Midland Settlements

LICENCED REAL ESTATE CONVEYANCING AGENTS

INDEPENDENT SETTLEMENT AGENT A.C.N. 143 361 027 ABN 21 698 020 589 11 The Crescent, Midland 6056 Telephone: (08) 9250 1777 Fax: (08) 9274 1635 P.O. Box 1246, Midland WA 6936

Licensee: Sasha Equity Pty Ltd Licensed Settlement Agent No. 63482

Email Address info@midlandsettlements.com.au

Our Ref:57921/RM

20th October 2011

Mrs MM Zacharia atf Marilyn Zacharia Superannuation Fund 15 Clarkson Road Bullsbrook WA 6084

Dear Pip

PURCHASE OF 308/69-71 King George Street VICTORIA PARK

We are pleased to advise that settlement on the above property was effected today.

We advise that the Certificate of Title will take 3-4 weeks to issue from the Land Titles Office in your name. Upon receipt of same we will contact you to enable you to collect the document from this office.

Please find enclosed our final adjusted settlement statement together with our refund cheque for \$722.88, being a refund of the surplus funds remaining.

Thank you for allowing us to settle this transaction for you, should you require any further assistance, please do not hesitate to contact me.

Yours sincerely

MIDLAND SETTLEMENTS

Ruth Miskiewicz

SETTLEMENT AGENT

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FINAL STATEMENT P.O. Box 1246, Midland WA 6936

Licensee: Sasha Equity Pty Ltd Licensed Settlement Agent No. 63482

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19th October 2011

Mrs MM Zacharia

atf Marilyn Zacharia Superannuation Fund 15 Clarkson Road Bullsbrook WA 6084

RE: 308/69-71 King George Street VICTORIA	PARK Debit	Credit
Purchase Price Deposit paid	258,000.00	20,000.00
Settlement fees (\$1196.60 Discounted)	800.00	
Postage, Petties, Telephone, Fax Land Titles Office Search Fees Bank Cheque Fees Land Tax Department - Enquiry Fee Council Rates - Enquiry Fee	55.00 39.60 5.40 38.50 95.70	
Water Corporation - Enquiry Fee Strata Company - Section 43 Cert. Landgate - Enquiry Fee Region Scheme Certificate	43.89 110.00 20.56 27.50	1236-15
Registration fee on transfer document	210.00	
Stamp Duty - Offer & Acceptance Residential Concessional	7,239.00	
Reserve Fund @ \$90per qtr Eff.1/10/11-31/12/11 - your 72/92days	70.44	
ADJUSTMENT OF 2011 - 2012 RATES & TAXES AS AT 20/10/2011		en 6
COUNCIL RATES \$910.26 Your proportion 254/366 days WATER RATES \$574.45	631.71	
Your proportion 254/366 days STRATA LEVY \$580.00 (Raised from 01/10/2011 to 31/12/2011) Your proportion 72/92 days	398.66 453.91	
Funds paid by you	growing management of	248,962.75
BALANCE DUE TO YOU	722.88	
	268,962.75	268,962.75
E & O E		



WESTERN



AUSTRALIA

REGISTER NUMBER 51/SP6021 DATE DUPLICATE ISSUED DUPLICATE EDITION 25/10/2011 5

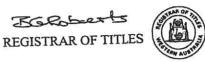
> VOLUME 1668

FOLIO 491

DUPLICATE CERTIFICATE OF TITLE UNDER THE TRANSFER OF LAND ACT 1893 AND THE

STRATA TITLES ACT 1985

The person described in the first schedule is the registered proprietor of an estate in fee simple in the land described below subject to the reservations, conditions and depth limit contained in the original grant (if a grant issued) and to the limitations, interests, encumbrances and notifications shown in the second schedule.



LAND DESCRIPTION:

LOT 51 ON STRATA PLAN 6021 TOGETHER WITH A SHARE IN ANY COMMON PROPERTY AS SET OUT ON THE STRATA PLAN

REGISTERED PROPRIETOR:

(FIRST SCHEDULE)

MARILYN MICHELE ZACHARIA OF 15 CLARKSON ROAD, BULLSBROOK (T L763650) REGISTERED 20 OCTOBER 2011

LIMITATIONS, INTERESTS, ENCUMBRANCES AND NOTIFICATIONS: (SECOND SCHEDULE)

INTERESTS NOTIFIED ON THE STRATA PLAN AND ANY AMENDMENTS TO LOTS OR COMMON PROPERTY NOTIFIED THEREON BY VIRTUE OF THE PROVISIONS OF THE STRATA TITLES ACT NO.33 1. OF 1985 AS AMENDED.

Warning: A current search of the certificate of title held in electronic form should be obtained before dealing on this land.

---END OF DUPLICATE CERTIFICATE OF TITLE--

STATEMENTS:

The statements set out below are not intended to be nor should they be relied on as substitutes for inspection of the land and the relevant documents or for local government, legal, surveying or other professional advice.

SKETCH OF LAND:

SP6021.

PREVIOUS TITLE:

SP6021.

PROPERTY STREET ADDRESS:

UNIT 308, FLOOR 3. HAWTHORNE PARK HEIGHTS, 69 KING GEORGE ST,

VICTORIA PARK.

LOCAL GOVERNMENT AREA:

TOWN OF VICTORIA PARK.

