|------------------|
| tree lopping | 1.00 | 1,350.00 | 10% | 1,350.00 |
| Turf | 1.00 | 2,254.76 | 10% | 2,254.76 |
| Labor to Landscape Duplex. Includes excavator, tipper, dumper and all associated equipment. Materials includes mulch, pebble, fertiliser, timber edging, geo-fab, plumbing supplies, concrete, reinforcing, and tip fees. | 1.00 | 10,400.00 | 10% | 10,400.00 |
| | | | Subtotal | 14,004.76 |
| | | | TOTAL GST 10% | 1,400.48 |
| | | | TOTAL AUD | 15,405.24 |

Due Date: 30 Nov 2022Commonwealth Bank
Stellar Asset Service Pty Ltd
BSB: 064-226
Acc: 1007 9836

PAYMENT ADVICE

| | |
|----------------|--------------------|
| Customer | Saltair Super Fund |
| Invoice Number | INV-0234 |
| Amount Due | 15,405.24 |
| Due Date | 30 Nov 2022 |

Amount Enclosed

Enter the amount you are paying above

To: Stellar Asset Service Pty Ltd
100 Buderim St
BATTERY HILL QLD 4551
AUSTRALIA

Michael Viney
6 Collins Lane Golden Beach Qld 4551
Licensed Plumber, Gas Fitter, Drainer
QBSA No. 101 1901 : ABN 26 526 110 451

Mobile: 0407 166 806

PAID 11/2/2022
Rec No. 24094253338 ^{A1}

TAX INVOICE

No:1206

Date: 30/ 11/ 2022

| INVOICE TO: | JOB LOCATION |
|---|-----------------------------|
| Saltair Super Fund | 53 Erbacher rd Nambour 4560 |
| DESCRIPTION | AMOUNT (excl GST) |
| <ul style="list-style-type: none">Affix curtain rod bracketry to 9 x window frame and 2 x sliding door frame.Cut curtain rods to suit.Fit and secure, 11 x curtain rod and stop ends.Hang all curtains.Test strength of fixings, tested ok, clean up remove debris. | |
| Labour 3hrs @ 60 phr | \$ 180.00 |

| | |
|-------------------------|-----------|
| SUB TOTAL | \$ 180.00 |
| GST TOTAL | \$ 18.00 |
| THIS TOTAL INCLUDES GST | \$ 198.00 |

Payment can be made by direct transfer
(Bank of Queensland Limited BSB: 124035 Account No: 91529038)



TAX INVOICE

Saltair Super Fund
53 Erbacher Rd
NAMBOUR

Invoice Date
14 Dec 2022

Invoice Number
INV-0043

Get It Together Flatpacks
www.getittogetherflatpacks
.com.au
Email:
getittogetherflatpacks@gm
ail.com
Ph: Alison 0414 998 720

| Description | Amount AUD |
|--|---------------------------|
| Easysshed x 2 assembly and installation as per manufacturer's instructions, fixed to concrete slab with kit supplied by customer Ref: 53 Erbacher Rd, Nambour | 1,520.00 |
| | Subtotal 1,520.00 |
| | TOTAL AUD 1,520.00 |

Due Date: 14 Dec 2022

Payment due on day of completion of job.
Thank you for your business.

Maroochydore Flatpackman
BSB 062-692
Acc 49726319



TAX INVOICE

Tracey
25 Montgomery Cres
GOLDEN BEACH QLD

Invoice Date
15 Dec 2022

Invoice Number
INV-722

Reference
Erbacher road upper
cupboards

QC Cabinetry Pty Ltd
Mobile 0400 776 929
qccabinetry@gmail.com
ABN 17 601 178 607

| Description | Quantity | Unit Price | Amount AUD |
|--|----------|------------------|---------------|
| Supply new 600mm wide x 450mm deep x 600mm high cupboard with 350mm high x 600mm wide microwave shelf and lift up door above | 2.00 | 352.00 | 704.00 |
| Delivery and installation of cupboards | 3.50 | 66.00 | 231.00 |
| | | INCLUDES GST 10% | 85.00 |
| | | TOTAL AUD | 935.00 |

Due Date: 20 Dec 2022

50% PAYMENT OF QUOTE MUST BE RECEIVED PRIOR TO COMMENCEMENT OF PRODUCTION.

Final payments must be made on receiving goods or within 7 days.

Payments can be made by Direct Deposit (EFT)

QC Cabinetry Pty Ltd

BSB: 034198

Account: 553270

Production lead times will commence when the deposit is received unless another agreement has been made.

Please note: Any additional changes to the order may be charged and will require written instruction to qccabinetry@gmail.com

If you have any questions, please do not hesitate to call us.

Thankyou for your business!

SALTAIR SUPER FUND
TRACEY CARBIS 25 MONTGOMERY CRESCENT
GOLDEN BEACH QLD 4551

Vanguard Personal Investor Quarterly Statement

Period ending 31 March 2023

Investor name: SALTAIR SUPER FUND
Account number: 18767335
Tax file number status: Supplied
Account type: Smsf

Your portfolio summary

| | | |
|--|---|--------------------|
| Portfolio opening value as at 10 March 2023 | | \$0.00 |
| Deposits into Vanguard Cash Account | | \$40,000.00 |
| Withdrawals from Vanguard Cash Account | ✓ 265.51(interest earned) =40,265.51 | \$0.00 |
| Assets transferred in | | \$0.00 |
| Assets transferred out | | \$0.00 |
| Change in investment value | | \$0.00 |
| Income from your investments | | \$0.00 |
| Withholding tax | | \$0.00 |
| Direct fees and costs | | \$0.00 |
| Portfolio closing value as at 31 March 2023 | | \$40,000.00 |
| Return after withholding tax and fees | | \$0.00 |

A tax statement, providing you with details of your income for tax purposes, will be issued separately. The information in this statement does not provide details of the gain or loss on disposal for tax purposes and should not be relied on for your tax position.

Contact us



Log in to Vanguard Online
vanguard.com.au/personal

Transaction Details (continued)

| | Particulars | Debits | Credits | Balance |
|-------------|---|--------|-----------|--------------|
| | Brought forward | | | 44,056.62 Cr |
| 5 Jun 2023 | Online T8015077125 Int Transfer | | | |
| | Saltair Supe..... | | 44,000.00 | 88,056.62 Cr |
| 16 Jun 2023 | Please Note From Today Your Dr Interest Rate Is 10.470% | | | 88,056.62 Cr |
| 20 Jun 2023 | Online L1119931504 Int Transfer | | | |
| | Saltair Supe..... | | 2,000.00 | 90,056.62 Cr |
| 30 Jun 2023 | Interest..... | | 90.18 | 90,146.80 Cr |

Summary of Government Charges

| | From 1 July to date | Last year to 30 June |
|------------------------------|---------------------|----------------------|
| Government | | |
| Withholding tax | \$0.00 | \$0.00 |
| Bank Account Debit (BAD) tax | \$0.00 | \$0.00 |

Bank Accounts Debits (BAD) Tax or State Debits Duty has been abolished for all states & territories effective 1/7/2005. Any amount shown on this statement applies to debits processed on or before 30/06/2005.

For further information on any applicable rebates, fees or government charges, please refer to the NAB's "A Guide to Fees & Charges" booklet. Please retain this statement for taxation purposes

Explanatory Notes

Please check all entries and report any apparent error or possible unauthorised transaction immediately. We may subsequently adjust debits and credits, which may result in a change to your account balance to accurately reflect the obligations between us.

For information on resolving problems or disputes, contact us on 1800 152 015, or ask at any NAB branch.

421007064/E-21157 S-43276 186652



NAB Business
Cash Maximiser

For further information call the
Business Servicing Team on 13 10 12



021157
SALTAIR SUPER PTY LTD
25 MONTGOMERY CRES
GOLDEN BEACH QLD 4551

Account Balance Summary

| | | |
|------------------------|--------------------|-----------|
| Opening balance | \$61,149.96 | Cr |
| Total credits | \$84,040.84 | |
| Total debits | \$55,044.00 | |
| Closing balance | \$90,146.80 | Cr |

Statement starts 31 December 2022
Statement ends 30 June 2023

Outlet Details

Caloundra
Shop B1, Stockland Shopping Centre
47 Bowman Rd, Caloundra Qld 4551

Account Details

SALTAIR SUPER PTY LTD ATF SALTAIR SUPER FUND ✓
BUS CASH MAXIMISER
BSB number 084-484 ✓
Account number 73-106-4470 ✓

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|-------------|--|-----------|------------|--------------|
| 31 Dec 2022 | Brought forward | | | 61,149.96 Cr |
| 3 Jan 2023 | As At 03/01/2023 Your Variable Cr Interest Rate Is 0.950% When Your Balance Is \$10,000 or More | | | 61,149.96 Cr |
| 19 Jan 2023 | Online C4191722448 Int Transfer Saltair Supe..... | | | 61,149.96 Cr |
| 31 Jan 2023 | Interest..... | | 8,000.00 ✓ | 69,149.96 Cr |
| 15 Feb 2023 | Online P6391273783 Int Transfer Saltair Supe..... | | 53.42 ✓ | 69,203.38 Cr |
| 17 Feb 2023 | Please Note From Today Your Dr Interest Rate Is 9.720% As At 17/02/2023 Your Variable Cr Interest Rate Is 1.200% When Your Balance Is \$10,000 or More | | 2,700.00 | 71,903.38 Cr |
| 28 Feb 2023 | Interest..... | | 56.76 ✓ | 71,903.38 Cr |
| 10 Mar 2023 | Online H5142253982 Int Transfer Saltair Supe..... | | 10,000.00 | 71,960.14 Cr |
| 17 Mar 2023 | Online S3189501782 Int Transfer Saltair Supe..... | 50,000.00 | | 31,960.14 Cr |
| 17 Mar 2023 | Please Note From Today Your Dr Interest Rate Is 9.970% As At 17/03/2023 Your Variable Cr Interest Rate Is 1.300% When Your Balance Is \$10,000 or More | | | 31,960.14 Cr |
| 30 Mar 2023 | Online C5844911759 Int Transfer Saltair Supe..... | | | 31,960.14 Cr |
| 31 Mar 2023 | Interest..... | | 4,000.00 ✓ | 35,960.14 Cr |
| 19 Apr 2023 | Online E8856558303 Int Transfer Saltair Supe..... | | 47.09 ✓ | 36,007.23 Cr |
| 28 Apr 2023 | Interest..... | | 8,000.00 ✓ | 44,007.23 Cr |
| 10 May 2023 | Online H7056702121 Linked Acc Trns Saltair Supe..... | | 38.47 ✓ | 44,045.70 Cr |
| 12 May 2023 | Please Note From Today Your Dr Interest Rate Is 10.220% | | 5,000.00 | 49,045.70 Cr |
| 23 May 2023 | Online F5227574988 Int Transfer Saltair Supe..... | | | 49,045.70 Cr |
| 29 May 2023 | Online V8145941830 Int Transfer Saltair Supe..... | 1,044.00 | | 48,001.70 Cr |
| 31 May 2023 | Interest..... | | 4,000.00 | 44,001.70 Cr |
| 2 Jun 2023 | As At 02/06/2023 Your Variable Cr Interest Rate Is 1.350% When Your Balance Is \$10,000 or More | | 54.92 ✓ | 44,056.62 Cr |
| | Carried forward | | | 44,056.62 Cr |
| | | | | 44,056.62 Cr |

161421007064/E-21157 S-43276 L-86551

Transaction Details (continued)

| | Particulars | Debits | Credits | Balance |
|-------------|---|-----------|----------|---------------|
| | Brought forward | | | 303,673.67 Cr |
| 12 Aug 2022 | Please Note From Today Your Dr Interest Rate Is 8.220% | | | 303,673.67 Cr |
| 19 Aug 2022 | As At 19/08/2022 Your Variable Cr Interest Rate Is 0.600% | | | |
| | When Your Balance Is \$10,000 or More | | | 303,673.67 Cr |
| 31 Aug 2022 | Interest..... | | 113.34 ✓ | 303,787.01 Cr |
| 5 Sep 2022 | Online N5973591162 Int Transfer | | | |
| | Saltair Supe..... | 787.00 | | |
| | Online G8017041544 Int Transfer | | | |
| | Saltair Supe..... | 50,000.00 | | 253,000.01 Cr |
| 16 Sep 2022 | Please Note From Today Your Dr Interest Rate Is 8.720% | | | 253,000.01 Cr |
| 30 Sep 2022 | Interest..... | | 128.94 ✓ | 253,128.95 Cr |
| 7 Oct 2022 | Online D5749524050 Int Transfer | | | |
| | Saltair Supe..... | 50,000.00 | | 203,128.95 Cr |
| 14 Oct 2022 | Please Note From Today Your Dr Interest Rate Is 8.970% | | | |
| | Online Y5434145270 Int Transfer | | | |
| | Saltair Supe..... | 40,000.00 | | 163,128.95 Cr |
| 21 Oct 2022 | As At 21/10/2022 Your Variable Cr Interest Rate Is 0.850% | | | 163,128.95 Cr |
| | When Your Balance Is \$10,000 or More | | | |
| 28 Oct 2022 | Online T9314130271 Int Transfer | | | |
| | Saltair Supe..... | | 7,000.00 | 170,128.95 Cr |
| 31 Oct 2022 | Interest..... | | 109.74 ✓ | 170,238.69 Cr |
| 7 Nov 2022 | Online E8114528244 Linked Acc Trns | | | |
| | Saltair Supe..... | 3,500.00 | | |
| | Online E8294568951 Int Transfer | | | |
| | Saltair Supe..... | 25,000.00 | | 141,738.69 Cr |
| 11 Nov 2022 | Please Note From Today Your Dr Interest Rate Is 9.220% | | | |
| | Online G1128185534 Linked Acc Trns | | | |
| | Saltair Supe..... | 3,000.00 | | 138,738.69 Cr |
| 14 Nov 2022 | Online V4514752504 Int Transfer | | | |
| | Saltair Supe..... | 1,738.00 | | 137,000.69 Cr |
| 18 Nov 2022 | As At 18/11/2022 Your Variable Cr Interest Rate Is 0.950% | | | 137,000.69 Cr |
| | When Your Balance Is \$10,000 or More | | | |
| 23 Nov 2022 | Online Z3228722007 Int Transfer | | | |
| | Saltair Supe..... | 35,000.00 | | 102,000.69 Cr |
| 30 Nov 2022 | Interest..... | | 99.82 ✓ | |
| | Online C9494165377 Int Transfer | | | |
| | Saltair Supe..... | 2,000.00 | | |
| | Online K9834508377 Int Transfer | | | |
| | Saltair Supe..... | 30,000.00 | | 70,100.51 Cr |
| 9 Dec 2022 | Online P6884528819 Int Transfer | | | |
| | Saltair Supe..... | 11,000.00 | | 59,100.51 Cr |
| 16 Dec 2022 | Please Note From Today Your Dr Interest Rate Is 9.470% | | | |
| | Online J7978941579 Int Transfer | | | |
| | Saltair Supe..... | | 2,000.00 | 61,100.51 Cr |
| 30 Dec 2022 | Interest..... | | 49.45 ✓ | 61,149.96 Cr |

Summary of Government Charges

| Government | From 1 July to date | Last year to 30 June |
|---|---------------------|----------------------|
| Withholding tax | \$0.00 | \$0.00 |
| Bank Account Debit (BAD) tax | \$0.00 | \$0.00 |
| Bank Accounts Debits (BAD) Tax or State Debits Duty has been abolished for all states & territories effective 1/7/2005. Any amount shown on this statement applies to debits processed on or before 30/06/2005. | | |
| For further information on any applicable rebates, fees or government charges, please refer to the NAB's "A Guide to Fees & Charges" booklet. Please retain this statement for taxation purposes | | |

Explanatory Notes

Please check all entries and report any apparent error or possible unauthorised transaction immediately.

We may subsequently adjust debits and credits, which may result in a change to your account balance to accurately reflect the obligations between us.

For information on resolving problems or disputes, contact us on 1800 152 015, or ask at any NAB branch.


NAB Business
Cash Maximiser

 For further information call the
 Business Servicing Team on 13 10 12

Account Balance Summary

| | | |
|------------------------|--------------------|-----------|
| Opening balance | \$357,606.04 | Cr |
| Total credits | \$15,568.92 | |
| Total debits | \$312,025.00 | |
| Closing balance | \$61,149.96 | Cr |

Statement starts 1 July 2022
Statement ends 30 December 2022

 SALT AIR SUPER PTY LTD
 25 MONTGOMERY CRES
 GOLDEN BEACH QLD 4551

A 4-484

Outlet Details

 Caloundra
 Shop B1, Stockland Shopping Centre
 47 Bowman Rd, Caloundra Qld 4551

Account Details

 SALT AIR SUPER PTY LTD ATF SALT AIR SUPER FUND
 BUS CASH MAXIMISER

 BSB number 084-484
 Account number 73-106-4470

For Your Information

Changes to your Terms and Conditions
 As of 3 March 2023, the NAB Business Products Terms and Conditions are being updated and can be viewed at nab.com.au/business.
 Cheque usage has declined significantly over the years, with customers moving to more convenient, secure and digital payment methods. As a result, cheque books will no longer be available for newly opened NAB business transaction accounts after 3 March 2023. Additionally, if you already have an account and a cheque book wasn't requested, going forward cheque books will not be available. There is no change if you have an existing cheque book with your account, as you will still receive cheque books when required.

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|-------------|--|-----------|----------|---------------|
| 1 Jul 2022 | Brought forward | | | 357,606.04 Cr |
| 1 Jul 2022 | As At 01/07/2022 Your Variable Cr Interest Rate Is 0.200% When Your Balance Is \$10,000 or More ***** The Following Information Concerning This Account Is Provided To Assist In Preparing Your 2021/22 Tax Return Credit Interest Paid - 2021/22 Financial Year 74.58 Resident Withholding Tax - 2021/22 Financial Year 0.00 If You Have Any Queries, Please Call The Account Enquiries Number On The Top Of This Statement. ***** | | | 357,606.04 Cr |
| 4 Jul 2022 | Online L1746541226 Linked Acc Trns Saltair Supe..... | | 6,000.00 | 363,606.04 Cr |
| 5 Jul 2022 | ATO004000016103478 ATO 012721..... | | 1.99 | |
| | Online X9075190307 Int Transfer Saltair Supe..... | 35,000.00 | | 328,608.03 Cr |
| 15 Jul 2022 | Please Note From Today Your Dr Interest Rate Is 7.720% As At 15/07/2022 Your Variable Cr Interest Rate Is 0.300% When Your Balance Is \$10,000 or More | | | 328,608.03 Cr |
| 29 Jul 2022 | Interest..... | | 65.64 ✓ | 328,673.67 Cr |
| 3 Aug 2022 | Online A0387722946 Int Transfer Saltair Supe..... | 25,000.00 | | 303,673.67 Cr |
| | Carried forward | | | 303,673.67 Cr |

364134/09/M/068277/SL/43/266/ID86531



Date Created: Jul 13, 2023 10:50:45 AM

Account Balance Summary

| | |
|------------------------|----------------------|
| Opening Balance | \$3,042.10 CR |
| Total Credits | \$8,201.17 |
| Total Debits | \$4,340.00 |
| Closing Balance | \$6,903.27 CR |

Transaction Listing starts**13 June 2023****Transaction Listing ends****13 July 2023****Account Details**

| | |
|----------------|---------------------|
| Account Type | Transaction Account |
| BSB Number | 084-484 ✓ |
| Account Number | 73-111-7384 ✓ |

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|----------------------|--|---------------------|------------|--------------------------|
| 14 Jun 23 | RENT 2/53 ERBACHER RADCLIFFE FAMILY SALTAIR SUPER PT | | \$506.00 | \$3,548.10 CR |
| 20 Jun 23 | RENT 1/53 ERBACHER RADCLIFFE FAMILY SALTAIR SUPER PT | | \$1,012.00 | \$4,560.10 CR |
| 20 Jun 23 | ONLINE L1119931504 INT TRANSFER SALTAIR SUPE | \$2,000.00 | | \$2,560.10 CR |
| 23 Jun 23 | RENT 2/53 ERBACHER RADCLIFFE FAMILY SALTAIR SUPER PT | | \$506.00 | \$3,066.10 CR |
| 30 Jun 23 | INTEREST PAID | | \$4.45 ✓ | \$3,070.55 CR |
| 30 Jun 23 | RENT 2/53 ERBACHER RADCLIFFE FAMILY | | \$506.00 | \$3,576.55 CR ✓ |
| 03 Jul 23 | INTERNET TRANSFER INV TAI-27069711 | \$340.00 | | \$3,236.55 CR |
| 03 Jul 23 | ONLINE T1645571287 INT TRANSFER SALTAIR SUPE | \$2,000.00 | | \$1,236.55 CR |
| 03 Jul 23 | DAVID EMPL CONTRIB RADCLIFFE FAMILY | | \$3,990.00 | \$5,226.55 CR |
| 04 Jul 23 | RENT 1/53 ERBACHER RADCLIFFE FAMILY | | \$1,012.00 | \$6,238.55 CR |
| 07 Jul 23 | RENTWATER 2/53-ERB RADCLIFFE FAMILY | | \$664.72 | \$6,903.27 CR |

Important

- This provisional list is not a statement of account.
- It may include transactions which may appear on previous statements.
- It may not include all transactions processed since last statement was issued.
- With the exception of cheque serial numbers, the details shown in the particulars column may be an abbreviation.
- Inclusion of a debit does not always indicate payment by the bank.

ction Details (continued)

| | | | Debits | Credits | Balance |
|-------------|-------------------------------------|--------|-----------|---------------|--------------|
| | Particulars | | | | 2,628.96 Cr |
| | Brought forward | | | 506.00 | |
| | 045801 | | | | |
| | Rent 1/53 Erbacher Radcliffe Family | | | 1,012.00 | 4,146.96 Cr |
| | 045801 | | | 2.58 | 4,149.54 Cr |
| 28 Apr 2023 | Interest | | | | |
| 1 May 2023 | Monthly Transaction Summary | Number | Unit Cost | Fee | |
| | Internet Transfer NAB | 1 | \$0.00 | \$0.00 | |
| | Total Transaction Fees | | | \$0.00 | |
| | Less Transaction Rebate | | | \$0.00 | |
| | Transaction Fees Less Rebate | | | \$0.00 | |
| | Account Service Fee | | | \$0.00 | |
| | Fee Charged | | | \$0.00 | 4,149.54 Cr |
| 4 May 2023 | Rent 2/53 Erbacher Radcliffe Family | | | 506.00 | 4,655.54 Cr |
| | 045801 | | | | |
| 9 May 2023 | Rent 2/53 Erbacher Radcliffe Family | | | 506.00 | |
| | 045801 | | | | |
| | Rent 1/53 Erbacher Radcliffe Family | | | 1,012.00 | 6,173.54 Cr |
| | 045801 | | | | |
| 10 May 2023 | Online H7056702121 Linked Acc Trns | | | | |
| | Saltair Supe | | 5,000.00 | | 1,173.54 Cr |
| 18 May 2023 | Rent 2/53 Erbacher Radcliffe Family | | | 506.00 | 1,679.54 Cr |
| | 045801 | | | | |
| 19 May 2023 | Internet Bpay Suncorp Insurance | | 1,132.95 | | 546.59 Cr |
| | 038006224 | | | | |
| 23 May 2023 | Online F5227574988 Int Transfer | | | 1,044.00 | |
| | Saltair Supe | | | | |
| | Rent 1/53 Erbacher Radcliffe Family | | | 1,012.00 | 2,338.59 Cr |
| | 045801 | | | | |
| | Internet Transfer Inv 11212A | | 264.00 | | |
| 26 May 2023 | Rent 2/53 Erbacher Radcliffe Family | | | 506.00 | 2,844.59 Cr |
| | 045801 | | | | |
| 29 May 2023 | Online V8145941830 Int Transfer | | | 4,000.00 | |
| | Saltair Supe | | | | |
| | Internet Bpay Tax Office Payments | | 5,525.95 | | 1,318.64 Cr |
| | 552004288116680621 | | | | |
| 31 May 2023 | Interest | | | 1.29 | |
| | Rent 2/53 Erbacher Radcliffe Family | | | 506.00 | |
| | 045801 | | | | |
| | Tracey Empl contri Radcliffe Family | | | 32,000.00 | 33,825.93 Cr |
| | 045801 | | | | |
| 1 Jun 2023 | Monthly Transaction Summary | Number | Unit Cost | Fee | |
| | Internet Transfer NAB | 1 | \$0.00 | \$0.00 | |
| | Internet Transfer Non-NAB | 1 | \$0.00 | \$0.00 | |
| | Internet Bpay | 2 | \$0.00 | \$0.00 | |
| | Total Transaction Fees | | | \$0.00 | |
| | Less Transaction Rebate | | | \$0.00 | |
| | Transaction Fees Less Rebate | | | \$0.00 | |
| | Account Service Fee | | | \$0.00 | |
| | Fee Charged | | | \$0.00 | |
| | David Empl contrib Radcliffe Family | | | 12,500.00 | 46,325.93 Cr |
| | 045801 | | | | |
| 5 Jun 2023 | Online T8015077125 Int Transfer | | | | |
| | Saltair Supe | | 44,000.00 | | 2,325.93 Cr |
| 6 Jun 2023 | Internet Bpay Unitywater | | 434.72 | | 1,891.21 Cr |
| | 1000225654 | | | | |
| 7 Jun 2023 | Rentwater 1/53 Erb Radcliffe Family | | | 1,150.89 | 3,042.10 Cr |
| | 045801 | | | | |
| 14 Jun 2023 | Rent 2/53 Erbacher Radcliffe Family | | | 506.00 | 3,548.10 Cr |
| | 045801 | | | | |

421007064 / E-42588 S-116171 4232342



NAB Cash Manager

For further information call the
Business Servicing Team on 13 10 12



042588

SALTAIR SUPER PTY LTD ✓
25 MONTGOMERY CRES
GOLDEN BEACH QLD 4551

Account Balance Summary

| | | |
|------------------------|-------------------|-----------|
| Opening balance | \$4,505.61 | Cr |
| Total credits | \$67,811.95 | |
| Total debits | \$68,769.46 | |
| Closing balance | \$3,548.10 | Cr |

Statement starts 18 March 2023
Statement ends 19 June 2023

Outlet Details

Caloundra
Shop B1, Stockland Shopping Centre
47 Bowman Rd, Caloundra Qld 4551

Account Details

SALTAIR SUPER PTY LTD ATF SALTAIR SUPER FUND
BSB number 084-484
Account number 73-111-7384

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|-------------|---|----------|-----------|---------------|
| 18 Mar 2023 | Brought forward | | | 4,505.61 Cr |
| 23 Mar 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | 5,011.61 Cr |
| 28 Mar 2023 | Rent 1/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 6,023.61 Cr |
| 30 Mar 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | |
| | Internet Bpay Unitywater 1000225654..... | 411.84 ✓ | | |
| | Online C5844911759 Int Transfer Saltair Supe..... | 4,000.00 | | 2,117.77 Cr |
| 31 Mar 2023 | Interest..... | | 1.79 ✓ | 2,119.56 Cr |
| 3 Apr 2023 | ----- Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 2 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 2 | \$0.00 | \$0.00 |
| | Internet Bpay | 2 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- End Mar qtr contri Radcliffe Family 045801..... | | 5,473.40 | 7,592.96 Cr |
| 6 Apr 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | 8,098.96 Cr |
| 11 Apr 2023 | Rent 1/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 9,110.96 Cr |
| 17 Apr 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 10,122.96 Cr |
| 19 Apr 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | |
| | Online E8856558303 Int Transfer Saltair Supe..... | 8,000.00 | | 2,628.96 Cr |
| 26 Apr 2023 | Rent 2/53 Erbacher Radcliffe Family Carried forward | | | 2,628.96 Cr |

170421007064 / E-42588 S-116171 I-232341

Transaction Details (continued)

| | Particulars | Debits | Credits | Balance |
|-------------|--|------------|------------|---------------|
| | Brought forward | | | 10,006.23 Cr |
| | Saltair Supe | 8,000.00 ✓ | | |
| | Internet Transfer Erbacher Reimburs..... | 169.99 ✓ | | 1,836.24 Cr |
| 25 Jan 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | |
| | Internet Bpay Sunshine Coast Cncl 242916..... | 1,357.61 ✓ | | 984.63 Cr |
| 30 Jan 2023 | Rent 1/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 ✓ | 1,996.63 Cr |
| 31 Jan 2023 | Interest..... | | 2.46 ✓ | 1,999.09 Cr |
| 1 Feb 2023 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 1 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 2 | \$0.00 | \$0.00 |
| | Internet Bpay | 2 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- | | | |
| | | | | 1,999.09 Cr |
| 3 Feb 2023 | Internet Transfer Erbacher Reimburs..... | 295.76 ✓ | | 1,703.33 Cr |
| 9 Feb 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 2,715.33 Cr |
| 14 Feb 2023 | Rent 1/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 3,727.33 Cr |
| 15 Feb 2023 | Online P6391273783 Int Transfer Saltair Supe..... | 2,700.00 | | 1,027.33 Cr |
| 23 Feb 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 ✓ | 2,039.33 Cr |
| 28 Feb 2023 | Interest..... | | 0.78 ✓ | |
| | Rent 1/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 3,052.11 Cr |
| 1 Mar 2023 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 1 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 1 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- | | | |
| | | | | 3,052.11 Cr |
| 7 Mar 2023 | Internet Bpay Asic 2296045084474..... | 290.00 ✓ | | |
| | Internet Transfer Inv I021542..... | 280.50 ✓ | | 2,481.61 Cr |
| 9 Mar 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | 2,987.61 Cr |
| 10 Mar 2023 | Online S3189501782 Int Transfer Saltair Supe..... | | 50,000.00 | |
| | Online H5142253982 Int Transfer Saltair Supe..... | 10,000.00 | | |
| | Internet Transfer Saltair Super Fund..... | 40,000.00 | | 2,987.61 Cr |
| 15 Mar 2023 | Rent 1/53 Erbacher Radcliffe Family 045801..... | | 1,012.00 | 3,999.61 Cr |
| 16 Mar 2023 | Rent 2/53 Erbacher Radcliffe Family 045801..... | | 506.00 | 4,505.61 Cr |

421007064 / E-16764 S-33075 166150



#018764
SALTAIR SUPER PTY LTD
25 MONTGOMERY CRES
GOLDEN BEACH QLD 4551

Account Balance Summary

| | | |
|------------------------|-------------------|-----------|
| Opening balance | \$1,350.58 | Cr |
| Total credits | \$67,286.96 | |
| Total debits | \$64,131.93 | |
| Closing balance | \$4,505.61 | Cr |

Statement starts 20 December 2022
Statement ends 17 March 2023

Outlet Details

Caloundra
Shop B1, Stockland Shopping Centre
47 Bowman Rd, Caloundra Qld 4551

Account Details

SALTAIR SUPER PTY LTD ATF SALTAIR SUPER FUND
BSB number 084-484
Account number 73-111-7384

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|-------------|--|----------|-----------|---------------|
| 20 Dec 2022 | Brought forward | | | 1,350.58 Cr |
| 20 Dec 2022 | Internet Bpay Alinta Energy 10325735062 | 99.75 ✓ | | 1,250.83 Cr |
| 21 Dec 2022 | Cash and/or Cheques Deposit | | 55.68 | 1,306.51 Cr |
| 22 Dec 2022 | 162070A509201 Ae Retail Sales 398218 | | 93.47 | 1,399.98 Cr |
| 30 Dec 2022 | Interest | | 0.91 ✓ | |
| | Rent 2/53 Erbacher Radcliffe Family 045801 | | 1,012.00 | 2,412.89 Cr |
| 3 Jan 2023 | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 2 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 2 | \$0.00 | \$0.00 |
| | Internet Bpay | 3 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | Rent 1/53 Erbacher Radcliffe Family 045801 | | 898.00 | |
| | End Dec qtr contri Radcliffe Family 045801 | | 5,217.66 | 8,528.55 Cr |
| 5 Jan 2023 | Rent 2/53 Erbacher Radcliffe Family 045801 | | 392.00 | 8,920.55 Cr |
| 9 Jan 2023 | Internet Bpay Alinta Energy 10325735062 | 3.32 ✓ | | |
| | Internet Transfer Inv 722 | 935.00 ✓ | | 7,982.23 Cr |
| 17 Jan 2023 | Rent 2/53 Erbacher Radcliffe Family 045801 | | 506.00 | |
| | Rent 1/53 Erbacher Radcliffe Family 045801 | | 1,012.00 | 9,500.23 Cr |
| 19 Jan 2023 | Rent 2/53 Erbacher Radcliffe Family 045801 | | 506.00 | |
| | Online C4191722448 Int Transfer Carried forward | | | 10,006.23 Cr |

076421007064 / E-18764 S-33075 L-86149

Account Details

| | | |
|--|-----------------------|-------------------------------|
| SALTAIR SUPER PTY LTD ATF SALTAIR SUPER FUND | BSB Number 084-484 | Account Number 73-111-7384 |
|--|-----------------------|-------------------------------|

Transaction Details (continued)

| Date | Particulars | Debits | Credits | Balance |
|-------------|-------------------------------------|-------------|-----------|-------------|
| | Brought forward | | | 1,253.58 Cr |
| 9 Dec 2022 | Online P6884528819 Int Transfer | | | |
| | Saltair Supe | | 11,000.00 | |
| | Rent 1/53 Erbacher Radcliffe Family | | | |
| | 045801 | | 2,024.00 | |
| | Online K6814921519 Inv D892 | | | |
| | Saltair Super Fu | 10,925.00 ✓ | | 3,352.58 Cr |
| 12 Dec 2022 | Rent 2/53 Erbacher Radcliffe Family | | | |
| | 045801 | | 1,012.00 | 4,364.58 Cr |
| 15 Dec 2022 | Rent 2/53 Erbacher Radcliffe Family | | | |
| | 045801 | | 506.00 | 4,870.58 Cr |
| 16 Dec 2022 | Online J7978941579 Int Transfer | | | |
| | Saltair Supe | 2,000.00 | | |
| | Internet Transfer Inv 0043 | 1,520.00 ✓ | | 1,350.58 Cr |

Summary of Government Charges

| Government | From 1 July to date | Last year to 30 June |
|------------------------------|---------------------|----------------------|
| Withholding tax | \$0.00 | \$0.00 |
| Bank Account Debit (BAD) tax | \$0.00 | \$0.00 |

Bank Accounts Debits (BAD) Tax or State Debits Duty has been abolished for all states & territories effective 1/7/2005. Any amount shown on this statement applies to debits processed on or before 30/06/2005.

For further information on any applicable rebates, fees or government charges, please refer to the NAB's "A Guide to Fees & Charges" booklet. Please retain this statement for taxation purposes

Explanatory Notes

Please check all entries and report any apparent error or possible unauthorised transaction immediately.
 We may subsequently adjust debits and credits, which may result in a change to your account balance to accurately reflect the obligations between us.
 For information on resolving problems or disputes, contact us on 1800 152 015, or ask at any NAB branch.

35374/01/M/059952/5164069/IE28137

Transaction Details (continued)

| Date | Particulars | Debits | Credits | Balance |
|-------------|--------------------------------------|-------------|---------------|---------------|
| | Brought forward | | | 3,478.07 Cr |
| | Total Transaction Fees | | \$0.00 | |
| | Less Transaction Rebate | | \$0.00 | |
| | Transaction Fees Less Rebate | | \$0.00 | |
| | Account Service Fee | | \$0.00 | |
| | Fee Charged | | \$0.00 | |
| | ----- | | | 3,478.07 Cr |
| 3 Nov 2022 | Internet Transfer Inv 100001070 | 520.00 ✓ | | |
| | Internet Transfer Inv 100001069 | 520.00 ✓ | | 2,438.07 Cr |
| 7 Nov 2022 | Online E8114528244 Linked Acc Trns | | | |
| | Saltair Supe | | 3,500.00 | |
| | Online E8294568951 Int Transfer | | | |
| | Saltair Supe | | 25,000.00 ✓ | |
| | Internet Transfer 53 Erbacher reimbu | 220.00 ✓ | | |
| | Internet Transfer Ikea reimbursement | 1,325.32 ✓ | | |
| | Internet Transfer Ikea reimbursement | 2,000.00 ✓ | | |
| | Online B5294081751 Inv D889 | | | |
| | Saltair Super Fu | 25,000.00 ✓ | | 2,392.75 Cr |
| 10 Nov 2022 | Internet Transfer Curtain rod reimbu | 531.50 ✓ | | 1,861.25 Cr |
| 11 Nov 2022 | Online G1128185534 Linked Acc Trns | | | |
| | Saltair Supe | | 3,000.00 | |
| | Internet Bpay Alinta Energy | | | |
| | 10325735103 | 82.31 ✓ | | |
| | Internet Transfer Inv 0227 | 2,755.50 ✓ | | 2,023.44 Cr |
| 14 Nov 2022 | Online V4514752504 Int Transfer | | | |
| | Saltair Supe | | 1,738.00 ✓ | |
| | Internet Transfer shed reimburse | 1,691.00 ✓ | | 2,070.44 Cr |
| 21 Nov 2022 | Internet Bpay Bmt Tax Depreciation | | | |
| | 818948002 | 990.00 ✓ | | |
| | Internet Transfer Inv I020717 | 280.50 ✓ | | 799.94 Cr |
| 23 Nov 2022 | Online Z3228722007 Int Transfer | | | |
| | Saltair Supe | | 35,000.00 | |
| | Internet Transfer 100001136 | 225.00 ✓ | | |
| | Internet Transfer Inv 100001135 | 225.00 ✓ | | |
| | Internet Transfer 53 Erbacher reimbu | 690.07 ✓ | | |
| | Online P7206722794 Inv D891 | | | |
| | Saltair Super Fu | 33,726.00 ✓ | | 933.87 Cr |
| 25 Nov 2022 | Internet Transfer IN000235-22 | 120.00 ✓ | | 813.87 Cr |
| 29 Nov 2022 | Internet Bpay Unitywater | | | |
| | 1000225654 | 434.72 ✓ | | 379.15 Cr |
| 30 Nov 2022 | Interest | | 0.86 ✓ | |
| | Online C9494165377 Int Transfer | | | |
| | Saltair Supe | | 2,000.00 | |
| | Online K9834508377 Int Transfer | | | |
| | Saltair Supe | | 30,000.00 | |
| | Internet Transfer Inv 0234 | 15,405.24 ✓ | | |
| | Online L2394941377 Inv D889 | | | |
| | Saltair Super Fu | 15,140.00 ✓ | | 1,834.77 Cr |
| 1 Dec 2022 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 3 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 14 | \$0.00 | \$0.00 |
| | Internet Bpay | 2 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- | | | |
| | Internet Bpay Asic | | | |
| | 2296028904151 | 59.00 ✓ | | |
| | Internet Transfer Inv 1206 | 198.00 ✓ | | 1,577.77 Cr |
| 6 Dec 2022 | Internet Bpay Suncorp Insurance | | | |
| | 053050357 | 324.19 ✓ | | 1,253.58 Cr |
| | Carried forward | | | 1,253.58 Cr |

353/34101/10599932/5164068/1328136


NAB Cash Manager

 For further information call the
 Business Servicing Team on 13 10 12

Account Balance Summary

| | |
|------------------------|----------------------|
| Opening balance | \$1,595.21 Cr |
| Total credits | \$216,741.31 |
| Total debits | \$216,985.94 |
| Closing balance | \$1,350.58 Cr |

Statement starts 20 September 2022
Statement ends 19 December 2022

 SALT AIR SUPER PTY LTD
 25 MONTGOMERY CRES
 GOLDEN BEACH QLD 4551

A 4-484

Outlet Details

 Caloundra
 Shop B1, Stockland Shopping Centre
 47 Bowman Rd, Caloundra Qld 4551

Account Details

 SALT AIR SUPER PTY LTD ATF SALT AIR SUPER FUND
 BSB number 084-484
 Account number 73-111-7384

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|-------------|---------------------------------------|-------------|-----------|---------------|
| 20 Sep 2022 | Brought forward | | | 1,595.21 Cr |
| 28 Sep 2022 | Internet Transfer Inv I020161 | 66.00 ✓ | | 1,529.21 Cr |
| 30 Sep 2022 | Interest | | 0.66 ✓ | 1,529.87 Cr |
| 3 Oct 2022 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 2 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 1 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- | | | |
| | | | | 1,529.87 Cr |
| 5 Oct 2022 | Sept Qtr Super Radcliffe Family | | | |
| | 045801 | | 5,331.27 | 6,861.14 Cr |
| 7 Oct 2022 | Online D5749524050 Int Transfer | | | |
| | Saltair Supe | | 50,000.00 | |
| | Online E5294037811 Inv D882 part paym | 40,000.00 ✓ | | 16,861.14 Cr |
| | Saltair Super Fu | | | |
| 10 Oct 2022 | Online A1714742339 Inv D882 balance | 10,000.00 ✓ | | 6,861.14 Cr |
| | Saltair Super Fu | | | |
| 14 Oct 2022 | Online Y5434145270 Int Transfer | | | |
| | Saltair Supe | | 40,000.00 | |
| | Online D3749150770 Inv D883 | 40,000.00 ✓ | | 6,861.14 Cr |
| | Saltair Super Fu | | | |
| 28 Oct 2022 | Super catchup Radcliffe Family | | | |
| | 045801 | | 6,625.40 | |
| | Online T9314130271 Int Transfer | | | |
| | Saltair Supe | 7,000.00 ✓ | | |
| | Internet Transfer Inv I020443 | 2,611.59 ✓ | | 3,874.95 Cr |
| 31 Oct 2022 | Interest | | 3.12 ✓ | |
| | Internet Transfer Erbacher curtain r | 400.00 ✓ | | 3,478.07 Cr |
| 1 Nov 2022 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 4 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 2 | \$0.00 | \$0.00 |
| | Carried forward | | | 3,478.07 Cr |

3531/34/01/AM059932/SL64068/1328135

Transaction Details (continued)

| Date | Particulars | Debits | Credits | Balance |
|-------------|---|-----------|-----------|---------------|
| | Brought forward | | | 2,601.69 Cr |
| 19 Jul 2022 | Internet Bpay Alinta Energy 10325735103 | 30.18 | | 2,571.51 Cr |
| 26 Jul 2022 | Internet Bpay Sunshine Coast Cncl 242916 | 1,338.40 | | 1,233.11 Cr |
| 29 Jul 2022 | Interest | | 0.56 | 1,233.67 Cr |
| 1 Aug 2022 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 2 | \$0.00 | \$0.00 |
| | Internet Transfer Non-NAB | 1 | \$0.00 | \$0.00 |
| | Internet Bpay | 2 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- | | | |
| 3 Aug 2022 | Online A0387722946 Int Transfer Saltair Supe | | | 25,000.00 |
| | Online P5153564946 Inv D872 | | | |
| | Saltair Super Fu | 25,000.00 | | 1,233.67 Cr |
| 11 Aug 2022 | Internet Bpay Alinta Energy 10325735103 | 31.66 | | 1,202.01 Cr |
| 26 Aug 2022 | Internet Bpay Unitywater 1000225654 | 394.37 | | 807.64 Cr |
| 31 Aug 2022 | Interest | | 0.57 | 808.21 Cr |
| 1 Sep 2022 | ----- | | | |
| | Monthly Transaction Summary | Number | Unit Cost | Fee |
| | Internet Transfer NAB | 1 | \$0.00 | \$0.00 |
| | Internet Bpay | 2 | \$0.00 | \$0.00 |
| | Total Transaction Fees | | | \$0.00 |
| | Less Transaction Rebate | | | \$0.00 |
| | Transaction Fees Less Rebate | | | \$0.00 |
| | Account Service Fee | | | \$0.00 |
| | Fee Charged | | | \$0.00 |
| | ----- | | | |
| 5 Sep 2022 | Online N5973591162 Int Transfer Saltair Supe | | | 787.00 |
| | Online G8017041544 Int Transfer Saltair Supe | | | 50,000.00 |
| | Online L2552077563 Inv D878 | | | |
| | Saltair Super Fu | 10,000.00 | | |
| | Online Y3259508262 Inv D878 | | | |
| | Saltair Super Fu | 40,000.00 | | 1,595.21 Cr |

Summary of Government Charges

| Government | From 1 July to date | Last year to 30 June |
|------------------------------|---------------------|----------------------|
| Withholding tax | \$0.00 | \$0.00 |
| Bank Account Debit (BAD) tax | \$0.00 | \$0.00 |

Bank Accounts Debits (BAD) Tax or State Debits Duty has been abolished for all states & territories effective 1/7/2005. Any amount shown on this statement applies to debits processed on or before 30/06/2005.

For further information on any applicable rebates, fees or government charges, please refer to the NAB's "A Guide to Fees & Charges" booklet. Please retain this statement for taxation purposes

Explanatory Notes

Please check all entries and report any apparent error or possible unauthorised transaction immediately.
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For information on resolving problems or disputes, contact us on 1800 152 015, or ask at any NAB branch.

26/2/01/01/01035601/80064957/TL29914



NAB Cash Manager
For further information call the
Business Servicing Team on 13 10 12

A4



SALTAIR SUPER PTY LTD
25 MONTGOMERY CRESCENT
GOLDEN BEACH QLD 4551

A 4-484

Account Balance Summary

| | | |
|------------------------|-------------------|-----------|
| Opening balance | \$18,963.77 | Cr |
| Total credits | \$127,432.05 | |
| Total debits | \$144,800.61 | |
| Closing balance | \$1,595.21 | Cr |

Statement starts 18 June 2022
Statement ends 19 September 2022

Outlet Details

Caloundra
Shop B1, Stockland Shopping Centre
47 Bowman Rd, Caloundra Qld 4551

Account Details

SALTAIR SUPER PTY LTD ATF SALTAIR SUPER FUND
BSB number 084-484
Account number 73-111-7384

Transaction Details

| Date | Particulars | Debits | Credits | Balance |
|------------------------|---|-----------|-----------------|-------------------------|
| 18 Jun 2022 | Brought forward | | | 18,963.77 Cr |
| 27 Jun 2022 | Online Q6350792351 Int Transfer Saltair Supe | | 10,000.00 | |
| | Online G6516243617 Int Transfer Saltair Supe | 17,000.00 | | |
| | Internet Transfer Inv I019090..... | 220.00 | | |
| | Internet Transfer PC22/03635..... | 9,466.00 | | 2,277.77 Cr |
| 30 Jun 2022 | Interest | | 0.32 | 2,278.09 Cr |

Lost P46

| 1 Jul 2022 | | | |
|-------------------------------------|--------|-----------|---------------|
| Monthly Transaction Summary | Number | Unit Cost | Fee |
| Internet Transfer NAB | 3 | \$0.00 | \$0.00 |
| Internet Transfer Non-NAB | 3 | \$0.00 | \$0.00 |
| Internet Bpay | 3 | \$0.00 | \$0.00 |
| Total Transaction Fees | | | \$0.00 |
| Less Transaction Rebate | | | \$0.00 |
| Transaction Fees Less Rebate | | | \$0.00 |
| Account Service Fee | | | \$0.00 |
| Fee Charged | | | \$0.00 |

The Following Information Concerning This Account Is
Provided To Assist In Preparing Your 2021/22 Tax Return

Credit Interest Paid - 2021/22 Financial Year 7.36
Resident Withholding Tax - 2021/22 Financial Year 0.00

If You Have Any Queries, Please Call The Account Enquiries
Number On The Top Of This Statement.

| | | | | |
|------------|--|-----------|-----------|-------------|
| ***** | | | | |
| 4 Jul 2022 | June Qtr Super Radcliffe Family 045801..... | 6,643.60 | | 8,921.69 Cr |
| | Online L1746541226 Linked Acc Trns Saltair Supe | 6,000.00 | | |
| | Internet Transfer Inv TAI-23490109..... | 320.00 | | 2,601.69 Cr |
| 5 Jul 2022 | Online X9075190307 Int Transfer Saltair Supe | | 35,000.00 | |
| | Online A1416160294 Inv DSH | 35,000.00 | | 2,601.69 Cr |
| | Saltair Super Fu | | | 2,601.69 Cr |
| | Carried forward | | | |



Income tax 552

| | |
|-----------------------|------------------|
| Date generated | 04 December 2023 |
| Overdue | \$0.00 |
| Not yet due | \$0.00 |
| Balance | \$0.00 |

Transactions

10 results found - from **01 May 2022** to **04 December 2023** sorted by **processed date** ordered **oldest to newest**

| Processed date | Effective date | Description | Debit (DR) | Credit (CR) | Balance |
|----------------|----------------|---|-------------|-------------|----------------|
| 12 May 2022 | 30 Jun 2022 | Tax return Self Man Superfund - Income Tax for the period from 01 Jul 20 to 30 Jun 21 | \$34,430.60 | | \$34,430.60 DR |
| 1 Jun 2022 | 1 Jun 2022 | General interest charge calculated from 01 Jul 21 to 31 May 22 | \$106.86 | | \$34,537.46 DR |
| 2 Jun 2022 | 1 Jun 2022 | Payment received | | \$34,430.60 | \$106.86 DR |
| 8 Jun 2022 | 1 Jun 2022 | Amended general interest charge calculated from 01 Jul 21 to 31 May 22 | | \$106.86 | \$0.00 |
| 8 Jun 2022 | 8 Jun 2022 | General interest charge | | | \$0.00 |
| 30 Jun 2022 | 30 Jun 2022 | Interest for early payment of Income Tax | | \$1.99 | \$1.99 CR |
| 30 Jun 2022 | 5 Jul 2022 | EFT refund for Income Tax for the period from 01 Jul 20 to 30 Jun 21 | \$1.99 | | \$0.00 |
| 12 May 2023 | 15 May 2023 | Tax return Self Man Superfund - Income Tax for the period from 01 Jul 21 to 30 Jun 22 | \$5,525.95 | | \$5,525.95 DR |
| 30 May 2023 | 29 May 2023 | Payment received | | \$5,525.95 | \$0.00 |
| 30 May 2023 | 30 May 2023 | General interest charge | | | \$0.00 |

Transactions: Mr David Radcliffe - Saltair Super Fund

Date Range: 01/07/2022 to 30/06/2023

Mr David Radcliffe

| | Date | Narrative | Debit | Credit | Balance | Quantity |
|--------------------------|------------|---|---------|-------------|-------------|----------|
| Mr David Radcliffe | | | | | | |
| | 01/07/2022 | Opening Balance | \$ | 0.00 \$ | 0.00 Cr | |
| | 01/06/2023 | David Empl contribRADCLIFFE FAMILY 045801 | \$ | 582.54 \$ | 582.54 Cr | |
| | 30/06/2023 | Contribution Allocation | \$ | 1,139.43 \$ | 1,721.97 Cr | |
| Total Mr David Radcliffe | | \$ | 0.00 \$ | 1,721.97 \$ | 1,721.97 Cr | |
| Total Mr David Radcliffe | | \$ | 0.00 \$ | 1,721.97 \$ | 1,721.97 Cr | |

x15%=258.29 prepaid tax ✓



Activity statement 001

| | |
|----------------|------------------|
| Date generated | 04 December 2023 |
| Overdue | \$0.00 |
| Not yet due | \$0.00 |
| Balance | \$0.00 |

Transactions

9 results found - from **01 May 2022** to **04 December 2023** sorted by **processed date** ordered **oldest to newest**

| Processed date | Effective date | Description | Debit (DR) | Credit (CR) | Balance |
|----------------|----------------|--|------------|-------------|---------------|
| 1 May 2022 | 28 Apr 2022 | Original Activity Statement for the period ending 31 Mar 22 | | \$0.00 | \$0.00 |
| 31 Jul 2022 | 28 Jul 2022 | Original Activity Statement for the period ending 30 Jun 22 | | \$0.00 | \$0.00 |
| 28 Sep 2022 | 28 Oct 2022 | Original Activity Statement for the period ending 30 Sep 22 | | \$0.00 | \$0.00 |
| 5 Mar 2023 | 28 Feb 2023 | Original Activity Statement for the period ending 31 Dec 22 | | \$0.00 | \$0.00 |
| 30 Apr 2023 | 28 Apr 2023 | Original Activity Statement for the period ending 31 Mar 23 | | \$0.00 | \$0.00 |
| 30 Jul 2023 | 28 Jul 2023 | Original Activity Statement for the period ending 30 Jun 23 | | \$0.00 | \$0.00 |
| 3 Oct 2023 | 2 Oct 2023 | Payment received | | \$1,395.00 | \$1,395.00 CR |
| 5 Nov 2023 | 30 Oct 2023 | Original Activity Statement for the period ending 30 Sep 23 - PAYG Instalments | \$1,395.00 | | \$0.00 |
| 5 Nov 2023 | 5 Nov 2023 | General interest charge | | | \$0.00 |