

Receipts & Expenditure Statement

teska carson

LJ Live Well Pty Ltd
 ATF LJ Live Well Super Fund
 PO Box 138
 DONCASTER VIC 3108

Shop + unit

Financial Statement for the period 01/07/2021 to 30/06/2022
 RE: 61 Marianne Way, MOUNT WAVERLEY, VIC, 3149

Manager HANNAH

FY22

4-6 Rent = \$4452

GST Collected Bal: \$438

Apr. n.a. Jun

Shop

Y.T.D. July August September October November December January February March April May June

	Y.T.D.	July	August	September	October	November	December	January	February	March	April	May	June
Landlord Revenue													
402. Rent	\$10,416.65	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,083.33	\$2,083.33	\$2,083.33	\$2,083.33	\$2,083.33
444. GST on Rent	\$1,041.65	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$208.33	\$208.33	\$208.33	\$208.33	\$208.33
	\$11,458.30	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$2,291.66	\$2,291.66	\$2,291.66	\$2,291.66	\$2,291.66
Expenses													
546. Water Rates	-\$250.87	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$250.87	\$0.00
576. Insurance Renewals	-\$1,247.14	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$1,247.14	\$0.00	\$0.00
525. General	-\$250.91	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$250.91	\$0.00
526. Plumbing	-\$230.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$230.00	\$0.00	\$0.00
606. Advertising	-\$934.24	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$934.24	\$0.00	\$0.00	\$0.00	\$0.00
500. Management Fees - Rental	-\$416.65	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$83.33	-\$83.33	-\$83.33	-\$83.33	-\$83.33
520. Statement Fee	-\$12.50	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$2.50	-\$2.50	-\$2.50	-\$2.50	-\$2.50
740.08 G.S.T.	-\$254.37	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$93.42	\$0.00	-\$135.86	-\$25.09	\$0.00
512. GST on Agent Fee	-\$42.90	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$8.58	-\$8.58	-\$8.58	-\$8.58	-\$8.58
	-\$3,639.58	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$1,122.07	-\$94.41	-\$1,707.41	-\$621.28	-\$94.41
Capital													
102. Distribution to Owner	-\$7,818.72	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$1,169.59	-\$2,197.25	-\$584.25	-\$1,670.38	-\$2,197.25
	-\$7,818.72	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$1,169.59	-\$2,197.25	-\$584.25	-\$1,670.38	-\$2,197.25
GST Summary													
GST Received	\$1,041.65	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$208.33	\$208.33	\$208.33	\$208.33	\$208.33
GST Paid	-\$297.27	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$102.00	-\$8.58	-\$144.44	-\$33.67	-\$8.58
	\$744.38	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$106.33	\$199.75	\$63.89	\$174.66	\$199.75
Owner Distribution													
LJ Live Well Pty Ltd	\$7,818.72	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,169.59	\$2,197.25	\$584.25	\$1,670.38	\$2,197.25
	\$7,818.72	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,169.59	\$2,197.25	\$584.25	\$1,670.38	\$2,197.25



Teska & Carson Pty Ltd
 ABN 53 729 298 316
 ACN 060 569 502
 Licensed Estate Agent

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L J Live Well Pty Ltd

RECEIPTS AND EXPENDITURES STATEMENT

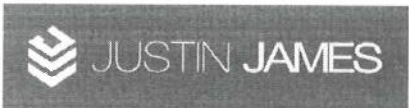
For the Period 01/07/2021 to 30/06/2022

01/07/2022
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Property Address: **61B Marianne Way, MOUNT WAVERLEY, VIC, 3149**

rent: # 4087
 GST paid out # 18
residue

	Y.T.D.	July	August	September	October	November	December	January	February	March	April	May	June
Revenue													
402. Rent	\$5,736.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,434.00	\$0.00	\$1,434.00	\$1,434.00	\$1,434.00
401.50 Rent Adjustment	\$848.61	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$848.61	\$0.00	\$0.00	\$0.00
	\$6,584.61	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$1,434.00	\$848.61	\$1,434.00	\$1,434.00	\$1,434.00
Expenses													
519. Security - Access Keys	-\$14.55	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$14.55	\$0.00
590. Advertising	-\$450.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$450.00	\$0.00	\$0.00	\$0.00	\$0.00
500. Commission on Residential	-\$263.38	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$57.36	-\$33.94	-\$57.36	-\$57.36	-\$57.36
520. Statement Fee	-\$15.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$3.00	-\$3.00	-\$3.00	-\$3.00	-\$3.00
505. Letting Fee	-\$661.73	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$661.73	\$0.00	\$0.00	\$0.00	\$0.00
740.08 GST	-\$112.62	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$111.17	-\$3.39	\$0.00	-\$1.45	\$0.00
512.03 GST on Commission on Residential	-\$26.35	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$5.74	-\$3.39	-\$5.74	-\$5.74	-\$5.74
512. GST on Statement Fee	-\$1.50	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$0.30	-\$0.30	-\$0.30	-\$0.30	-\$0.30
	-\$1,545.13	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$1,289.30	-\$40.63	-\$66.40	-\$82.40	-\$66.40
Capital													
102. Distribution to Owner	-\$5,039.48	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$144.70	-\$607.98	-\$1,367.60	-\$1,351.60	-\$1,357.60
	-\$5,039.48	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$144.70	-\$807.98	-\$1,367.60	-\$1,351.60	-\$1,357.60
Owner Distribution													
L J Live Well Pty Ltd	\$5,039.48	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$144.70	\$807.98	\$1,367.60	\$1,351.60	\$1,357.60
	\$5,039.48	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$144.70	\$807.98	\$1,367.60	\$1,351.60	\$1,357.60



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Blackburn VIC 3130
ABN: 55 150 902 186
Licence: 074445L

Folio Summary

Hope Well International Development P/L
P O Box 138
Doncaster VIC 3108

Folio: OWN00782
From: 1/07/2021
To: 30/06/2022
Created: 5/07/2022

Money In	Money Out	Balance
\$5,661.37	\$554.22	\$5,107.15

Account	Included Tax	Money Out	Money In
61 Marianne Way, Mount Waverley VIC			
Rent			\$5,661.37
Management fee	\$24.03	\$264.22	
Letting fee	\$26.36	\$290.00	
Subtotal		\$554.22	\$5,661.37
Account Transactions			
No transactions			
Total			
		\$554.22	\$5,661.37
Total Tax on Money Out: \$50.39			