

**Seaburn Family Superfund**

**1<sup>st</sup> July 2022 – 30<sup>th</sup> June 2023**

**Update to Existing Lease**

**Lessor:** Quanda Road Property Pty Ltd CAN 612 708 013 As Trustee Under Instrument 717434538

**Address:** 12 Ironbark Road, LITTLE MOUNTAIN QLD 4551

**Lessee:** JD Rentals Pty Ltd CAN: 138 853 773

**Address:** 338 Crosshill-Aubigny Road, BIDDESTON QLD 4401

**Lease:** Lot 1 on SP 188291 (Unit 1/53 Quanda Rd, COOLUM BEACH QLD 4573)

**Lettable Area:** The whole of the lot

**Rate:**

July 2022: \$4,753.05 including GST + Outgoings

August 2022-September 2022: \$4,764.65 including GST + Outgoings

October 2022 – June 2023: \$4,777.30 including GST + Outgoings

**Outgoings:**

Body Corporate: 100% to be paid by tenant

Council rates: 100% to be paid by tenant

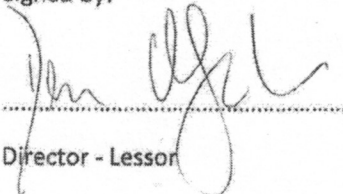
Insurance: 100% to be paid by tenant

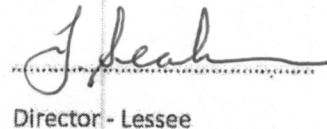
Water: 100% to be paid by tenant

**Market Review:**

No CPI increase to rent in the first 3 years term

Signed by:

  
Director - Lessor

  
Director - Lessee

Dated: 30 June 2023