

← **SHUTE & DOUGLAS RETIREMENT FUND** FY20 - SMSF Annual Work

Add or edit questions

Resend query

**Bank Statements** 2 of 2

All changes will be saved

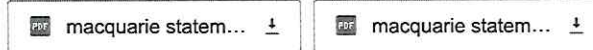
**Bank Statements**Investments - Listed  
Companies and Trusts

Investments - Property

Other Information

Additional Comments

Bank Statements - Please attach bank statements of ALL bank accounts for the entire financial year ended 30 June. - Macquarie #8254



Answered by Janelle Douglas on 1 Sep 2020

Term Deposits - Did the fund have any term deposits during the year? If yes, please attach a copy of any term deposit statements.

**No**

Answered by Janelle Douglas on 1 Sep 2020

**14 of 18**

Submitted 1 Sep 2020

**Details****Edit****Created**

11 Aug 2020 by James Forbes

**Due**

24 Aug 2020

**Financial period**

1 Jul 2019 – 30 Jun 2020

**Sent to**

Janelle Shute 11 Aug 2020

JDouglas@tmb.com.au

**Investments - Listed Companies and Trusts** 7 of 7

Trading Account Statements - Does the fund have any investments in listed companies and/or trusts? If yes, please attach a copy of the trading account statements for the full year ending 30 June.

**No**

Answered by Janelle Douglas on 1 Sep 2020

Investments Held - Please attach a statement confirming the listed investments held at 30 June.

**N/A - No listed investments**

Answered by Janelle Douglas on 1 Sep 2020

Market Value - Please attach a statement confirming the market value of the listed investments held at 30 June.

**N/A - No listed investments**

Answered by Janelle Douglas on 1 Sep 2020

Transaction History - Please attach a copy of the transaction history for any trading accounts.

**N/A**

Answered by Janelle Douglas on 1 Sep 2020

Buy/Sell Details - Please attach a statement showing all listed investments bought/sold during the financial year. If you did not buy/sell any listed

investments, please write N/A.

N/A - No buy/sell during the year

Answered by Janelle Douglas on 1 Sep 2020

Dividend Statements - Please attach a copy of the dividend statements for the full year ending 30 June.

N/A - No dividends during the year

Answered by Janelle Douglas on 1 Sep 2020

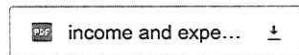
Trust Distributions - Please attach a copy of any trust distribution statements for the full year ending 30 June. If there are no investments in listed trusts, please write N/A.

N/A - No trust distributions during the year

Answered by Janelle Douglas on 1 Sep 2020

## Investments - Property 2 of 4

Rental Statement - Please attach a copy of the rental statement/lease agreement for the property.



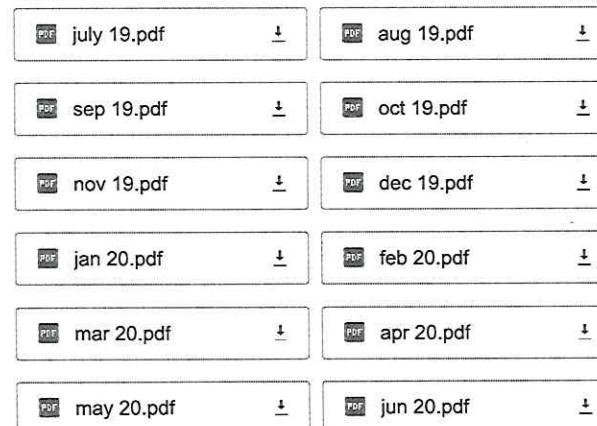
Answered by Janelle Douglas on 1 Sep 2020

Rental Expenses - Please attach copies of invoices of any rental expenses paid directly by the fund.

Insurance Policy - Please attach a full copy of the insurance policy for the property.

Loan Details - Please attach a copies of the loan details for the new property.  
- La Trobe Loan Account

Attached



Answered by Janelle Douglas on 1 Sep 2020

## Other Information 2 of 4

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Superstream - Does the fund use Superstream? If yes, please attach a copy of the fund's Superstream contributions report.

**No**

Answered by Janelle Douglas on 1 Sep 2020

Rollover Statement - Do you have any rollovers? If yes, please attach a copy of the rollover statement for any transfers/rollovers into or out of the fund.

**No**

Answered by Janelle Douglas on 1 Sep 2020

Insurance Policy - Please attach a full copy of any member insurance policies held by the fund.

Other Documents - Please attach a copies of receipts/documents related to any other transaction in the fund.

#### **Additional Comments** 1 of 1

Do you have any additional comments? If no, please write "N/A".

**will get copies of landlord insurance and upload soon**

Answered by Janelle Douglas on 1 Sep 2020



## Activity statement 004

---

Date generated	06/10/2020
Overdue	\$0.00
Not yet due	\$0.00
Balance	\$0.00

## Transactions

---

0 results found - from 06 October 2018 to 06 October 2020 sorted by processed date ordered newest to oldest



## Income tax 002

Date generated	06/10/2020
Overdue	\$259.00 DR
Not yet due	\$0.00
Balance	\$259.00 DR

## Transactions

7 results found - from **06 October 2018** to **06 October 2020** sorted by **processed date** ordered **newest to oldest**

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
1 Oct 2020	1 Oct 2020	General interest charge			\$259.00 DR
3 Aug 2020	3 Aug 2020	General interest charge			\$259.00 DR
1 Jul 2020	1 Jul 2020	General interest charge			\$259.00 DR
1 Jun 2020	1 Jun 2020	General interest charge			\$259.00 DR
12 Nov 2019	18 May 2020	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 18 to 30 Jun 19	\$259.00		\$259.00 DR
10 May 2019	9 May 2019	Payment received		\$259.00	\$0.00
9 May 2019	15 May 2019	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 17 to 30 Jun 18	\$259.00		\$259.00 DR



# Macquarie Cash Management Account

MACQUARIE BANK LIMITED  
ABN 46 008 583 542 AFSL 237502

enquiries 1800 806 310  
transact@macquarie.com  
www.macquarie.com.au

GPO Box 2520  
Sydney, NSW 2001



SHUTE & DOUGLAS RETIREMENT FUND  
U 11 184 BIRDWOOD ROAD  
GEORGES HALL NSW 2198

1 Shelley Street  
Sydney, NSW 2000

account balance **\$31,403.13**  
as at 31 Dec 19

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
& DOUGLAS RETIREMENT FUND  
account no. 965258254

transaction	description	debits	credits	balance
30.06.19	OPENING BALANCE			26,696.82
01.07.19	Deposit QUICKSUPER QUICKSPR2465442226		608.00	27,304.82
01.07.19	Deposit SuperChoice P/L PC06C037-5575327		865.50	28,170.32
02.07.19	Interest REBATE OF ADVISER COMMISSION		5.45	28,175.77
11.07.19	Deposit H & U Property G RENT PAYMENT		81.69	28,257.46
18.07.19	Deposit H & U Property G RENT PAYMENT		287.28	28,544.74
22.07.19	Direct debit LaTrobeFinancial Repay 40 507 655 9	1,323.00		27,221.74
30.07.19	Deposit QUICKSUPER QUICKSPR2485890942		608.00	27,829.74
31.07.19	Interest MACQUARIE CMA INTEREST PAID*		16.28	27,846.02
01.08.19	Deposit SuperChoice P/L PC06C037-5595979		878.48	28,724.50
01.08.19	Deposit H & U Property G RENT PAYMENT		91.56	28,816.06
02.08.19	Interest REBATE OF ADVISER COMMISSION		5.93	28,821.99

## how to make a transaction

online  
Log in to [www.macquarie.com.au/personal](http://www.macquarie.com.au/personal)

by phone  
Call 133 275 to make a phone transaction

transfers from another bank account  
Transfer funds from another bank to this account:  
BSB 182 512  
ACCOUNT NO. 965258254

deposits using BPay  
From another bank



Bill code: 667022  
Ref: 965 258 254

continued on next

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## Macquarie Cash Management Account

enquiries 1800 806 310

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
& DOUGLAS RETIREMENT FUND  
account no. 965258254

transaction	description	debits	credits	balance
08.08.19	Deposit		H & U Property G RENT PAYMENT 367.53	29,189.52
20.08.19	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		27,866.52
30.08.19	Interest		MACQUARIE CMA INTEREST PAID* 16.01	27,882.53
02.09.19	Deposit		H & U Property G RENT PAYMENT 228.44	28,110.97
03.09.19	Interest		REBATE OF ADVISER COMMISSION 6.07	28,117.04
03.09.19	Deposit		QUICKSUPER QUICKSPR2511205800 <i>D-Trans</i> 753.35	28,870.39
04.09.19	Deposit		SuperChoice P/L PC06C036-5630386 <i>Janelle</i> 1,337.19	30,207.58
09.09.19	Deposit		H & U Property G RENT PAYMENT 282.88	30,490.46
16.09.19	Deposit		H & U Property G RENT PAYMENT 287.28	30,777.74
16.09.19	BPAY	BPAY TO TERRI SCHEER 349.00		30,428.74
20.09.19	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		29,105.74
25.09.19	Deposit		H & U Property G RENT PAYMENT 287.28	29,393.02
30.09.19	Interest		MACQUARIE CMA INTEREST PAID* 16.29	29,409.31
02.10.19	Interest		REBATE OF ADVISER COMMISSION 6.11	29,415.42
04.10.19	Deposit		H & U Property G RENT PAYMENT 62.70	29,478.12
07.10.19	Deposit		QUICKSUPER QUICKSPR2535639664 608.00	30,086.12
07.10.19	Deposit		SuperChoice P/L PC06C036-5646878 891.46	30,977.58
14.10.19	Deposit		H & U Property G RENT PAYMENT 287.28	31,264.86
21.10.19	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		29,941.86
23.10.19	Deposit		H & U Property G RENT PAYMENT 287.28	30,229.14
31.10.19	Interest		MACQUARIE CMA INTEREST PAID* 12.42	30,241.56
04.11.19	Interest		REBATE OF ADVISER COMMISSION 6.46	30,248.02
04.11.19	Deposit		H & U Property G RENT PAYMENT 125.01	30,373.03
04.11.19	Deposit		QUICKSUPER QUICKSPR2557116235 608.00	30,981.03
07.11.19	Deposit		SuperChoice P/L PC06C036-5683119 891.46	31,872.49
08.11.19	Deposit		H & U Property G RENT PAYMENT 282.88	32,155.37
12.11.19	Funds transfer	TRANSACT FUNDS TFR TO SYDNEY TAX PRACTIC 1,650.00		30,505.37

continued on next

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# Macquarie Cash Management Account

enquiries 1800 806 310

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
& DOUGLAS RETIREMENT FUND  
account no. 965258254

transaction	description	debits	credits	balance
19.11.19	Deposit		H & U Property G RENT PAYMENT 287.28	30,792.65
20.11.19	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		29,469.65
25.11.19	Deposit		H & U Property G RENT PAYMENT 291.84	29,761.49
28.11.19	Deposit		SuperChoice P/L PC06C036-5696826 891.46	30,652.95
29.11.19	Interest		MACQUARIE CMA INTEREST PAID* 11.53	30,664.48
02.12.19	Deposit		QUICKSUPER QUICKSPR2579121510 304.00	30,968.48
02.12.19	Deposit		H & U Property G RENT PAYMENT 287.44	31,255.92
03.12.19	Interest		REBATE OF ADVISER COMMISSION 6.28	31,262.20
06.12.19	Deposit		H & U Property G RENT PAYMENT 291.84	31,554.04
13.12.19	Deposit		H & U Property G RENT PAYMENT 291.84	31,845.88
20.12.19	Deposit		H & U Property G RENT PAYMENT 291.84	32,137.72
20.12.19	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		30,814.72
24.12.19	Deposit		QUICKSUPER QUICKSPR2596646106 288.80	31,103.52
27.12.19	Deposit		H & U Property G RENT PAYMENT 287.28	31,390.80
31.12.19	Interest		MACQUARIE CMA INTEREST PAID* 12.33	31,403.13





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& DOUGLAS RETIREMENT FUND  
account no. 965258254

transaction	description	debits	credits	balance
	CLOSING BALANCE AS AT 31 DEC 19	9,937.00	14,643.31	31,403.13

\* Stepped interest rates as at 31 December 2019: balances \$0.00 to \$4,999.99 earned 0.00%; balances \$5,000.00 and above earned 0.55%



## Macquarie Cash Management Account

enquiries 1800 806 310

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
& DOUGLAS RETIREMENT FUND  
account no. 965258254

### We offer several options that allow you to make payments and view transactions free of charge

- Electronic funds transfers up to \$20,000 a day using online banking.
- Increase your limit to \$100,000 temporarily or nominate an account for unlimited transfers by contacting us.
- BPAY payments (subject to BPAY biller code limits) free of charge via online and mobile banking.
- Make the switch to free online statements by updating your preference online.

### About your account

- Interest is calculated on daily balances and paid monthly. The interest rate is variable and may change at any time without prior notice.
- If you have a complaint about our service, or you'd like more information about your account including fees and charges, mistaken payments or unauthorised transactions, please read the terms and conditions for your account or contact us.

### Protect your account

- Please check each entry on this statement. If you think there is an error or unauthorised transaction, please contact us right away.
- If you have new contact details, please contact us to update them.
- This statement should be kept in a safe place at all times. Please read the Product Information Statement for more details about keeping your account secure.

### Access to and sharing your data

- We may provide access to or share an electronic copy of your data (account details, balance, transaction history and personal information) with other parties at your or your Financial Services Professional's request. This includes people who work with or for your Financial Services Professional such as accountants, consultants, technology platform owner/operators and others, some of whom may not be in Australia.
- Please refer to the current offer document for more information and speak with your Financial Services Professional if you have questions about how your data may be used, disclosed and/or protected.

### Visit our Help Centre

- Here you'll find answers to common questions about your account. For more information, please visit [help.macquarie.com](http://help.macquarie.com)

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GPO Box 2520  
Sydney, NSW 2001



SHUTE & DOUGLAS RETIREMENT FUND  
U 11 184 BIRDWOOD ROAD  
GEORGES HALL NSW 2198

1 Shelley Street  
Sydney, NSW 2000

account balance **\$36,122.99**  
as at 30 Jun 20

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
& DOUGLAS RETIREMENT FUND  
account no. 965258254

transaction	description	debits	credits	balance
31.12.19	OPENING BALANCE			31,403.13
03.01.20	Interest REBATE OF ADVISER COMMISSION		6.66	31,409.79
03.01.20	Deposit H & U Property G RENT PAYMENT		287.44	31,697.23
08.01.20	Deposit SuperChoice P/L PC06C036-5721343		987.07	32,684.30
17.01.20	Deposit H & U Property G RENT PAYMENT		227.36	32,911.66
20.01.20	Direct debit LaTrobeFinancial Repay 40 507 655 9	1,323.00		31,588.66
24.01.20	Deposit H & U Property G RENT PAYMENT		291.84	31,880.50
30.01.20	Deposit QUICKSUPER QUICKSPR2622257406		554.80	32,435.30
31.01.20	Interest MACQUARIE CMA INTEREST PAID*		12.68	32,447.98
04.02.20	Interest REBATE OF ADVISER COMMISSION		6.82	32,454.80
07.02.20	Deposit SuperChoice P/L PC06C037-5747363		1,337.19	33,791.99
20.02.20	Direct debit LaTrobeFinancial Repay 40 507 655 9	1,323.00		32,468.99

## how to make a transaction

online  
Log in to [www.macquarie.com.au/personal](http://www.macquarie.com.au/personal)

by phone  
Call 133 275 to make a phone transaction

transfers from another bank account  
Transfer funds from another bank to this account:  
BSB 182 512  
ACCOUNT NO. 965258254

deposits using BPay  
From another bank



Bill code: 667022  
Ref: 965 258 254

continued on next



## Macquarie Cash Management Account

enquiries 1800 806 310

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
& DOUGLAS RETIREMENT FUND  
account no. 965258254

transaction	description	debits	credits	balance
28.02.20	Interest		MACQUARIE CMA INTEREST PAID* 12.19	32,481.18
28.02.20	Deposit		QUICKSUPER QUICKSPR2645207373 266.00	32,747.18
02.03.20	Deposit		H & U Property G RENT PAYMENT 254.04	33,001.22
03.03.20	Interest		REBATE OF ADVISER COMMISSION 6.57	33,007.79
05.03.20	Deposit		SuperChoice P/L PC06C037-5764817 891.46	33,899.25
06.03.20	Deposit		H & U Property G RENT PAYMENT 291.84	34,191.09
13.03.20	Deposit		H & U Property G RENT PAYMENT 269.84	34,460.93
20.03.20	Deposit		H & U Property G RENT PAYMENT 291.84	34,752.77
20.03.20	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		33,429.77
26.03.20	Deposit		H & U Property G RENT PAYMENT 291.84	33,721.61
30.03.20	Deposit		QUICKSUPER QUICKSPR2667406109 545.30	34,266.91
31.03.20	Interest		MACQUARIE CMA INTEREST PAID* 6.79	34,273.70
02.04.20	Interest		REBATE OF ADVISER COMMISSION 7.19	34,280.89
03.04.20	Deposit		SuperChoice P/L PC06C036-5782567 918.77	35,199.66
14.04.20	Deposit		H & U Property G RENT PAYMENT 66.62	35,266.28
17.04.20	Deposit		H & U Property G RENT PAYMENT 291.84	35,558.12
20.04.20	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		34,235.12
28.04.20	Deposit		QUICKSUPER QUICKSPR2683893543 547.20	34,782.32
30.04.20	Interest		MACQUARIE CMA INTEREST PAID* 1.47	34,783.79
30.04.20	Deposit		SuperChoice P/L PC06C035-5804209 918.77	35,702.56
01.05.20	Deposit		H & U Property G RENT PAYMENT 129.73	35,832.29
04.05.20	Interest		REBATE OF ADVISER COMMISSION 7.17	35,839.46
08.05.20	Deposit		H & U Property G RENT PAYMENT 291.84	36,131.30
15.05.20	Deposit		H & U Property G RENT PAYMENT 286.02	36,417.32
20.05.20	Direct debit	LaTrobeFinancial Repay 40 507 655 9 1,323.00		35,094.32
29.05.20	Interest		MACQUARIE CMA INTEREST PAID* 1.54	35,095.86
29.05.20	Deposit		SuperChoice P/L PC06C034-5825771 918.77	36,014.63

continued on next

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Macquarie Cash Management Account

enquiries 1800 806 310

account name J C SHUTE & D S DOUGLAS ATF SHUTE  
 & DOUGLAS RETIREMENT FUND  
 account no. 965258254

transaction	description	debits	credits	balance
02.06.20	Interest REBATE OF ADVISER COMMISSION		7.60	36,022.23
08.06.20	Deposit QUICKSUPER QUICKSPR2708647755		379.05	36,401.28
09.06.20	BPAY BPAY TO ASIC	347.00		36,054.28
19.06.20	Deposit H & U Property G RENT PAYMENT		106.65	36,160.93
22.06.20	Direct debit LaTrobeFinancial Repay 40 507 655 9	1,323.00		34,837.93
23.06.20	Deposit H & U Property G RENT PAYMENT		364.80	35,202.73
29.06.20	Deposit SuperChoice P/L PC06C035-5848054		918.77	36,121.50
30.06.20	Interest MACQUARIE CMA INTEREST PAID*		1.49	36,122.99
	CLOSING BALANCE AS AT 30 JUN 20	8,285.00	13,004.86	36,122.99

\* Stepped interest rates for the period 1 January to 5 March: balances \$0.00 to \$4,999.99 earned 0.00%  
 balances \$5,000.00 and above earned 0.55% pa (65 days); 6 March to 23 March: balances \$0.00 to \$4,999.99  
 earned 0.00% balances \$5,000.00 and above earned 0.30% pa (18 days); 24 March to 30 June: balances  
 \$0.00 to \$4,999.99 earned 0.05% balances \$5,000.00 and above earned 0.05% pa (99 days)

annual interest summary 2019/2020

INTEREST PAID		121.02
TOTAL REBATE OF ADVISER COMMISSION	78.31	
TOTAL INCOME PAID		199.33

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## Macquarie Cash Management Account

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- Please refer to the current offer document for more information and speak with your Financial Services Professional if you have questions about how your data may be used, disclosed and/or protected.

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 1 of 3  
Statement Period 01.07.19 to 31.07.19

Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
*Login, My Home Loan, New Registration*

## Loan Account Detail Summary

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 02 Aug 2019 (calculated (Daily Rests) - Variable)	4.42% p.a.
Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 31 Jul 2019	\$ 240,618.03
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	28 years
Forecast Term (based on current repayment profile)	27 years 9 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges for Statement Period	\$ 936.78
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,267.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 49.53

### Loan Guarantor Details

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

### RECEIVE THIS STATEMENT BY EMAIL:

Please email customerservices@latrobefinancial.com.au to update your contact details.

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La Trobe Financial Services Pty Limited - ACN 006 479 527  
La Trobe Financial Asset Management Limited - ACN 007 332 363 - AFSL 222213  
**Account Number 40 507 655 9**  
Page No 2 of 3  
Statement Period 01.07.19 to 31.07.19

\_\_\_\_\_ Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
*Login, My Home Loan, New Registration*

**La Trobe Financial LoanManager App now available**

Download the App and access your Loan Account for the following options:

- View your Loan Balance;
- Check your Redraw Balance; and
- Request a Statement.

Visit App Store for Apple devices or Play Store for Android devices and search, **La Trobe Financial LoanManager**.

**You can also save money with La Trobe Financial**

Did you know that you can reduce the amount of interest you pay and your loan term by making extra weekly, fortnightly or monthly payments?

**You can invest with us too**

Voted Australia's Best Mortgage Fund 10 years in a row by *Money* magazine and currently offering a return of **5.05% p.a.\*** for the 12 Month Term Account.

La Trobe Financial Asset Management Limited ACN 007 332 363 Australian Financial Services Licence 222213 Australian Credit Licence 222213 is the issuer and manager of the La Trobe Australian Credit Fund ARSN 088 178 321. It is important for you to consider the PDS for the Credit Fund in deciding whether to invest, or to continue to invest, in the Credit Fund. You can read the PDS on our website, or ask for a copy by phoning us. \*Returns on our investments are variable and paid monthly. Past performance is not a reliable indicator of future performance. The rates of return from the Credit Fund are not guaranteed and are determined by the future revenue of the Credit Fund and may be lower than expected. Investors risk losing some or all of their principal investment. An investment in the Credit Fund is not a bank deposit. Withdrawal rights are subject to liquidity and may be delayed or suspended. Visit our website for further information.





La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 3 of 3  
Statement Period 01.07.19 to 31.07.19

===== Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
*Login, My Home Loan, New Registration*

DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 07. 19	Opening Loan Balance			240, 689. 25
22. 07. 19	La Trobe Financial Quick Pay Repayment		1, 323. 00	239, 366. 25
28. 07. 19	Packet Review Fee	300. 00		239, 666. 25
31. 07. 19	Account Service Fee	15. 00		239, 681. 25
31. 07. 19	Interest (31 days 4.59% p.a.)	936. 78		240, 618. 03
31. 07. 19	Closing Loan Balance			240, 618. 03

Please check all entries on this statement and inform us promptly of any error or unauthorised transactions.

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## Loan Account Information

### Interest: rates and methods of calculation

The interest rate used to calculate any interest on this statement and a clear explanation of how it has been calculated are available on request.

### Payment assistance: how we can help you

We offer different types of payment assistance, including more frequent repayments which assist with budgeting and arrears repayment arrangements for customers experiencing repayment difficulties. If you experience difficulties in paying promptly, please advise us immediately and help us to help you. Please contact our Asset Management Team on our toll free national service number 1800 620 639.

### Renting, vacating property or changing address

If you are renting or vacating the security property for more than one (1) month or changing address, please call our Customer Service Team on 13 80 10 so we can amend our records immediately.

### Insurance

La Trobe Financial offers property, contents and landlord insurance for your needs. The advantages of insuring through La Trobe Financial include competitive premiums, ability to settle eligible claims promptly and ability to pay premiums monthly. Once you indicate your requirements, insurance is effective immediately, including twenty million dollars (\$20M) of public liability insurance coverage. Please contact our Insurance Team on 13 80 10 for a competitive quote for your insurance needs.

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We can provide additional funding for renovations or extensions by increasing your existing loan or providing a new loan depending on your own requirements. Should you be considering refinancing your existing loans or any other form of debt consolidation we can assist you with this at competitive rates. Contact our Loan Hotline on 13 80 10 for more information. Our Loan Hotline is open 8.30am – 5.30pm weekdays.

### Reduce your loan term and save interest

Did you know that you can save interest and shorten your loan term by making extra payments weekly, fortnightly or monthly? Please contact our Customer Service Team on 13 80 10 for details.


### Changes to fees and charges

The fees and charges applicable to your account are payable by you as a borrower. All fees and charges are subject to change and may be varied, or additional new fees may apply, from time to time without your consent. You will be notified of any change to the fees and charges which apply to your loan.

### Repayment advice

All loan repayments are due on or before your advised repayment date. To help you pay on time we now offer a variety of repayment options to suit your needs:

Direct Debit	Free
BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Bill Code – 18309**

**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](http://www.bpay.com.au)

Your BPAY\* reference is noted on the front of this statement. Please contact our Customer Service Team to organise your preferred repayment method.

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Email: [customerservices@latrobefinancial.com.au](mailto:customerservices@latrobefinancial.com.au)

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### Mistakes

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**

Page No 1 of 3  
Statement Period 01.08.19 to 31.08.19

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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Shute & Douglas Investments Pty Ltd IIOR

**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 04 Sep 2019 (calculated (Daily Rests) - Variable)	4.42% p.a.
Loan Approved Amount	\$ 248, 000. 00
Closing Loan Balance at 31 Aug 2019	\$ 240, 211. 38
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 11 months
Forecast Term (based on current repayment profile)	27 years 7 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 31.08.19	\$ 1, 838. 13
Repayments Received during Statement Period	\$ 1, 323. 00
Minimum Monthly Repayment Amount	\$ 1, 267. 00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 105. 53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

**RECEIVE THIS STATEMENT BY EMAIL:**

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La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
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Statement Period 01.08.19 to 31.08.19

\_\_\_\_\_ Shute & Douglas Investments Pty Ltd IIOR  
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**Account Number 40 507 655 9**

Page No 3 of 3  
Statement Period 01.08.19 to 31.08.19

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**Shute & Douglas Investments Pty Ltd IIOR**

DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 08. 19	Opening Loan Balance			240, 618. 03
20. 08. 19	La Trobe Financial Quick Pay Repayment		1, 323. 00	239, 295. 03
31. 08. 19	Account Service Fee	15. 00		239, 310. 03
31. 08. 19	Interest (31 days 4.42% p.a.)	901. 35		240, 211. 38
31. 08. 19	Closing Loan Balance			240, 211. 38

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Direct Debit	Free
BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Billers Code – 18309**

**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](http://www.bpay.com.au)

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La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 1 of 3  
Statement Period 01.09.19 to 30.09.19

Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 03 Oct 2019 (calculated (Daily Rests) - Variable)	4.42% p.a.
Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 30 Sep 2019	\$ 239,774.28
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 10 months
Forecast Term (based on current repayment profile)	27 years 5 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 30.09.19	\$ 2,709.03
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,267.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 161.53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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**Account Number 40 507 655 9**  
Page No 2 of 3  
Statement Period 01.09.19 to 30.09.19

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 3 of 3  
Statement Period 01.09.19 to 30.09.19

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**Shute & Douglas Investments Pty Ltd IIOR**

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 09. 19	Opening Loan Balance			240, 211. 38
20. 09. 19	La Trobe Financial Quick Pay Repayment		1, 323. 00	238, 888. 38
30. 09. 19	Account Service Fee	15. 00		238, 903. 38
30. 09. 19	Interest (30 days 4.42% p.a.)	870. 90		239, 774. 28
30. 09. 19	Closing Loan Balance			239, 774. 28

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## Loan Account Information

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Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Billers Code – 18309**

**Telephone & Internet Banking – BPAY®**

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**Account Number 40 507 655 9**  
Page No 1 of 3  
Statement Period 01.10.19 to 31.10.19

Shute & Douglas Investments Pty Ltd IIOR

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Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 04 Nov 2019 (calculated (Daily Rests) - Variable)	4.27% p.a.
Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 31 Oct 2019	\$ 239,364.62
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 9 months
Forecast Term (based on current repayment profile)	27 years 2 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 31.10.19	\$ 3,607.37
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,248.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 217.53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 10. 19	Opening Loan Balance			239, 774. 28
21. 10. 19	La Trobe Financial Quick Pay Repayment		1, 323. 00	238, 451. 28
31. 10. 19	Account Service Fee	15. 00		238, 466. 28
31. 10. 19	Interest (31 days 4.42% p.a.)	898. 34		239, 364. 62
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### Repayment advice

All loan repayments are due on or before your advised repayment date. To help you pay on time we now offer a variety of repayment options to suit your needs:

Direct Debit	Free
BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Bill Code – 18309**

**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](http://www.bpay.com.au)

Your BPAY® reference is noted on the front of this statement. Please contact our Customer Service Team to organise your preferred repayment method.

### Email address

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Email: [customerservices@latrobefinancial.com.au](mailto:customerservices@latrobefinancial.com.au)

Please include your full name, address and account number with your correspondence, so that we may respond to you immediately.

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 1 of 3  
Statement Period 01.11.19 to 30.11.19

\_\_\_\_\_ Shute & Douglas Investments Pty Ltd IIOR

\_\_\_\_\_  
\_\_\_\_\_

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
*Login, My Home Loan, New Registration*

**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 03 Dec 2019 (calculated (Daily Rests) - Variable)	4.27% p.a.
Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 30 Nov 2019	\$ 238,894.98
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 8 months
Forecast Term (based on current repayment profile)	27 years
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 30.11.19	\$ 4,445.73
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,248.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 292.53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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**Account Number 40 507 655 9**

Page No 2 of 3

Statement Period 01.11.19 to 30.11.19

Shute & Douglas Investments Pty Ltd IIOR

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Did you know that you can reduce the amount of interest you pay and your loan term by making extra weekly, fortnightly or monthly payments?

#### You can invest with us too

Voted Australia's Best Mortgage Fund 10 years in a row by *Money* magazine and currently offering a return of **5.05% p.a.\*** for the 12 Month Term Account.

La Trobe Financial Asset Management Limited ACN 007 332 363 Australian Financial Services Licence 222213 Australian Credit Licence 222213 is the issuer and manager of the La Trobe Australian Credit Fund ARSN 088 178 321. It is important for you to consider the PDS for the Credit Fund in deciding whether to invest, or to continue to invest, in the Credit Fund. You can read the PDS on our website, or ask for a copy by phoning us. \*Returns on our investments are variable and paid monthly. Past performance is not a reliable indicator of future performance. The rates of return from the Credit Fund are not guaranteed and are determined by the future revenue of the Credit Fund and may be lower than expected. Investors risk losing some or all of their principal investment. An investment in the Credit Fund is not a bank deposit. Withdrawal rights are subject to liquidity and may be delayed or suspended. Visit our website for further information.

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 3 of 3  
Statement Period 01.11.19 to 30.11.19

\_\_\_\_\_ Shute & Douglas Investments Pty Ltd IIOR  
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BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 11. 19	Opening Loan Balance			239, 364. 62
20. 11. 19	La Trobe Financial Quick Pay Repayment		1, 323. 00	238, 041. 62
30. 11. 19	Account Service Fee	15. 00		238, 056. 62
30. 11. 19	Interest (30 days 4.27% p.a.)	838. 36		238, 894. 98
30. 11. 19	Closing Loan Balance			238, 894. 98

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## Loan Account Information

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**Billers Code – 18309**

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La Trobe Financial Services Pty Limited - ACN 006 479 527  
La Trobe Financial Asset Management Limited - ACN 007 332 363 - AFSL 222213  
**Account Number 40 507 655 9**

Page No 1 of 3  
Statement Period 01.12.19 to 31.12.19

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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Shute & Douglas Investments Pty Ltd IIOR

**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 03 Jan 2020 (calculated (Daily Rests) - Variable)	4.27% p.a.
Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 31 Dec 2019	\$ 238,451.50
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 7 months
Forecast Term (based on current repayment profile)	26 years 9 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 31.12.19	\$ 5,310.25
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,248.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 367.53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 2 of 3  
Statement Period 01.12.19 to 31.12.19

Shute & Douglas Investments Pty Ltd IIOR

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La Trobe Financial Services Pty Limited - ACN 006 479 527  
La Trobe Financial Asset Management Limited - ACN 007 332 363 - AFSL 222213  
**Account Number 40 507 655 9**

Page No 3 of 3  
Statement Period 01.12.19 to 31.12.19

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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Shute & Douglas Investments Pty Ltd IIOR

DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 12. 19	Opening Loan Balance			238, 894. 98
20. 12. 19	La Trobe Financial Quick Pay Repayment		1, 323. 00	237, 571. 98
31. 12. 19	Account Service Fee	15. 00		237, 586. 98
31. 12. 19	Interest (31 days)	864. 52		238, 451. 50
31. 12. 19	Closing Loan Balance			238, 451. 50

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## Loan Account Information

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### Payment assistance: how we can help you

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### Renting, vacating property or changing address

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### Insurance

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BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
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**Billers Code – 18309**

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 1 of 3  
Statement Period 01.01.20 to 31.01.20

\_\_\_\_\_ Shute & Douglas Investments Pty Ltd IIOR

\_\_\_\_\_  
\_\_\_\_\_

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 04 Feb 2020 (calculated (Daily Rests) - Variable)	4.27% p.a.
Loan Approved Amount	\$ 248, 000. 00
Closing Loan Balance at 31 Jan 2020	\$ 238, 004. 04
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 6 months
Forecast Term (based on current repayment profile)	26 years 7 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 31.01.20	\$ 6, 170. 79
Repayments Received during Statement Period	\$ 1, 323. 00
Minimum Monthly Repayment Amount	\$ 1, 248. 00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 442. 53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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Page No 2 of 3

Statement Period 01.01.20 to 31.01.20

Shute & Douglas Investments Pty Ltd IIOR

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**Account Number 40 507 655 9**  
Page No 3 of 3  
Statement Period 01.01.20 to 31.01.20

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**Shute & Douglas Investments Pty Ltd IIOR**

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 01. 20	Opening Loan Balance			238, 451. 50
20. 01. 20	La Trobe Financial Quick Pay Repayment		1, 323. 00	237, 128. 50
31. 01. 20	Account Service Fee	15. 00		237, 143. 50
31. 01. 20	Interest (31 days 4.27% p.a.)	860. 54		238, 004. 04
31. 01. 20	Closing Loan Balance			238, 004. 04

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## Loan Account Information

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**Account Number 40 507 655 9**

Page No 1 of 3  
Statement Period 01.02.20 to 29.02.20

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Shute & Douglas Investments Pty Ltd IIOR

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Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 29 Feb 2020	\$ 237,499.75
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 5 months
Forecast Term (based on current repayment profile)	26 years 5 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 29.02.20	\$ 6,974.50
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,248.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 517.53

**Loan Guarantor Details**

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 2 of 3  
Statement Period 01.02.20 to 29.02.20

Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
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#### La Trobe Financial LoanManager App now available

Download the App and access your Loan Account for the following options:

- View your Loan balance;
- Check your Redraw balance; and
- Request a Statement.

Visit App Store for Apple devices or Play Store for Android devices and search, **La Trobe Financial LoanManager**.

#### You can also save money with La Trobe Financial

Did you know that you can reduce the amount of interest you pay and your loan term by making extra weekly, fortnightly or monthly payments?

#### You can invest with us too

Judged Australia's Best Credit Fund - Mortgages 11 years in a row by *Money* magazine and currently offering a return of **4.90% p.a.\*** for the 12 Month Term Account.

La Trobe Financial Asset Management Limited ACN 007 332 363 Australian Financial Services Licence 222213 Australian Credit Licence 222213 is the issuer and manager of the La Trobe Australian Credit Fund ARSN 088 178 321. It is important for you to consider the PDS for the Credit Fund in deciding whether to invest, or to continue to invest, in the Credit Fund. You can read the PDS on our website, or ask for a copy by phoning us. \*Returns on our investments are variable and paid monthly. Past performance is not a reliable indicator of future performance. The rates of return from the Credit Fund are not guaranteed and are determined by the future revenue of the Credit Fund and may be lower than expected. Investors risk losing some or all of their principal investment. An investment in the Credit Fund is not a bank deposit. Withdrawal rights are subject to liquidity and may be delayed or suspended. Visit our website for further information.



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**Account Number 40 507 655 9**  
Page No 3 of 3  
Statement Period 01.02.20 to 29.02.20

\_\_\_\_\_ Shute & Douglas Investments Pty Ltd IIOR  
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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 02. 20	Opening Loan Balance			238, 004. 04
20. 02. 20	La Trobe Financial Quick Pay Repayment		1, 323. 00	236, 681. 04
29. 02. 20	Account Service Fee	15. 00		236, 696. 04
29. 02. 20	Interest (29 days 4.27% p.a.)	803. 71		237, 499. 75
29. 02. 20	Closing Loan Balance			237, 499. 75

Please check all entries on this statement and inform us promptly of any error or unauthorised transactions.

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## Loan Account Information

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### Payment assistance: how we can help you

We offer different types of payment assistance, including more frequent repayments which assist with budgeting and arrears repayment arrangements for customers experiencing repayment difficulties. If you experience difficulties in paying promptly, please advise us immediately and help us to help you. Please contact our Asset Management Team on our toll free national service number 1800 620 639.

### Renting, vacating property or changing address

If you are renting or vacating the security property for more than one (1) month or changing address, please call our Customer Service Team on 13 80 10 so we can amend our records immediately.

### Insurance

La Trobe Financial offers property, contents and landlord insurance for your needs. The advantages of insuring through La Trobe Financial include competitive premiums, ability to settle eligible claims promptly and ability to pay premiums monthly. Once you indicate your requirements, insurance is effective immediately, including twenty million dollars (\$20M) of public liability insurance coverage. Please contact our Insurance Team on 13 80 10 for a competitive quote for your insurance needs.

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### Changes to fees and charges

The fees and charges applicable to your account are payable by you as a borrower. All fees and charges are subject to change and may be varied, or additional new fees may apply, from time to time without your consent. You will be notified of any change to the fees and charges which apply to your loan.

### Repayment advice

All loan repayments are due on or before your advised repayment date. To help you pay on time we now offer a variety of repayment options to suit your needs:

Direct Debit	Free
BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Billers Code – 18309**

**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](http://www.bpay.com.au)

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Please include your full name, address and account number with your correspondence, so that we may respond to you immediately.

### Mistakes

No mistake in this statement or in any document rendered by La Trobe Financial shall prevent the recovery of any amount due, or make us liable to any action, liability, claim or demand from such mistake.

### Privacy

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
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**Account Number 40 507 655 9**

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Statement Period 01.03.20 to 31.03.20

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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Shute & Douglas Investments Pty Ltd IIOR

**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 02 Apr 2020 (calculated (Daily Rests) - Variable)	4.02% p.a.
Loan Approved Amount	\$ 248, 000. 00
Closing Loan Balance at 31 Mar 2020	\$ 237, 048. 85
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 4 months
Forecast Term (based on current repayment profile)	26 years 3 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 31.03.20	\$ 7, 831. 60
Repayments Received during Statement Period	\$ 1, 323. 00
Minimum Monthly Repayment Amount	\$ 1, 215. 00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 592. 53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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La Trobe Financial Asset Management Limited - ACN 007 332 363 - AFSL 222213  
**Account Number 40 507 655 9**  
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Statement Period 01.03.20 to 31.03.20

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**Shute & Douglas Investments Pty Ltd IIOR**  
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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 03. 20	Opening Loan Balance			237, 499. 75
20. 03. 20	La Trobe Financial Quick Pay Repayment		1, 323. 00	236, 176. 75
31. 03. 20	Account Service Fee	15. 00		236, 191. 75
31. 03. 20	Interest (31 days 4.27% p.a.)	857. 10		237, 048. 85
31. 03. 20	Closing Loan Balance			237, 048. 85

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### Repayment advice

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Direct Debit	Free
BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Bill Code – 18309**

**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](http://www.bpay.com.au)

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No mistake in this statement or in any document rendered by La Trobe Financial shall prevent the recovery of any amount due, or make us liable to any action, liability, claim or demand from such mistake.

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La Trobe Financial Services Pty Limited - ACN 006 479 527  
La Trobe Financial Asset Management Limited - ACN 007 332 363 - AFSL 222213  
**Account Number 40 507 655 9**

Page No 1 of 3  
Statement Period 01.04.20 to 30.04.20

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
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Shute & Douglas Investments Pty Ltd IIOR

**Loan Account Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 04 May 2020 (calculated (Daily Rests) - Variable)	4.02% p.a.
Loan Approved Amount	\$ 248, 000. 00
Closing Loan Balance at 30 Apr 2020	\$ 236, 520. 35
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 3 months
Forecast Term (based on current repayment profile)	26 years
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 30.04.20	\$ 8, 611. 10
Repayments Received during Statement Period	\$ 1, 323. 00
Minimum Monthly Repayment Amount	\$ 1, 215. 00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 700. 53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

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**Account Number 40 507 655 9**

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Statement Period 01.04.20 to 30.04.20

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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 04. 20	Opening Loan Balance			237, 048. 85
20. 04. 20	La Trobe Financial Quick Pay Repayment		1, 323. 00	235, 725. 85
30. 04. 20	Account Service Fee	15. 00		235, 740. 85
30. 04. 20	Interest (30 days 4.02% p.a.)	779. 50		236, 520. 35
30. 04. 20	Closing Loan Balance			236, 520. 35

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**Billers Code – 18309**

**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](http://www.bpay.com.au)

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Closing Loan Balance at 31 May 2020	\$ 236,015.93
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 2 months
Forecast Term (based on current repayment profile)	25 years 10 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Interest Charges - 01.07.19 to 31.05.20	\$ 9,414.68
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,215.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 808.53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
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20. 05. 20	La Trobe Financial Quick Pay Repayment		1, 323. 00	235, 197. 35
31. 05. 20	Account Service Fee	15. 00		235, 212. 35
31. 05. 20	Interest (31 days 4.02% p.a.)	803. 58		236, 015. 93
31. 05. 20	Closing Loan Balance			236, 015. 93

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We can provide additional funding for renovations or extensions by increasing your existing loan or providing a new loan depending on your own requirements. Should you be considering refinancing your existing loans or any other form of debt consolidation we can assist you with this at competitive rates. Contact our Loan Hotline on 13 80 10 for more information. Our Loan Hotline is open 8.30am – 5.30pm weekdays.

### Reduce your loan term and save interest

Did you know that you can save interest and shorten your loan term by making extra payments weekly, fortnightly or monthly? Please contact our Customer Service Team on 13 80 10 for details.


### Changes to fees and charges

The fees and charges applicable to your account are payable by you as a borrower. All fees and charges are subject to change and may be varied, or additional new fees may apply, from time to time without your consent. You will be notified of any change to the fees and charges which apply to your loan.

## Repayment advice

All loan repayments are due on or before your advised repayment date. To help you pay on time we now offer a variety of repayment options to suit your needs:

Direct Debit	Free
BPAY® – Savings or Cheque Account	\$1.05 per transaction amount, deducted from the repayment
BPAY® – Visa or MasterCard	0.5% of the transaction amount, deducted from the repayment
Cash, Cheque or Bank Transfer	\$2.50 per transaction amount, deducted from the repayment
By telephone – Visa or MasterCard	1.0% of the transaction amount, deducted from the repayment



**Billers Code – 18309**

**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](http://www.bpay.com.au)

Your BPAY® reference is noted on the front of this statement. Please contact our Customer Service Team to organise your preferred repayment method.

### Email address

If you wish to clarify any matters regarding your statement by email please send your questions direct to:

#### La Trobe Statement Assistance

Email: [customerservices@latrobefinancial.com.au](mailto:customerservices@latrobefinancial.com.au)

Please include your full name, address and account number with your correspondence, so that we may respond to you immediately.

### Mistakes

No mistake in this statement or in any document rendered by La Trobe Financial shall prevent the recovery of any amount due, or make us liable to any action, liability, claim or demand from such mistake.

### Privacy

We comply with the Privacy Act in handling your personal information. A copy of La Trobe Financial's Privacy Policy is available at [latrobefinancial.com](http://latrobefinancial.com) or upon request.

### Complaints

If you have a complaint, we have an internal dispute resolution process that can assist you. Please contact our Chief Risk Officer, who will guide you through this process on 13 80 10.

### More information?

For more information call us on 13 80 10, or visit our website [latrobefinancial.com](http://latrobefinancial.com)

5A



La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**  
Page No 1 of 3  
Statement Period 01.06.20 to 30.06.20

Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
*Login, My Home Loan, New Registration*

**Interest Certificate for Year Ended 30 June 2020**

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Interest Charges - 01.07.19 to 30.06.20 \$ 10,191.06 - a

**Loan Detail Summary**

Security Address: 17/3 Broadleaf Parade REDBANK PLAINS QLD 4301

Current Interest Rate at 03 Jul 2020 (calculated (Daily Rests) - Variable)	4.02% p.a.
Loan Approved Amount	\$ 248,000.00
Closing Loan Balance at 30 Jun 2020	\$ 235,484.31 - b
Loan Settlement Month	July 2017
Original Loan Maturity	July 2047
Contract Term Remaining	27 years 1 month
Forecast Term (based on current repayment profile)	25 years 8 months
National Credit Code Regulated	No
Privacy Password Protected	Yes
Repayments Received during Statement Period	\$ 1,323.00
Minimum Monthly Repayment Amount	\$ 1,215.00
Monthly Repayment Due Date	20th each month
Loan Account Ahead by	\$ 916.53

**Loan Guarantor Details**

Mr DS Douglas - same address as Borrower - separate statement not issued  
Mrs JC Shute - same address as Borrower - separate statement not issued

**RECEIVE THIS STATEMENT BY EMAIL:**

Please email customerservices@latrobefinancial.com.au to update your contact details.

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La Trobe Financial Services Pty Limited • ACN 006 479 527  
La Trobe Financial Asset Management Limited • ACN 007 332 363 • AFSL 222213  
**Account Number 40 507 655 9**

Page No 2 of 3

Statement Period 01.06.20 to 30.06.20

Shute & Douglas Investments Pty Ltd IIOR

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#### La Trobe Financial LoanManager App now available

Download the App and access your Loan Account for the following options:

- View your Loan balance;
- Check your Redraw balance; and
- Request a Statement.

Visit App Store for Apple devices or Play Store for Android devices and search, **La Trobe Financial LoanManager**.

#### You can also save money with La Trobe Financial

Did you know that you can reduce the amount of interest you pay and your loan term by making extra weekly, fortnightly or monthly payments?

#### You can invest with us too

Judged Australia's Best Credit Fund - Mortgages 11 years in a row by *Money* magazine and currently offering a return of **4.50% p.a.\*** for the 12 Month Term Account.

La Trobe Financial Asset Management Limited ACN 007 332 363 Australian Financial Services Licence 222213 Australian Credit Licence 222213 is the issuer and manager of the La Trobe Australian Credit Fund ARSN 088 178 321. It is important for you to consider the PDS for the Credit Fund in deciding whether to invest, or to continue to invest, in the Credit Fund. You can read the PDS on our website, or ask for a copy by phoning us. \*Returns on our investments are variable and paid monthly. Past performance is not a reliable indicator of future performance. The rates of return from the Credit Fund are not guaranteed and are determined by the future revenue of the Credit Fund and may be lower than expected. Investors risk losing some or all of their principal investment. An investment in the Credit Fund is not a bank deposit. Withdrawal rights are subject to liquidity and may be delayed or suspended. Visit our website for further information.

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# Loan Activity Statement

Head Office  
Level 25, 333 Collins Street, Melbourne VIC 3000  
GPO Box 2289, Melbourne VIC 3001  
Enquiries 13 80 10  
customerservices@latrobefinancial.com.au  
latrobefinancial.com

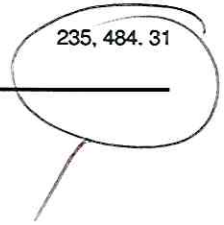


La Trobe Financial Services Pty Limited - ACN 006 479 527  
La Trobe Financial Asset Management Limited - ACN 007 332 363 - AFSL 222213  
**Account Number 40 507 655 9**  
Page No 3 of 3  
Statement Period 01.06.20 to 30.06.20

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=====  
Shute & Douglas Investments Pty Ltd IIOR

BPAY® Biller Code 18309 Reference No. 40 507 655 9  
ONLINE STATEMENTS NOW AVAILABLE on our website -  
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DATE	TRANSACTION DETAILS	DEBIT	CREDIT	BALANCE
01. 06. 20	Opening Loan Balance			236, 015. 93
22. 06. 20	La Trobe Financial Quick Pay Repayment		1, 323. 00	234, 692. 93
30. 06. 20	Account Service Fee	15. 00		234, 707. 93
30. 06. 20	Interest (30 days 4.02% p.a.)	776. 38		235, 484. 31
30. 06. 20	Closing Loan Balance			235, 484. 31



Please check all entries on this statement and inform us promptly of any error or unauthorised transactions.

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## Loan Account Information

### Interest: rates and methods of calculation

The interest rate used to calculate any interest on this statement and a clear explanation of how it has been calculated are available on request.

### Payment assistance: how we can help you

We offer different types of payment assistance, including more frequent repayments which assist with budgeting and arrears repayment arrangements for customers experiencing repayment difficulties. If you experience difficulties in paying promptly, please advise us immediately and help us to help you. Please contact our Asset Management Team on our toll free national service number 1800 620 639.

### Renting, vacating property or changing address

If you are renting or vacating the security property for more than one (1) month or changing address, please call our Customer Service Team on 13 80 10 so we can amend our records immediately.

### Insurance

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**Billers Code – 18309**

**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](http://www.bpay.com.au)

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Please include your full name, address and account number with your correspondence, so that we may respond to you immediately.

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### Complaints

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### More information?

For more information call us on 13 80 10, or visit our website [latrobefinancial.com](http://latrobefinancial.com)

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## Income & Expenditure Summary

**Janelle Shute**  
11/184 Birdwood Road  
George's Hall  
NSW 2198

Date 2/07/2019 to 30/06/2020

From Statement: 5 (1/07/2019)  
To Statement: 17 (30/06/2020)

**Shute & Douglas Investments Pty Ltd (ID: 2409)**

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

### Residential Properties

**17/3 Broadleaf Parade, Redbank, QLD 4301**

#### Property Income

Residential Rent	\$0.00	\$15,880.00	a - \$15,880.00 ✓
	<b>\$0.00</b>	<b>\$15,880.00</b>	<b>\$15,880.00</b>
			(GST Total: \$0.00)

#### Property Expenses

Council Rates	\$1,831.65	\$0.00	b - \$1,831.65 ✓
General Advertising	\$136.36	\$0.00	c - [ \$136.36 ]
+ GST	\$13.64	\$0.00	
Inspection Fee	\$20.00	\$0.00	d - [ \$20.00 ]
+ GST	\$2.00	\$0.00	
Letting Fee	\$315.00	\$0.00	e - [ \$315.00 ]
+ GST	\$31.50	\$0.00	
Management Fee	\$1,270.40	\$0.00	f - [ \$1,270.40 ]
+ GST	\$127.04	\$0.00	
Strata Admin / Sinking Levies	\$1,833.49	\$0.00	g - [ \$1,833.49 ]
+ GST	\$183.36	\$0.00	
Water Rates	\$1,594.75	\$268.38	f - \$1,326.37
	<b>\$7,359.19</b>	<b>\$268.38</b>	<b>\$7,090.81</b>
			(GST Total: \$357.54)

**PROPERTY BALANCE: \$8,789.19**

(GST Balance: -\$357.54)

### Ownership Expenses & Payments

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

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**Income & Expenditure Summary****Owner Expenses**

Administration Fee	\$52.00	\$0.00	\$52.00
+ GST	\$5.20	\$0.00	\$5.20
	<b>\$57.20</b>	<b>\$0.00</b>	<b>\$57.20</b>

*(GST Total: \$5.20)*

**Owner Payments**

JC Shute & DS Douglas			\$8,731.99
			<b>\$8,731.99</b>

**CLOSING BALANCE: \$0.00**

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





This is a Supplementary Product Disclosure Statement (SPDS) issued by AAI Limited ABN 48 005 297 807 AFSL No. 230859, trading as Vero Insurance.

This SPDS supplements the following Product Disclosure Statements (PDS's):

- ◆ Terri Scheer Landlord Preferred Policy Product Disclosure Statement and Policy Wording TS00005
- ◆ Terri Scheer Landlord Residential Building Insurance Policy Product Disclosure Statement and Policy Wording TS00012
- ◆ Terri Scheer Landlord Preferred Policy Self Managed Product Disclosure Statement and Policy Wording TS00067
- ◆ Terri Scheer Short Stay Policy Product Disclosure Statement and Policy Wording TS00016

all with a prepared date of 2 November 2017 and must be read together with the PDS and any other SPDS we have given you or may give you for the PDS.

The purpose of this SPDS is to update the information in the PDS for seeking an external review of a complaint due to a change to the relevant external dispute resolution scheme.

The Financial Ombudsman Service (FOS) Australia will no longer accept new disputes on and from 1 November 2018. The Australian Financial Complaints Authority (AFCA) will deal with all new financial service disputes, on and from this date.

#### Change to the PDS

On page 7 of all the above PDS's, replace '**Step 3. Seek review by an external service**' with the following:

#### **Step 3. Seek review by an external service**

We expect our procedures will deal fairly and promptly with your complaint. However, if you remain dissatisfied, you may be able to access the services of the Australian Financial Complaints Authority (AFCA). AFCA provides fair and independent financial services complaint resolution that is free to consumers. Any decision AFCA makes is binding on us, provided you also accept the decision. You do not have to accept their decision and you have the option of seeking remedies elsewhere.

AFCA has authority to hear certain complaints. Contact AFCA to confirm if they can assist you.

You can contact AFCA:

- ◆ By phone: 1800 931 678
- ◆ By email: [info@afca.org.au](mailto:info@afca.org.au)
- ◆ In writing: Australian Financial Complaints Authority, GPO Box 3, Melbourne VIC 3001
- ◆ By visiting: [www.afca.org.au](http://www.afca.org.au)

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# TAX INVOICE

**INVOICE TO**  
 SHUTE & DOUGLAS RETIREMENT  
 FUND  
 Unit 11 184 Birdwood Rd  
 GEORGES HALL NSW 2198  
 AUSTRALIA

**Invoice Date**  
 30 Oct 2019

**Invoice Number**  
 INV-0489

**Sydney Tax Practice**  
 Level 8, 65 York St  
 Sydney NSW 2000  
 02 9211 9790  
 service@SydneyTaxPractice.com.au  
 www.SydneyTaxPractice.com.au  
 ABN: 15430300458

Description	Discount	Amount
Preparation of SMSF Financials, Tax return and other compliance documents. Inclusive of software and external audit fee.		1,500.00

Subtotal	1,500.00
Total GST	150.00

**Due Date: 15 Nov 2019**

**Invoice Total AUD 1,650.00** ✓

*Accounting '1300*  
*Audit '350*

To pay by card: Click the pay now button on your online invoice. (1.5% surcharge applies)

Direct transfer details:

**Name: Sydney Tax Practice**  
**BSB: 062-005**  
**Account Number: 1127-5811**  
**Reference Number: INV-0489**

Please Note: Irrespective of whether you decide to lodge your return with Sydney Tax Practice or not, you are still liable for our fees for work completed.

# IntelliVal for Professionals Automated Valuation Estimate

Prepared on 06 October 2020



11/184 Birdwood Road Georges Hall NSW 2198

Lot/Plan: 11/SP42539

Estimated Value: **\$519,382**  
As at: 29 Jun 2020

FSD\*: (Forecast Standard Deviation)  
**11%**

Estimated Price Range:  
**\$462,250 - \$576,514**

Property Attributes:



Year Built

1993

Land Area

4,888m<sup>2</sup>

Property Type

Unit

Land Use

-

Development Zoning

Residential

The estimated value returned in this report is based on an historical date to the current date, and as such the property attributes utilised to calculate this estimate may not match the current property attributes showing in this report.

## Sales History

Sale Date	Sale Price	Sale Type
23 Mar 2010	\$165,000	Unknown
11 Jan 2005	\$330,000	Unknown
23 Jun 1998	\$174,500	Unknown
30 Aug 1994	\$152,000	Unknown

Estimated Value as at 29 June 2020. An automated valuation model estimate (Estimated Value) is a statistically derived estimate of the value of the subject property. An Estimated Value must not be relied upon as a professional valuation or an accurate representation of the market value of the subject property as determined by the valuer.

A Forecast Standard Deviation is an estimate of the variation between the modelled estimate and the market value of a property. A smaller FSD indicates that our estimate of value is likely closer to the true market value of a property than a larger FSD.

For more information on estimated values: <https://www.corelogic.com.au/estimated-value-faqs>

CoreLogic IntelliVal for Professionals Automated Valuation Estimate

6A

Prepared on 06 October 2020

### Location Highlights



# 11/184 Birdwood Road Georges Hall NSW 2198



Prepared on 06 October 2020

## Recently Sold Properties



3    
 1    
 1    
 8,675m<sup>2</sup>

**26/135 Rex Road Georges Hall NSW 2198**

**Sold Price:** \$590,000

**Sold Date:** 08 November 2019

**Distance from Subject:** 0.1km

**Features:** Low Density Residential, 1 Dining Rooms, Private Courtyard, 1 Lounge Rooms, Concrete Slab, Seperate Lounge and Dining,



2    
 2    
 1    
 106m<sup>2</sup>

**106/203 Birdwood Road Georges Hall NSW 2198**

**Sold Price:** \$550,000

**Sold Date:** 13 December 2019

**Distance from Subject:** 0.3km

**Features:** RESIDENTIAL



3    
 2    
 2    
 1,700m<sup>2</sup>

**4/6-7 Iona Place Bass Hill NSW 2197**

**Sold Price:** \$656,000

**Sold Date:** 14 February 2020

**Distance from Subject:** 1.4km

**Features:** Low Density Residential, Terrace-Balcony, RESIDENTIAL, 2 Toilets

CoreLogic IntelliVal for Professionals Automated Valuation Estimate

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11/184 Birdwood Road Georges Hall NSW 2198



Prepared on 06 October 2020



1 1 - 429m<sup>2</sup>

16 Beatrice Street Bass Hill  
NSW 2197

Sold Price: \$650,000

Sold Date: 24 March 2020

Distance from Subject: 1.8km

Features: Low Density Residential, Floorboards, RESIDENTIAL, 1989 Year Building Refurbished



ALLEN ABED  
0421 531 360

LE LY  
0422 432 057



firstnationalchesterhill

First National Chester Hill



CoreLogic

Apr 20

3 2 2 1,543m<sup>2</sup>

3/129 Chester Hill Road Bass  
Hill NSW 2197

Sold Price: \$620,000

Sold Date: 29 April 2020

Distance from Subject: 1.9km

Features: Low Density Residential, Courtyard, Dishwasher, RESIDENTIAL



3 1 1 2,629m<sup>2</sup>

26/4 Mead Drive Chipping  
Norton NSW 2170

Sold Price: \$500,000

Sold Date: 02 July 2020

Distance from Subject: 1.9km

Features: High Density Residential, RESIDENTIAL

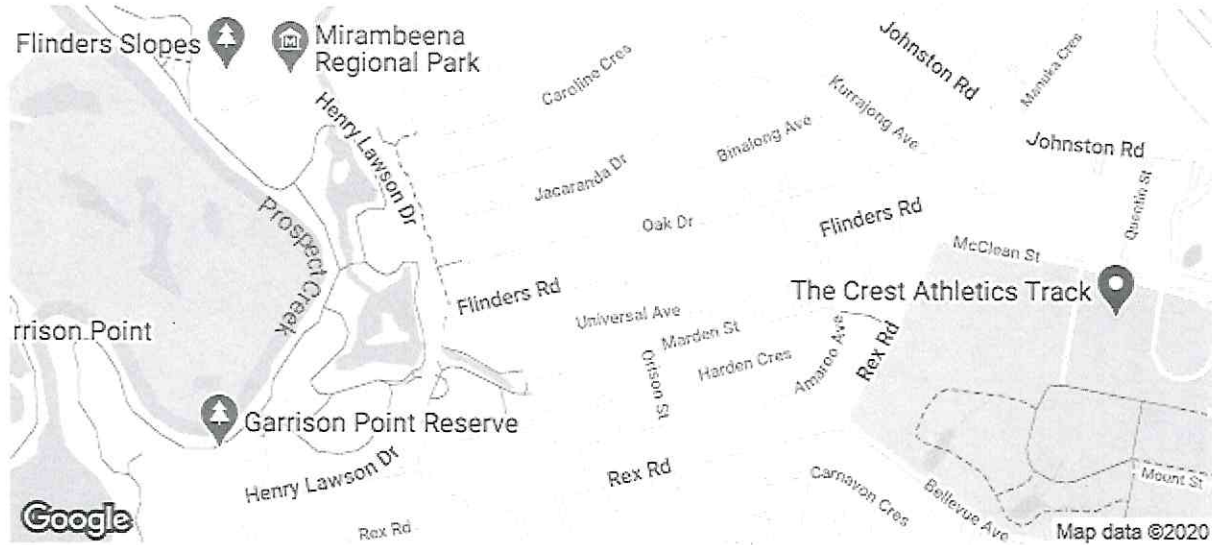
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Prepared on 06 October 2020

### Georges Hall Insights: A Snapshot



#### Houses

Median Price  
**\$846,517**

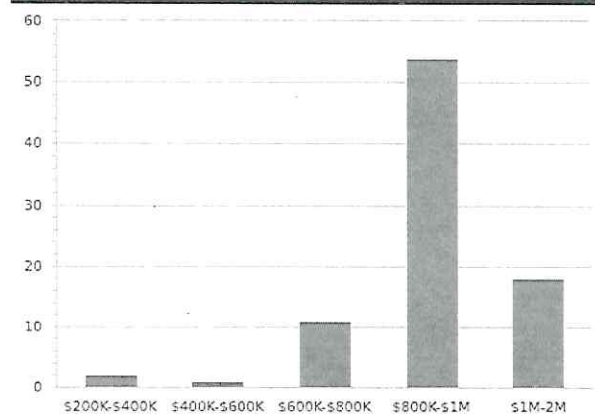
	Past Sales	Capital Growth
2020	87	↑ 15.80%
2019	96	↓ 17.92%
2018	109	↓ 0.05%
2017	96	↑ 16.76%
2016	105	↑ 1.46%

#### Units

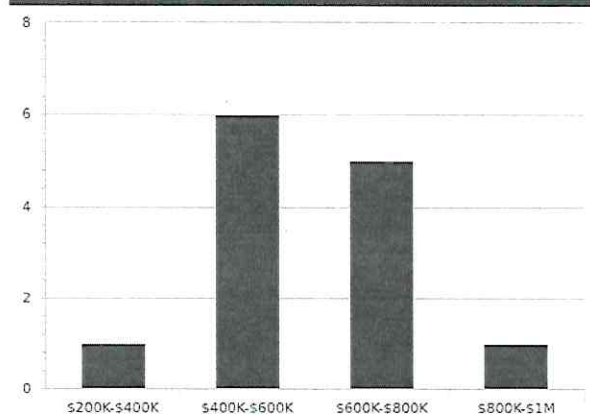
Median Price  
**\$639,179**

	Past Sales	Capital Growth
2020	13	↑ 7.03%
2019	9	↓ 9.05%
2018	18	↑ 2.69%
2017	21	↑ 7.15%
2016	17	↑ 9.26%

#### House Sales by Price (Past 12 Months)



#### Unit Sales by Price (Past 12 Months)



CoreLogic IntelliVal for Professionals Automated Valuation Estimate

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Prepared on 06 October 2020

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While CoreLogic uses commercially reasonable efforts to ensure the CoreLogic Data is current, CoreLogic does not warrant the accuracy, currency or completeness of the CoreLogic Data and to the full extent permitted by law excludes all loss or damage howsoever arising (including through negligence) in connection with the CoreLogic Data.

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An Estimated Value is generated (i) by a computer driven mathematical model in reliance on available data; (ii) without the physical inspection of the subject property; (iii) without taking into account any market conditions (including building, planning, or economic), and/or (iv) without identifying observable features or risks (including adverse environmental issues, state of repair, improvements, renovations, aesthetics, views or aspect) which may, together or separately, affect the value.

The estimated value returned in this report is based on an historical date to the current date, and as such the property attributes utilised to calculate this estimate may not match the current property attributes showing in this report.

An Estimated Value is current only at the date of publication or supply. CoreLogic expressly excludes any warranties and representations that an Estimated Value is an accurate representation as to the market value of the subject property.

To the full extent permitted by law, CoreLogic excludes all liability for any loss or damage howsoever arising or suffered by the recipient, whether as a result of the recipient's reliance on the accuracy of an Estimated Value or otherwise arising in connection with an Estimated Value.

For more information on estimated values: <https://www.corelogic.com.au/estimated-value-faqs>

If you have any questions or concerns about the information in this report, please contact our Customer Engagement Team.

Within Australia: **1300 660 051**

Please do not hesitate to contact us via <https://valstatus.rpdata.com> if you have any questions about this notification.

CoreLogic IntelliVal for Professionals Automated Valuation Estimate

**TAX DEPRECIATION AND CAPITAL ALLOWANCES SCHEDULE**  
**Unit 17 "Villas on Broadleaf" 3 Broadleaf Pde, Redbank Plains**

<b>DEPRECIATION SUMMARY</b>			
Tax Year Ending (30 June)	Capital Works Allowances	Depreciable Assets	Total
	\$	\$	\$
2018	4,313.7	3,767.4	8,081.1
2019	4,658.3	4,343.9	9,002.1
2020	4,658.3	3,491.0	8,149.3
2021	4,658.3	2,471.5	7,129.8
2022	4,658.3	1,791.7	6,450.0
2023	4,658.3	1,486.9	6,145.2
2024	4,658.3	1,078.1	5,736.4
2025	4,658.3	802.8	5,461.1
2026	4,658.3	613.6	5,271.8
2027	4,658.3	708.6	5,366.9
2028	4,658.3	496.4	5,154.7
2029	4,658.3	356.7	5,015.0
2030	4,658.3	263.1	4,921.4
2031	4,658.3	426.0	5,084.3
2032	4,658.3	266.3	4,924.5
2033	4,658.3	166.4	4,824.7
2034	4,658.3	104.0	4,762.3
2035	4,658.3	65.0	4,723.3
2036	4,658.3	40.6	4,698.9
2037	4,658.3	25.4	4,683.7
2038	4,658.3	15.9	4,674.2
2039	4,658.3	9.9	4,668.2
2040	4,658.3	6.2	4,664.5
2041	4,658.3	3.9	4,662.2
2042	4,658.3	2.4	4,660.7
2043	4,658.3	1.5	4,659.8
2044	4,658.3	0.9	4,659.2
2045	4,658.3	0.6	4,658.9
2046	4,658.3	0.4	4,658.7
2047	4,658.3	0.2	4,658.5
2048	4,658.3	0.1	4,658.4
2049	4,658.3	0.1	4,658.4
2050	4,658.3	0.1	4,658.3
2051	4,658.3	0.0	4,658.3
2052	4,658.3	0.0	4,658.3
2053	4,658.3	0.0	4,658.3
2054	4,658.3	0.0	4,658.3
2055	4,658.3	0.0	4,658.3
2056	4,658.3	0.0	4,658.3
2057	4,658.3	0.0	4,658.3
Balance After 40 Years	344.6	0.0	344.6
<b>Total</b>	<b>\$ 186,331.4</b>	<b>\$ 22,807.7</b>	<b>\$ 209,139.1</b>

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**ASIC**

Australian Securities & Investments Commission

**Forms Manager**

Registered Agents

**Company:** SHUTE & DOUGLAS INVESTMENTS PTY LTD ACN 618 187 536

## **Debtor's Ledger report**

The company requested SHUTE & DOUGLAS INVESTMENTS PTY LTD, 618187536 has no debt recorded at the time this report was generated.

### **Report criteria**

Agent number	40247
Date requested	2020-10-09
Date/time prepared	2020-10-09 08:03:33
Number of companies listed	0

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