

# P & C Super Fund General Ledger



As at 30 June 2022

| Transaction Date                             | Description   | Units | Debit  | Credit        | Balance \$   |
|--|---|-------|--------|---------------|--------------|
| <b>Property Income (28000)</b>               |   |       |        |               |              |
| <u>47 Walter Street, Boonah (47WALTERST)</u> |   |       |        |               |              |
| 01/07/2021                                   | ECJ Kirchner 2/47 Walter Street                     |       |        | 1,250.00      | 1,250.00 CR  |
| 02/07/2021                                   | Boonah Real estate Inv 8 - Shop 3, 47 Walter Street |       |        | 1,537.00 1-3  | 2,787.00 CR  |
| 05/07/2021                                   | ECJ Kirchner - Shop 2, 47 Walter Street             |       |        | 92.73         | 2,879.73 CR  |
| 05/07/2021                                   | Boonah R Inv 9                                      |       |        | 1,537.00 1-4  | 4,416.73 CR  |
| 30/07/2021                                   | Boonah Inv 12                                       |       |        | 1,537.00 1-5  | 5,953.73 CR  |
| 02/08/2021                                   | ECJ Kirchner 2/47 Walter Street                     |       |        | 2,038.18 1-6  | 7,991.91 CR  |
| 02/08/2021                                   | Boonah Sheds  |       |        | 1,537.00 1-7  | 9,528.91 CR  |
| 27/08/2021                                   | Boonah Inv 14                                       |       |        | 1,537.00 1-8  | 11,065.91 CR |
| 01/09/2021                                   | ECJ Kirchner 2/47 Walter Street                     |       |        | 1,250.00 1-9  | 12,315.91 CR |
| 07/09/2021                                   | Boonah Sheds  |       |        | 1,537.00 1-10 | 13,852.91 CR |
| 01/10/2021                                   | Direct Credit E C J KIRCHNER Rent & Water           |       |        | 1,372.40 1-11 | 15,225.31 CR |
| 01/10/2021                                   | Direct Credit BOONAH R EST BoonahRE Inv 0018        |       |        | 1,537.00 1-12 | 16,762.31 CR |
| 14/10/2021                                   | Direct Credit BOONAH SHEDS P&C Investments SM       |       |        | 1,537.00 1-13 | 18,299.31 CR |
| 01/11/2021                                   | Direct Credit BOONAH R EST BoonahRE Inv 0020        |       |        | 1,537.00 1-14 | 19,836.31 CR |
| 01/11/2021                                   | Direct Credit E C J KIRCHNER 2/47 Walter Street     |       |        | 1,250.00 1-15 | 21,086.31 CR |
| 05/11/2021                                   | Direct Credit BOONAH SHEDS P&C Investments SM       |       |        | 1,537.00 1-16 | 22,623.31 CR |
| 01/12/2021                                   | Direct Credit E C J KIRCHNER 47 Walter Street       |       |        | 1,385.85 1-18 | 24,009.16 CR |
| 06/12/2021                                   | Direct Credit BOONAH R EST BoonahRE Inv 0022        |       |        | 1,537.00 1-17 | 25,546.16 CR |
| 13/12/2021                                   | Direct Credit BOONAH SHEDS P&C Investments SM       |       |        | 1,537.00 1-21 | 27,083.16 CR |
| 29/12/2021                                   | Direct Credit BOONAH R EST BoonahRE Inv 0026        |       |        | 1,537.00 1-19 | 28,620.16 CR |
| 04/01/2022                                   | Direct Credit E C J KIRCHNER 47 Walter Street       |       |        | 1,250.00 1-20 | 29,870.16 CR |
| 12/01/2022                                   | Direct Credit BOONAH SHEDS P&C Investments SM       |       |        | 1,537.00 1-21 | 31,407.16 CR |
| 31/01/2022                                   | Direct Credit BOONAH R EST BoonahRE Inv 0029        |       |        | 1,537.00 1-22 | 32,944.16 CR |
| 31/01/2022                                   | Direct Credit E C J KIRCHNER 47 Walter Street       |       |        | 1,250.00 1-23 | 34,194.16 CR |
| 04/02/2022                                   | Direct Credit BOONAH SHEDS P&C Investments SM       |       |        | 1,537.00 1-24 | 35,731.16 CR |
| 04/02/2022                                   | Direct Credit E C J KIRCHNER Rates                  |       | 54.55  |               | 35,785.71 CR |
| 11/02/2022                                   | Direct Credit E C J KIRCHNER Rates                  |       | 54.55  |               | 35,840.26 CR |
| 18/02/2022                                   | Direct Credit E C J KIRCHNER Rates                  |       | 54.55  |               | 35,894.81 CR |
| 28/02/2022                                   | Direct Credit BOONAH R EST BoonahRE Inv 0031        |       |        | 1,537.00 1-25 | 37,431.81 CR |
| 28/02/2022                                   | Direct Credit E C J KIRCHNER Rates                  |       | 54.55  |               | 37,486.36 CR |
| 07/03/2022                                   | Direct Credit E C J KIRCHNER The Hide-Out           |       |        | 1,250.00 1-26 | 38,736.36 CR |
| 11/03/2022                                   | Direct Credit E C J KIRCHNER Rates X2               |       | 109.09 |               | 38,845.45 CR |
| 15/03/2022                                   | Direct Credit BOONAH SHEDS P&C Investments SM       |       |        | 1,537.00      | 40,382.45 CR |
| 18/03/2022                                   | Direct Credit E C J KIRCHNER Rates                  |       | 54.55  |               | 40,437.00 CR |
| 25/03/2022                                   | Direct Credit E C J KIRCHNER Rates                  |       | 54.55  |               | 40,491.55 CR |
| 31/03/2022                                   | Direct Credit BOONAH R EST BoonahRE Inv 0033        |       |        | 1,537.00 1-27 | 42,028.55 CR |
| 01/04/2022                                   | Direct Credit E C KIRCHNER Rent                     |       |        | 1,250.00 1-28 | 43,278.55 CR |
| 01/04/2022                                   | Direct Credit E CJ KIRCHNER Rates                   |       | 90.91  |               | 43,369.46 CR |

1-2



# P & C Super Fund General Ledger

As at 30 June 2022

| Transaction Date | Description                                   | Units | Debit | Credit           | Balance \$          |
|------------------|---|-------|-------|------------------|---------------------|
| 07/04/2022       | Direct Credit E C J KIRCHNER Rates            |       |       | 90.91            | 43,460.37 CR        |
| 19/04/2022       | Direct Credit E CJ KIRCHNER Rates payments    |       |       | 90.91            | 43,551.28 CR        |
| 20/04/2022       | Direct Credit E C J KIRCHNER Rates            |       |       | 80.51            | 43,631.79 CR        |
| 21/04/2022       | Direct Credit BOONAH SHEDS P&C Investments SM |       |       | 1,537.00 1-29    | 45,168.79 CR        |
| 03/05/2022       | Direct Credit BOONAH R EST BoonahRE Inv 0037  |       |       | 1,537.00 1-30    | 46,705.79 CR        |
| 03/05/2022       | Direct Credit BOONAH SHEDS P&C Investments SM |       |       | 1,537.00 1-31    | 48,242.79 CR        |
| 06/05/2022       | Direct Credit E C J KIRCHNER Rent & water     |       |       | 1,358.41 1-32    | 49,601.20 CR        |
| 30/05/2022       | Direct Credit BOONAH R EST BoonahRE Inv 0041  |       |       | 1,537.00 1-33    | 51,138.20 CR        |
| 06/06/2022       | Direct Credit E CJ KIRCHNER 47 Walter Street  |       |       | 1,250.00 1-34    | 52,388.20 CR        |
| 14/06/2022       | Direct Credit BOONAH SHEDS P&C Investments SM |       |       | 1,537.00 1-35    | 53,925.20 CR        |
| 28/06/2022       | Direct Credit BOONAH R EST BoonahRE Inv 0042  |       |       | 1,537.00 1-36    | 55,462.20 CR        |
|                  |   |       |       | <b>55,462.20</b> | <b>55,462.20 CR</b> |

Total Debits: 0.00

Total Credits: 55,462.20

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

*emailed 1/7/21*

Mobile: 0413 613 651

01 July 2021

*paid 2/7/21*

**Invoice 0008**

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/07/2021         | 31/07/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| -----              |            |                   |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 July 2021

*emailed 1/7*  
*David 1/7*

**Invoice 0009**

**TO:** EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

**For:**

**Rent of Premises – Shop 2, 47 Walter Street Boonah**

|  |                |
|--|----------------|
| 01/07/2021 to 31/07/2021                                     | <b>\$1,250</b> |
| GST  | \$ 125         |
| Plus one third share of Urban utilities Water & Sewerage Acc | 102            |

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**TOTAL OWING** **\$1,477**

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

*emailed 29/7/21*

01 August 2021

**Invoice 0012**

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/08/2021         | 31/08/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| <hr/>              |            |                   |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P & C Investments SMSF Pty Ltd

emailed  
29/7/21

1-6

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 August 2021

**Invoice 0011**

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

**Rent of Premises – Shop 2, 47 Walter Street Boonah**

|   |                |
|---|----------------|
| 01/08/2021 to 31/08/2021                              | <b>\$1,250</b> |
| Plus one third share of half yearly rates (\$2368.39) | 789            |
| Plus Gst  | 203            |

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**TOTAL OWING** **\$2242**

|                              |   |
|------------------------------|---|
| Please make payment to:Bank: | <b>Bank of Queensland</b>                 |
| Acct Name:                   | <b>P &amp; C Investments SMSF Pty Ltd</b> |
| BSB #:                       | <b>124-176</b>                            |
| Acct #:                      | <b>23161288</b>                           |

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

P & C Investments SMSF Pty Ltd

emailed  
29/7/21

1-7

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 August 2021

**Invoice 0010**

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

**Rent of Premises – Shop 1 , 47 Walter Street Boonah**

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/08/2021         | 31/08/2021 |                   |
| GST                |            | \$1,537.00        |
|                    |            | \$153.70          |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

# P & C Investments SMSF Pty Ltd

1-8

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 September 2021

Invoice 0014

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/09/2021         | 30/09/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**



P & C Investments SMSF Pty Ltd

1-9

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 September 2021

**Invoice 0013**

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

Rent of Premises – Shop 2, 47 Walter Street Boonah

01/09/2021 to 30/09/2021

\$1,250.00

GST

\$ 125

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**TOTAL OWING**

**\$1375.00**

Please make payment to:Bank:

**Bank of Queensland**

Acct Name:

**P & C Investments SMSF Pty Ltd**

BSB #:

**124-176**

Acct #:

**23161288**

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 September 2021

**Invoice 0015**

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/09/2021         | 30/09/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

# P & C Investments SMSF Pty Ltd

1-11

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 October 2021

Invoice 0016

*Paid*

**TO:** EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

**For:**

**Rent of Premises – Shop 2, 47 Walter Street Boonah**

|   |            |
|---|------------|
| 01/10/2021 to 31/10/2021                                      | \$1,250.00 |
| Plus one third of Urban utilities (Water & Sewerage) \$367.20 | 122.40     |
| Plus GST  | 137.24     |

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**TOTAL OWING** **\$1,509.64**

Please make payment to: **Bank:** Bank of Queensland  
**Acct Name:** P & C Investments SMSF Pty Ltd  
**BSB #:** 124-176

P & C Investments SMSF Pty Ltd  
ABN 648 139 717

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

*mailed  
30/9*

**Invoice/Statement**

Mobile: 0413 613 651

01 October 2021

*Paid*

**Invoice 0018**

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop ~~3~~ 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/10/2021         | 31/10/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

# P & C Investments SMSF Pty Ltd

1-13

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

email 30/9

01 October 2021

paid late  
15/10/21

Invoice 0017

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

01/10/2021 31/10/2021  
GST

\$1,537.00

\$153.70

TOTAL OWING

\$1,690.70

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

Bank of Queensland

P & C Investments SMSF Pty Ltd

124-176

23161288

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

P & C Investments SMSF Pty Ltd

1-14

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

Invoice/Statement

paid

emailed

29/10

Mobile: 0413 613 651

01 November 2021

paid 1/11

Invoice 0020

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/11/2021         | 30/11/2021 |                   |
| GST                |            | \$1,537.00        |
|                    |            | \$153.70          |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank: **Bank of Queensland**  
 Acct Name: **P & C Investments SMSF Pty Ltd**  
 BSB #: **124-176**  
 Acct #: **23161288**

# P & C Investments SMSF Pty Ltd

1-15

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

*Paid*

Mobile: 0413 613 651

01 November 2021

Invoice 0019

*Paid 1/11*

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

Rent of Premises – Shop 2, 47 Walter Street Boonah

01/11/2021 to 30/11/2021

GST

\$1,250.00

\$ 125.0

---

TOTAL OWING

\$1,375

Please make payment to:Bank:

Bank of Queensland

Acct Name:

P & C Investments SMSF Pty Ltd

BSB #:

124-176

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-16

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 November 2021

Invoice 0021

*paid 5/11*

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/11/2021         | 30/11/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| <hr/>              |            |                   |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to: Bank:

Acct Name:

BSB #:

Acct #:

Bank of Queensland

P & C Investments SMSF Pty Ltd

124-176

23161288

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email: brodie44@bigpond.net.au



# P & C Investments SMSF Pty Ltd

1-17

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 December 2021

Invoice 0022

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/12/2021         | 31/12/2021 |                   |
| GST                |            | \$1,537.00        |
|                    |            | \$153.70          |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

# P & C Investments SMSF Pty Ltd

1-18

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 December 2021

### Invoice 0023

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

Rent of Premises – Shop 2, 47 Walter Street Boonah

01/12/2021 to 31/12/2021

Plus one third of urban utilities water/sewerage account

Plus GST

\$1,250.00

135.85

138.58

**TOTAL**

**\$1,524.43**

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

Bank of Queensland

P & C Investments SMSF Pty Ltd

124-176

23161288

ABN: 648 139 717

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-19

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 January 2022

### Invoice 0026

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                         |                   |
|-------------------------|-------------------|
| 01/01/2022 - 31/01/2022 | \$1,537.00        |
| GST                     | \$153.70          |
| -----                   |                   |
| <b>TOTAL OWING</b>      | <b>\$1,690.70</b> |

Please make payment to:Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

# P & C Investments SMSF Pty Ltd

1-20

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 January 2022

### Invoice 0025

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

Rent of Premises – Shop 2, 47 Walter Street Boonah

01/01/2022 to 31/01/2022

Plus GST

\$1,250.00

\$ 125

**TOTAL**

**\$1,375.00**

Please make payment to:Bank:

**Bank of Queensland**

Acct Name:

**P & C Investments SMSF Pty Ltd**

BSB #:

**124-176**

Acct #:

**23161288**

ABN: 648 139 717

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-21

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 December 2021

### Invoice 0024

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

#### Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/12/2021         | 31/12/2021 | \$1,537.00        |
| GST                |            | \$153.70          |
| <hr/>              |            |                   |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 January 2022

**Invoice 0027**

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

**Rent of Premises – Shop 1 , 47 Walter Street Boonah**

|                         |                   |
|-------------------------|-------------------|
| 01/01/2022 to 1/01/2022 | \$1,537.00        |
| GST                     | \$153.70          |
| -----                   |                   |
| <b>TOTAL OWING</b>      | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 February 2022

### Invoice 0029

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

|                         |                   |
|-------------------------|-------------------|
| 01/02/2022 - 28/02/2022 | \$1,537.00        |
| GST                     | \$153.70          |
| -----                   |                   |
| <b>TOTAL OWING</b>      | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

# P & C Investments SMSF Pty Ltd

1-23

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 February 2022

### Invoice 0030

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

Rent of Premises – Shop 2, 47 Walter Street Boonah

|   |            |
|---|------------|
| 01/02/2022 to 28/02/2022                          | \$1,250.00 |
| Plus GST  | \$ 125     |
| One third share of rates (\$789.60 + Gst \$78.96) | \$ 868.56  |

|  |              |
|--|--------------|
| <u>Deferment of rates due to covid downturn</u>      | (- \$868.56) |
| <u>LESS PART PAYMENT OF DEFERMENT AS AT 14/03/22</u> | -\$360       |
| <u>Balance of deferment</u>                          | (\$508.56)   |

|                  |              |                      |
|------------------|--------------|----------------------|
| <b>Rent Paid</b> | <b>TOTAL</b> | <b>(-\$1,375.00)</b> |
|------------------|--------------|----------------------|

Thank you Carmen

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P & C Investments SMSF Pty Ltd  
ABN 648 139 717



# P & C Investments SMSF Pty Ltd

1-24

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 February 2022

### Invoice 0028

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

#### Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                          |                   |
|--------------------------|-------------------|
| 01/02/2022 to 28/02/2022 | \$1,537.00        |
| GST                      | \$153.70          |
| -----                    |                   |
| <b>TOTAL OWING</b>       | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

Bank of Queensland

P & C Investments SMSF Pty Ltd

124-176

23161288

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

1-25

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 March 2022

**Invoice 0031**

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

|                         |                   |
|-------------------------|-------------------|
| 01/03/2022 - 31/03/2022 | \$1,537.00        |
| GST                     | \$153.70          |
| <hr/>                   |                   |
| <b>TOTAL OWING</b>      | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

# P & C Investments SMSF Pty Ltd

1-26

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 March 2022

### Invoice 0032

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                          |                   |
|--------------------------|-------------------|
| 01/03/2022 to 31/03/2022 | \$1,537.00        |
| GST                      | \$153.70          |
| -----                    |                   |
| <b>TOTAL OWING</b>       | <b>\$1,690.70</b> |

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

P & C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

# P & C Investments SMSF Pty Ltd

1-27

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 April 2022

### Invoice 0033

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

01/04/2022 30/04/2022

GST \$1,537.00

\$153.70

TOTAL OWING

\$1,690.70

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

Bank of Queensland

P & C Investments SMSF Pty Ltd

124-176

23161288

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

# P & C Investments SMSF Pty Ltd

1-28

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 April 2022

Invoice 0035

TO: EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

For:

Rent of Premises – Shop 2, 47 Walter Street Boonah

01/04/2022 to 30/04/2022

Plus GST

\$1,250.00

\$ 125

One third share of rates (\$789.60 + Gst \$78.96)

( \$ 868.56)

Deferment of rates due to covid downturn

(- \$868.56)

LESS PART PAYMENT OF DEFERMENT AS AT 14/03/22

-\$480

Balance of deferment

(\$388.56)

Rent April 2022

\$1,375.00

Plus payment schedule as discussed for rates

Please make payment to: Bank:

Bank of Queensland

Acct Name:

P & C Investments SMSF Pty Ltd

BSB #:

124-176

Acct #:

23161288

ABN: 648 139 717

P & C Investments SMSF Pty Ltd

ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-29

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 April 2022

### Invoice 0034

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

01/04/2022 to 30/04/2022

\$1,537.00

GST

\$153.70

-----  
TOTAL OWING

\$1,690.70

Please make payment to:Bank:

Acct Name:

Bank of Queensland

P & C Investments SMSF Pty Ltd

BSB #:

124-176

Acct #:

23161288

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

Phone: MOB 0413613651 Email:brodie44@bigpond.net.au

# P & C Investments SMSF Pty Ltd

1-30

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 May 2022

### Invoice 0037

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/05/2022         | 31/05/2022 | \$1,537.00        |
| GST                |            | \$153.70          |
| <hr/>              |            |                   |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P & C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-31

ABN: 648 139 717

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 May 2022

### Invoice 0036

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                          |                   |
|--------------------------|-------------------|
| 01/05/2022 to 31/05/2022 | \$1,537.00        |
| GST                      | \$153.70          |
| -----                    |                   |
| <b>TOTAL OWING</b>       | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P& C Investments SMSF Pty Ltd  
ABN 648 139 717



# P & C Investments SMSF Pty Ltd

1-32

ABN: 648 139 717

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 May 2022

### Invoice 0038

**TO:** EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

**For:**

**Rent of Premises – Shop 2, 47 Walter Street Boonah**  
01/05/2022 to 31/05/2022

|   |                   |
|---|-------------------|
|   | <b>\$1,250.00</b> |
| <b>Plus GST</b>   | <b>\$ 125</b>     |
| <b>One third share of water &amp; sewerage (\$108.41 + Gst \$10.84)</b> | <b>\$ 119.25</b>  |
| <b>Total</b>  | <b>\$ 1494.25</b> |

Please make payment to: **Bank:** **Bank of Queensland**  
**Acct Name:** **P & C Investments SMSF Pty Ltd**  
**BSB #:** **124-176**  
**Acct #:** **23161288**

ABN: 648 139 717

P O Box 1017

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-33

ABN: 648 139 717

ABN 15 494 896 074

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 JUNE 2022

### Invoice 0041

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

|                       |                   |
|-----------------------|-------------------|
| 01/06/2022 30/06/2022 | \$1,537.00        |
| GST                   | \$153.70          |
| -----                 |                   |
| <b>TOTAL OWING</b>    | <b>\$1,690.70</b> |

Please make payment to:Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P&C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

1-34

ACN: 648 139 717

ABN 15 494 896 074

P O Box 1017

Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 JUNE 2022

Invoice 0039

**TO:** EMMA KIRCHNER  
THE CUPCAKE AND BURGER HIDE-OUT  
SHOP 2 47 WALTER STREET  
BOONAH 4310

**For:**

**Rent of Premises – Shop 2, 47 Walter Street Boonah**  
01/06/2022 to 30/06/2022

**Plus GST**

\$1,250.00

\$ 125.00

\$1375.00

Please make payment to:Bank:

Acct Name:

BSB #:

Acct #:

**Bank of Queensland**

**P & C Investments SMSF Pty Ltd**

**124-176**

**23161288**

ABN: 648 139 717

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

# P & C Investments SMSF Pty Ltd

ACN: 648 139 717

ABN 15 494 896 074

PO Box 1017 Oxenford Qld 4210

## Invoice/Statement

Mobile: 0413 613 651

01 JUNE 2022

### Invoice 0040

TO: SEQ SHEDS PTY LTD  
ACN 643789860  
Shop 1 47 Walter Street Boonah 4310

Rent of Premises – Shop 1 , 47 Walter Street Boonah

|                          |                   |
|--------------------------|-------------------|
| 01/06/2022 to 30/06/2022 | \$1,537.00        |
| GST                      | \$153.70          |
| <hr/>                    |                   |
| <b>TOTAL OWING</b>       | <b>\$1,690.70</b> |

Please make payment to:Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P& C Investments SMSF Pty Ltd  
ABN 648 139 717

P & C Investments SMSF Pty Ltd

1-36

ACN: 648 139 717

ABN 15 494 896 074

PO Box 1017 Oxenford Qld 4210

**Invoice/Statement**

Mobile: 0413 613 651

01 JULY 2022

Invoice 0042

TO: BOONAH REAL ESTATE  
Shop 3 47 Walter Street Boonah 4310

Rent of Premises – Shop 3 47 Walter Street Boonah

|                    |            |                   |
|--------------------|------------|-------------------|
| 01/07/2022         | 31/07/2022 | \$1,537.00        |
| GST                |            | \$153.70          |
| <hr/>              |            |                   |
| <b>TOTAL OWING</b> |            | <b>\$1,690.70</b> |

Please make payment to: Bank: **Bank of Queensland**  
Acct Name: **P & C Investments SMSF Pty Ltd**  
BSB #: **124-176**  
Acct #: **23161288**

P & C Investments SMSF Pty Ltd  
ABN 648 139 717

Duty Imprint

Dealing Number



OFFICE USE ONLY

Privacy Statement

Collection of information from this form is authorised by legislation and is used to maintain publicly searchable records. For more information, see the Department's website.

|  |   |                    |
|--|---|--------------------|
| <b>1. Lessor</b>   | <b>Lodger</b> (Name, address E-mail & phone number) | <b>Lodger Code</b> |
| Dany Gérard Weus and Vivienne Jean Weus as trustee<br>under instrument 710943891 |   |                    |

|                                   |                        |
|-----------------------------------|------------------------|
| <b>2. Lot on Plan Description</b> | <b>Title Reference</b> |
| Lot 6 on SP 184966                |                        |

|                              |                                 |                                    |
|------------------------------|---------------------------------|------------------------------------|
| <b>3. Lessee</b> Given names | Surname/Company name and number | (Include tenancy if more than one) |
| Emma Charle Joy              | Kirchner                        | 50671216                           |

**4. Interest being leased**  
Fee Simple

**5. Description of premises being leased**  
Part of the property described in item 2 marked Shop 2 on the attached plan

|   |   |
|---|---|
| <b>6. Term of lease</b>   | <b>7. Rental/Consideration</b>  |
| Commencement date/event: 01/02/2021<br>Expiry date: 31/01/2023<br>*Options: 1 x 3 years<br>#insert nil if no option or insert option period (eg 3 years or 2 x 3 years) | \$15,000.00 per annum for the first year and thereafter in accordance with the attached schedule. |

**8. Grant/Execution**  
The Lessor leases the premises described in item 5 to the Lessee for the term stated in item 6 subject to the covenants and conditions contained in the attached schedule.

\*delete if not applicable

Witnessing officer must be aware of his/her obligations under section 162 of the Land Title Act 1994

*Lauren Whitney Matheson* ..... signature  
**Lauren Whitney Matheson** ..... full name  
 C.Dec. 124825 ..... qualification

20/11/21 ..... Execution Date  
*[Signature]* ..... Lessor's Signature

**Witnessing Officer**  
(Witnessing officer must be in accordance with Schedule 1 of the Land Title Act 1994, eg Legal Practitioner, JP, C Dec)

**9. Acceptance**  
The Lessee accepts the lease and acknowledges the amount payable or other considerations for the lease.

*Riki Lynette Millard* ..... signature  
**RIKI LYNETTE MILLARD** ..... full name  
 Lawyer ..... qualification

28/11/21 ..... Execution Date  
*[Signature]* ..... Lessee's Signature

**Witnessing Officer**  
(Witnessing officer must be in accordance with Schedule 1 of the Land Title Act 1994, eg Legal Practitioner, JP, C Dec)



2-1

The Trustees  
P & C Super Fund  
PO Box 1017  
OXENFORD QLD 4210

**Tax Invoice**  
**030382**  
  
Ref: KILLPS2  
22 December, 2021

| Description   | Amount   |
|---|----------|
| Preparation of Financial Statements for the fund for the year ended 30th June 2021 including the following:-<br><br>- Operating Statement, Statement of Financial Position & Notes to the Financial Statements<br><br>- Trustee's declaration<br><br>- Preparation and lodgement of income tax and regulatory return<br><br>- Calculation of tax estimate<br><br>- Memorandum of Resolutions<br><br>- Preparation of Member's Statements<br><br>- Preparation of records in accordance with the auditor's requirements including payment of disbursement to Super Audits. | 2,350.00 |
| GST: \$ 235.00<br><b>Amount Due: \$ 2,585.00</b>  | 2,350.00 |
| <p>Please note that this invoice is now due.</p>  |          |

Acc 2255  
Audit 330  

---

2585

*The firm reserves the right to charge interest of 11.5% compounding daily on outstanding amounts. The firm reserves the right to refer the outstanding invoices to a debt collection agency or legal practitioner, at a cost to the client. Such costs may include commission, administration fees, legal costs and interest as charged by the debt collection agency or legal practitioner.*

**(EFT) - Transfer to our account** Ref: KILLPS2  
Invoice: 030382  
22 December, 2021  
 Account Name Simmons Livingstone & Associates  
 BSB: 064 445 Account: 1052 7520 **Amount Due: \$ 2,585.00**

**Credit Card** (Please indicate type)  Mastercard  Visa Card CCV  
 Card Number:

Cardholder ..... Signature ..... Expiry ...../...../.....

Liability limited by a scheme approved under Professional Standards Legislation

**TAX INVOICE**

**Supplier:** Super Audits  
**Auditor:** A.W. Boys  
SMSF Auditor Number (SAN) 100014140  
Registered Company Auditor (67793)  
**Address:** Box 3376  
Rundle Mall 5000  
**ABN:** 20 461 503 652  
**Services:** Auditing  
**Date:** 14 December 2021  
**Recipient:** P & C Super Fund  
**Address:** C/- PO Box 806, Oxenford QLD 4210

**Description of Services**

Statutory audit of the P & C Super Fund for the financial year ending 30 June 2021.

**Fee:** \$250.00  
**GST:** \$25.00  
**Total:** \$275.00

Payment can be made with a cheque payable to Super Audits postal address being Box 3376 Rundle Mall 5000 or alternatively an EFT can be made BSB 015-056 Account No. 387392386.





3-1

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

Securities and Investments Commission  
1300 300 615

INVESTMENTS SMSF PTY LTD  
ARBN: 648 139 717  
COMMONS LIVINGSTONE & ASSOCIATES  
PO BOX 806  
MELBOURNE, VIC, 3000

### Invoice Statement

Issue Date: 22 Feb 2022  
Account Number: 22 648139717

### Summary

Balance outstanding  
Service charges \$56.00  
TOTAL DUE \$56.00

### Please Pay

Pay now \$0.00  
By 22 Apr 2022 \$56.00

*If you have already paid, please ignore this invoice statement*

- \* Late fees will apply if you do NOT:
  - tell us about a change during the period that the Law allows,
  - bring your company/scheme details up to date within 28 days of the date of issue of the annual statement, or
  - you do not pay your review fee within 2 months of the annual review date
- \* if you are up to one month late, you must pay \$83. If you are over one month late, this fee increased to \$344.

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

| Reference                | Description        | Amount |
|--------------------------|--------------------|--------|
| 02/2022 3X9236896480P PA | 2022 Annual Review | 56.00  |

### Payment Slip

INVESTMENTS SMSF PTY LTD

ACN/ARBN: 648 139 717  
Account Number 22 648139717  
Amount Payable \$56.00

### Payment Options



\*814 129 0002296481397174 36



\*22 648139717\*



Billpay Code: 8929  
Ref: 2296 4813 9717 436



Bill Code: 17301  
Reference: 2296481397174

- in person at any Post Office, pay by cash, cheque or EFTPOS
- by phone 13 18 16 pay by Mastercard or VISA
- Internet postbillpay.com.au by Mastercard or VISA

Telephone & Internet Banking - BPAY \*  
Contact your bank, credit union or building society to make this payment from your cheque, savings account or credit card. More info: www.bpay.com.au



Mail

Mail this payment slip and your cheque to ASIC, Locked Bag 5000, Gippsland Mail Centre VIC 3841.

*paid BPay Sepu sk  
30/3/22*

**ASIC**

Australian Securities &amp; Investments Commission

3-2

**Forms Manager**

Registered Agents

Company: P &amp; C INVESTMENTS SMSF PTY. LTD. ACN 648 139 717

**Company details**

Date company registered 22-02-2021  
 Company next review date 22-02-2023  
 Company type Australian Proprietary Company  
 Company status Registered  
 Home unit company No  
 Superannuation trustee company Yes  
 Non profit company No

**Registered office**

UNIT 30 , 340 HOPE ISLAND ROAD , HOPE ISLAND QLD 4212

**Principal place of business**

946 BEAUDESERT NERANG ROAD , MOUNT NATHAN QLD 4211

**Officeholders**

BRODERICK, CARMEN EVA

Born 04-05-1951 at KOGARAH NSW

946 BEAUDESERT NERANG ROAD , MOUNT NATHAN QLD 4211

Office(s) held: Director, appointed 22-02-2021  
Secretary, appointed 22-02-2021

KILLERBY, PAUL DOUGLAS

Born 29-10-1947 at LEEDS UNITED KINGDOM

946 BEAUDESERT NERANG ROAD , MOUNT NATHAN QLD 4211

Office(s) held: Director, appointed 22-02-2021

**Company share structure**

| Share class | Share description | Number issued | Total amount paid | Total amount unpaid |
|-------------|-------------------|---------------|-------------------|---------------------|
| ORD         | ORDINARY          | 2             | 2.00              | 0.00                |

**Members**

BRODERICK , CARMEN EVA

946 BEAUDESERT NERANG ROAD , MOUNT NATHAN QLD 4211

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

KILLERBY , PAUL DOUGLAS

946 BEAUDESERT NERANG ROAD , MOUNT NATHAN QLD 4211

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

**Document history**

These are the documents most recently received by ASIC from this organisation.

| Received   | Number    | Form Description                           | Status               |
|------------|-----------|--|----------------------|
| 22-02-2021 | 2EBV78791 | 201 APPLICATION FOR INCORPORATION (DIVN 1) | Processed and imaged |

4-1

P & C Super Fund

Formation Costs Simmons Livingstone & Associates invoice 25403

\$2,500.00 establishment costs

Year

|      |        |          |
|------|--------|----------|
| 2021 | 500.00 | 2,000.00 |
| 2022 | 500.00 | 1,500.00 |
| 2023 | 500.00 | 1,000.00 |
| 2024 | 500.00 | 500.00   |
| 2025 | 500.00 | 0.00     |

P&C Super Fund  
Summary of Quantity Surveyor Report

- Plant & Equipment  
47 Walter Street, Boonah

| Year | Claim | Closing WDV | 33151 Total Cost |
|------|-------|-------------|------------------|
| 2021 | 5069  | 28082       |                  |
| 2022 | 8134  | 19948       |                  |
| 2023 | 6033  | 13915       |                  |
| 2024 | 4095  | 9820        |                  |
| 2025 | 3288  | 6532        |                  |
| 2026 | 2154  | 4378        |                  |
| 2027 | 1420  | 2958        |                  |
| 2028 | 944   | 2014        |                  |
| 2029 | 755   | 1259        |                  |
| 2030 | 474   | 785         |                  |
| 2031 | 294   | 491         |                  |
| 2032 | 185   | 306         |                  |
| 2033 | 115   | 191         |                  |
| 2034 | 74    | 117         |                  |
| 2035 | 45    | 72          |                  |
| 2036 | 28    | 44          |                  |
| 2037 | 18    | 26          |                  |
| 2038 | 10    | 16          |                  |
| 2039 | 6     | 10          |                  |
| 2040 | 4     | 6           |                  |
| 2041 | 4     | 2           |                  |
| 2042 | 1     | 1           |                  |
| 2043 | 1     | 0           |                  |

5-2

# BMT Tax Depreciation

QUANTITY SURVEYORS

## Diminishing value method summary

| Date                   | Division 40 plant | Division 40 pooled plant | Total division 40 | Total division 43 | Total          |
|------------------------|-------------------|--------------------------|-------------------|-------------------|----------------|
| 30-Apr-21 to 30-Jun-21 | 2,050             | 3,019                    | 5,069             | 1,518             | 6,587          |
| 1-Jul-21 to 30-Jun-22  | 3,228             | 4,906                    | 8,134             | 8,939             | 17,073         |
| 1-Jul-22 to 30-Jun-23  | 2,255             | 3,778                    | 6,033             | 8,939             | 14,972         |
| 1-Jul-23 to 30-Jun-24  | 1,734             | 2,361                    | 4,095             | 8,939             | 13,034         |
| 1-Jul-24 to 30-Jun-25  | 788               | 2,500                    | 3,288             | 8,939             | 12,227         |
| 1-Jul-25 to 30-Jun-26  | 591               | 1,563                    | 2,154             | 8,939             | 11,093         |
| 1-Jul-26 to 30-Jun-27  | 443               | 977                      | 1,420             | 8,939             | 10,359         |
| 1-Jul-27 to 30-Jun-28  | 332               | 612                      | 944               | 8,939             | 9,883          |
| 1-Jul-28 to 30-Jun-29  | 0                 | 755                      | 755               | 8,939             | 9,694          |
| 1-Jul-29 to 30-Jun-30  | 0                 | 474                      | 474               | 8,939             | 9,413          |
| 1-Jul-30 to 30-Jun-31  | 0                 | 294                      | 294               | 8,939             | 9,233          |
| 1-Jul-31 to 30-Jun-32  | 0                 | 185                      | 185               | 3,064             | 3,249          |
| 1-Jul-32 to 30-Jun-33  | 0                 | 115                      | 115               | 2,266             | 2,381          |
| 1-Jul-33 to 30-Jun-34  | 0                 | 74                       | 74                | 2,266             | 2,340          |
| 1-Jul-34 to 30-Jun-35  | 0                 | 45                       | 45                | 2,266             | 2,311          |
| 1-Jul-35 to 30-Jun-36  | 0                 | 28                       | 28                | 2,266             | 2,294          |
| 1-Jul-36 to 30-Jun-37  | 0                 | 18                       | 18                | 2,266             | 2,284          |
| 1-Jul-37 to 30-Jun-38  | 0                 | 10                       | 10                | 2,266             | 2,276          |
| 1-Jul-38 to 30-Jun-39  | 0                 | 6                        | 6                 | 2,266             | 2,272          |
| 1-Jul-39 to 30-Jun-40  | 0                 | 4                        | 4                 | 2,266             | 2,270          |
| 1-Jul-40 to 30-Jun-41  | 0                 | 4                        | 4                 | 2,266             | 2,270          |
| 1-Jul-41 to 30-Jun-42  | 0                 | 1                        | 1                 | 2,266             | 2,267          |
| 1-Jul-42 to 30-Jun-43  | 0                 | 1                        | 1                 | 2,266             | 2,267          |
| 1-Jul-43 to 30-Jun-44  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-44 to 30-Jun-45  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-45 to 30-Jun-46  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-46 to 30-Jun-47  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-47 to 30-Jun-48  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-48 to 30-Jun-49  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-49 to 30-Jun-50  | 0                 | 0                        | 0                 | 2,266             | 2,266          |
| 1-Jul-50 to 30-Jun-51  | 0                 | 0                        | 0                 | 1,420             | 1,420          |
| 1-Jul-51 to 30-Jun-52  | 0                 | 0                        | 0                 | 1,394             | 1,394          |
| 1-Jul-52 to 30-Jun-53  | 0                 | 0                        | 0                 | 1,394             | 1,394          |
| 1-Jul-53 to 30-Jun-54  | 0                 | 0                        | 0                 | 1,394             | 1,394          |
| 1-Jul-54 to 30-Jun-55  | 0                 | 0                        | 0                 | 48                | 48             |
| 1-Jul-55 to 30-Jun-56  | 0                 | 0                        | 0                 | 0                 | 0              |
| 1-Jul-56 to 30-Jun-57  | 0                 | 0                        | 0                 | 0                 | 0              |
| 1-Jul-57 to 30-Jun-58  | 0                 | 0                        | 0                 | 0                 | 0              |
| 1-Jul-58 to 30-Jun-59  | 0                 | 0                        | 0                 | 0                 | 0              |
| 1-Jul-59 to 30-Jun-60  | 0                 | 0                        | 0                 | 0                 | 0              |
| 1-Jul-60 to 30-Jun-61  | 0                 | 0                        | 0                 | 0                 | 0              |
| <b>Total</b>           | <b>11,421</b>     | <b>21,730</b>            | <b>33,151</b>     | <b>140,410</b>    | <b>173,561</b> |

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

**BMT Tax Depreciation**  
QUANTITY SURVEYORS

Suite 3061C, Level 6  
9 Lawson Street, Southport QLD 4215  
PO Box 810  
Southport QLD 4215  
t 07 5525 3520 e info@bmtqs.com.au  
f 07 5525 3521 w www.bmtqs.com.au  
AUSTRALIA WIDE SERVICE ABN 47 15 262 392

6-1

# Tax Receipt

**Job No: 764450**

To: P & C Investments SMSF Pty Ltd  
PO Box 1017, OXENFORD QLD 4210

| Date       | Description  | Amount             |
|------------|--|--------------------|
| 11/24/2021 | Capital Allowance & Tax Depreciation Report for<br>47 Walter Street, BOONAH QLD 4310 | -\$1,400.00        |
|            | <b>Goods and Services Tax</b>  | <b>-\$140.00</b>   |
|            | <b>Amount Paid</b>   | <b>-\$1,540.00</b> |

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

## Invoice Paid in Full - Thank you.

Yours Sincerely,

BMT Tax Depreciation Pty Ltd  
Quantity Surveyors

*BOONAH*

---

Maximising Property Tax Depreciation Deductions

7-1



Simmons Livingstone & Associates

A.B.N. 45 163 871 958  
PO Box 806, Oxenford 4210 Queensland  
Tele 07 5561 8800 | Fax 07 5561 8700  
simmonslivingstone.com.au

**Audit Shield Service**

P & C Super Fund  
PO Box 1017  
OXENFORD QLD 4210

**Tax Receipt**

TAI-22448365

Ref: KILLPS2  
18 July 2022

DEFT Ref No: 40425122448365

**Details**

Expiry Date: 31 October 2022 at 4p.m.  
Level of Cover: \$ 10,000.00  
Turnover Category: Self-Managed Super Fund

**Payment**

|   |           |
|---|-----------|
| Fee for Audit Shield service participation: | \$ 290.91 |
| GST Added:                                  | \$ 29.09  |
| Amount (ex surcharge):                      | \$ 320.00 |
| Payment Surcharge:                          | \$ 0.00   |
| Total Paid Amount:                          | \$320.00  |

Paid Date: \*4 October 2021

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

Name of Entities / Individuals to be covered:

**P & C Super Fund**

8-1

**P & C Super Fund**  
**General Ledger**



As at 30 June 2022

| Transaction Date                                       | Description   | Units | Debit           | Credit | Balance \$         |
|--|---|-------|-----------------|--------|--------------------|
| <b>Property Expenses - Council Rates (41960)</b>       |   |       |                 |        |                    |
| <u>47 Walter Street, Boonah (47WALTERST)</u>           |   |       |                 |        |                    |
| 27/07/2021   | BPAY Scenic Rim   |       | 2,368.39        | 8.2    | 2,368.39 DR        |
| 25/10/2021   | BPAY Scenic Rim RC Bpay IB2-41058610  |       | 102.00          | 8.3    | 2,470.39 DR        |
| 24/01/2022   | BPAY Scenic Rim RC Bpay IB2-67464161  |       | 2,368.82        | 8.4    | 4,839.21 DR        |
|  |   |       | <b>4,839.21</b> |        | <b>4,839.21 DR</b> |
| <b>Property Expenses - Garden and Lawn (41970)</b>     |   |       |                 |        |                    |
| <u>47 Walter Street, Boonah (47WALTERST)</u>           |   |       |                 |        |                    |
| 08/03/2022   | PAY ANYONE TO Neil Poidevin Mo wing<br>062682 028003969 IB2-39245504  |       | 250.00          | 9.1    | 250.00 DR          |
| 08/04/2022   | PAY ANYONE TO Neil Poidevin Mo wing<br>062682 028003969 IB2- 13676633 [PAY<br>ANYONE TO Neil Poidevin Mowing 062682<br>028003969 IB2- 13676633] |       | 80.00           | 9.2    | 330.00 DR          |
| 03/06/2022   | PAY ANYONE TO Neil Poidevin Mo wing<br>062682 028003969 IB2- 30228304 [PAY<br>ANYONE TO Neil Poidevin Mowing 062682<br>028003969 IB2- 30228304] |       | 20.00           |        | 350.00 DR          |
|  |   |       | <b>350.00</b>   |        | <b>350.00 DR</b>   |
| <b>Property Expenses - Insurance Premium (41980)</b>   |   |       |                 |        |                    |
| <u>47 Walter Street, Boonah (47WALTERST)</u>           |   |       |                 |        |                    |
| 01/03/2022   | BPAY DEFT INSURANCE IB2-28505204  |       | 1,585.76        | 10.1   | 1,585.76 DR        |
|  |   |       | <b>1,585.76</b> |        | <b>1,585.76 DR</b> |
| <b>Property Expenses - Repairs Maintenance (42060)</b> |   |       |                 |        |                    |
| <u>47 Walter Street, Boonah (47WALTERST)</u>           |   |       |                 |        |                    |
| 27/04/2022   | PAY ANYONE TO Kenros Electrics 034613<br>000640604 IB2-82098 464  |       | 273.64          | 11.1   | 273.64 DR          |
|  |   |       | <b>273.64</b>   |        | <b>273.64 DR</b>   |
| <b>Property Expenses - Water Rates (42150)</b>         |   |       |                 |        |                    |
| <u>47 Walter Street, Boonah (47WALTERST)</u>           |   |       |                 |        |                    |
| 05/09/2021   | Bpay Urban Utilities water  |       | 367.20          | 11.1   | 367.20 DR          |
| 30/11/2021   | BPAY URBAN UTILITIES IB2-30205899   |       | 407.58          | 12.2   | 774.78 DR          |
| 29/03/2022   | BPAY URBAN UTILITIES IB2-71499553   |       | 328.53          | 12.3   | 1,103.31 DR        |
| 17/06/2022   | BPAY URBAN UTILITIES IB2-60074016   |       | 363.65          | 12.4   | 1,466.96 DR        |
|  |   |       | <b>1,466.96</b> |        | <b>1,466.96 DR</b> |
| <b>Total Debits:</b>                                   |   |       | <b>8,515.57</b> |        |                    |
| <b>Total Credits:</b>                                  |   |       | <b>0.00</b>     |        |                    |



**TO PAY BY CREDIT CARD:**  
Call 1300 061 142  
24 hours, 7 days a week

8.2

For more payment options  
see reverse

**Issue Date**

**19/07/2021**

**Due Date**

**19/08/2021**

### 2021/2022 Half Yearly Rate Notice

ABN: 45 596 234 931



**PROPERTY ID. 32448**

152988/A/003252 UR-QLD  
P & C Investments SMSF Pty Ltd ATF P &  
C Super Fund  
946 Beaudesert-Nerang Road  
MOUNT NATHAN QLD 4211

**Property Description** Lot 5 SP 184966  
**Property Location** 47 Walter Street BOONAH QLD 4310  
**Valuation** \$215,000  
**Rating Period** 01/07/2021 to 31/12/2021

**Charges for this rating period \$2,428.82**

|  | Units  | Rate/Charge | Amount     |
|--|--------|-------------|------------|
| State Govt Emergency Management Levy Group 4 | 1      | @ \$279.20  | \$279.20   |
| Additional Weekly Commercial Garbage         | 2      | @ \$206.00  | \$412.00   |
| Commercial Garbage & Recycling               | 1      | @ \$305.50  | \$305.50   |
| General Rate Category 19                     | 215000 | @ 0.011243  | \$1,208.62 |
| Separate Chg - Community Infrastructure      | 1      | @ \$223.50  | \$223.50   |

**GROSS TOTAL** **\$2,428.82**  
 Discount from this notice if paid by due date -\$60.43  
**NET TOTAL** only if paid by due date **\$2,368.39**

**REMEMBER LAST DAY FOR DISCOUNT IS 19/08/2021**

Discount only applies if payment received by the due date

**REFER TO BACK OF NOTICE FOR PAYMENT OPTIONS**

This notice includes payments received up to 07 July 2021. Payments made after 07 July 2021 may not be included in the calculation of any amounts due on this rates notice.



For more payment options

Property ID 32448  
 Gross Total \$2,428.82  
 Discount Amount -\$60.43  
 Net Total Payable **\$2,368.39**  
 Due Date 19/08/2021

\$189

Billers Code: 134445  
Ref No: 324483

**POST billpay**



81 01 00000144 324483

Reference Number  
**324483**

Amount Paid \$ **2368.39**

47 Walter Street

# SCENIC RIM

REGIONAL COUNCIL

## Pro Rata/Supplementary Rate Notice

82 Brisbane Street (PO Box 25)  
Beaudesert QLD 4285

Telephone: 07 5540 5111

Fax: 07 5540 5103

Email: mail@scenicrim.qld.gov.au

Web: www.scenicrim.qld.gov.au

**TO PAY BY CREDIT CARD**

Call 1300 061 142

24 hours, 7 days a week

For more payment options  
see reverse

**Issue Date**

08/10/2021

**DueDate**

08/11/2021

ABN: 45 596 234 931

**PROPERTY ID. 32448**

153681/A/000732

UR-QLD

P & C Investments SMSF Pty Ltd ATF P &

C Super Fund

946 Beaudesert-Nerang Road

MOUNT NATHAN QLD 4211

8.3



**Legal Description** Lot 5 SP 184966  
**Property Location** 47 Walter Street BOONAH QLD 4310  
**Rating Period** 01/07/2021 to 31/12/2021

**TOTAL OF NEW CHARGES \$102.00**

Ownership Transfer Fee *NOT FOR REIMBURSEMENT* \$102.00

*Paid super fund P & C Personal*

**GROSS TOTAL**

\$102.00

*25/10*

Discount only applies if payment is received by the due date

REFER TO BACK OF NOTICE FOR PAYMENT OPTIONS

Turn over for payment options

**SCENIC RIM**

REGIONAL COUNCIL

Property ID 32448  
 Gross Total \$102.00  
 Due Date 08/11/2021



Billor Code: 134445  
 Ref No: 324483

**POST billpay**



\*481 01 0000144 324483

Phone Pay  
 Transaction no.  
 Date

Reference Number  
 324483

Amount Paid \$

8.4

### 2021/2022 Half Yearly Rate Notice

ABN: 45 596 234 931

**Issue Date**  
17/01/2022

**Due Date**  
17/02/2022



**PROPERTY ID. 32448**

154531/A/013956 UR-QLD  
P & C Investments SMSF Pty Ltd ATF P &  
C Super Fund  
946 Beaudesert-Nerang Road  
MOUNT NATHAN QLD 4211

**Property Description** Lot 5 SP 184966  
**Property Location** 47 Walter Street BOONAH QLD 4310  
**Valuation** \$215,000  
**Rating Period** 01/01/2022 to 30/06/2022

**Charges for this rating period \$2,428.82**

|  | Units  | Rate/Charge | Amount     |
|--|--------|-------------|------------|
| State Govt Emergency Management Levy Group 4 | 1      | @ \$279.20  | \$279.20   |
| Additional Weekly Commercial Garbage         | 2      | @ \$206.00  | \$412.00   |
| Commercial Garbage & Recycling               | 1      | @ \$305.50  | \$305.50   |
| General Rate Category 19                     | 215000 | @ 0.011243  | \$1,208.62 |
| Separate Chg - Community Infrastructure      | 1      | @ \$223.50  | \$223.50   |

*Paid 24/1/22*

**GROSS TOTAL** \$2,428.82  
Discount from this notice if paid by due date -\$60.43  
**NET TOTAL** only if paid by due date \$2,368.39

REMEMBER LAST DAY FOR DISCOUNT IS 17/02/2022

Discount only applies if payment received by the due date

REFER TO BACK OF NOTICE FOR PAYMENT OPTIONS

This notice includes payments received up to 06 January 2022. Payments made after 06 January 2022 may be included in the calculation of any amounts due on this rates notice.



Refer for payment options

Property ID 32448  
Gross Total \$2,428.82  
Discount Amount -\$60.43  
Net Total Payable \$2,368.39  
Due Date 17/02/2022

Billers Code: 134445  
Ref No: 324483

POST billpay®



31 01 00000144 324483

Reference Number  
324483

Amount Paid \$

47 Walter Street

BOONAH



INVOICE

9-1

Neil Poidevin - Ph. 0492 846 354  
Neil Poidevin Mowing  
1/105 George Street, KALBAR Q  
4309  
npmowing@outlook.com.au  
ABN: 94 606 898 557

P & C Investments SMSF P/L  
To P & C Investments SMSF  
P/L  
PO Box 1017  
OXENFORD QLD 4210

Number 00092  
Issued 24 February, 2022  
Due Upon receipt  
Total \$250.00

GENERAL DESCRIPTION

Property Address; 47 Walter St BOONAH Q 4310

DESCRIPTION

Boonah office: 17/01/22  
Hedging, Shrub trimming, Weed spraying & Clean up to back storage area.

| QUANTITY     | RATE     | TOTAL           |
|--------------|----------|-----------------|
| 1 Unit       | \$250.00 | \$250.00        |
| <b>Total</b> |          | <b>\$250.00</b> |

No GST has been charged

PAYMENT DETAILS


Please make payments via direct deposit to:  
Acc Name: Neil Poidevin  
BSB: 062 682  
Acc No: 2800 3969

Thank you for your business.  
I'm looking forward to working with you again in the future.

*Paid*

9-2

\$80.00 Invoice from Neil Poidevin - Ph. 0492 846 354

Created with 

*Boonah*



INVOICE

Dov  
F

Neil Poidevin - Ph. 0492 846 354  
Neil Poidevin Mowing  
George Street, KALBAR Q

neil@outlook.com.au  
0606 898 557

P & C Investments SMSF P/L  
To P & C Investments SMSF  
P/L  
PO Box 1017  
OXENFORD QLD 4210

|        |                |
|--------|----------------|
| Number | 00097          |
| Issued | 31 March, 2022 |
| Due    | Upon receipt   |
| Total  | \$80.00        |

DESCRIPTION

Address; 47 Walter St BOONAH Q 4310

ITEM

Office:  
Edging & Weed spraying 19/03/22

| QUANTITY | RATE    | TOTAL   |
|----------|---------|---------|
| 1 Unit   | \$80.00 | \$80.00 |

Total \$80.00

No GST has been charged

DETAILS

Make payments via direct deposit to:  
Name: Neil Poidevin  
2682  
2800 3969

Thank you for your business.  
I'm looking forward to working with you again in the future.

*Paid 8/4/22*



DOONAH

10-1

Coverforce Gold Coast Pty Ltd is a corporate authorised representative of Coverforce Partners Pty Ltd  
 ABN 57 089 245 465 AFSL 245377  
 Locked Bag 5273 Sydney NSW 2001  
 www.coverforce.com.au/partners  
 Coverforce Gold Coast Pty Ltd  
 ACN 615 274 023 CAR 001248649  
 Suite 1, Ground Floor, 52 Davenport Street, Southport QLD 4215  
 T 07 5539 7900 F 07 5591 7316  
 partners@coverforce.com.au

paid

1/3/22

You are reminded that the policy mentioned below falls due for renewal on 23/02/2022. To ensure your continued protection, payment must be made by due date.  
 This is an invitation to renew, and not a demand for payment.

C BRODERICK & P KILLERBY  
 PO BOX 1017  
 OXFENFORD QLD 4212

**TAX INVOICE**  
 This document will be a tax invoice for GST when you make payment

**Invoice Date:** 23/02/2022  
**Invoice No:** 52636  
**Our Reference:** BRODERICK  
 Should you have any queries in relation to this account, please contact your Account Manager  
 Danielle Holgerson

**Class of Policy:** Business Insurance  
**Insurer:** Zurich Australian Insurance Limited  
 5 Blue Street, North Sydney NSW 2060  
 ABN: 13 000 296 640  
**The Insured:** P & C INVESTMENTS SMSF PTY LTD

**RENEWAL**  
**Policy No:** 388249PZBI  
**Period of Cover:**  
 From 23/02/2022  
 to 23/02/2023 at 4:00 pm

**Details:** See attached schedule for a description of the risk(s) insured

**INSURANCE RENEWAL 2022 TO 2023**  
 47 WALTER STREET BOONAH

**Your Premium:**

| Premium      | UW Levy | Fire Levy | GST      | Stamp Duty | Service Fee       |
|--------------|---------|-----------|----------|------------|-------------------|
| \$1,442.90   | \$0.00  | \$0.00    | \$144.29 | \$142.86   | \$0.00            |
| <b>TOTAL</b> |         |           |          |            | <b>\$1,730.05</b> |

(A processing fee applies for Credit Card payments)



Please turn over for further payment methods and instructions



**Biller Code:** 20362  
**Ref:** 40646281921758405



To pay on-line with your credit card (card types here) visit  
[www.coverforce.com.au/pay](http://www.coverforce.com.au/pay)

**Client Ref:** 026702X **Invoice Ref:** 52636  
 Call 1300 78 11 45. A surcharge may apply.

**DEFT Reference Number:** 40646281921758405



\*498 406462 81921758405



For payments by cheque see reverse.

**Coverforce Partners Pty Ltd**  
**Our Reference:** BRODERICK  
**Invoice No:** 52636  
**Due Date:** 23/02/2022

|               |            |
|---------------|------------|
| Premium       | \$1,442.90 |
| U'writer Levy | \$0.00     |
| Fire Levy     | \$0.00     |
| GST           | \$144.29   |
| Stamp Duty    | \$142.86   |
| Service Fee   | \$0.00     |

**AMOUNT DUE** \$1,730.05

+406462 81921758405<

000173005<2+

11-1

(Muffinmont Pty Ltd)  
 A.C.N. 010 944 224 A.B.N. 44 010 944 224  
 139 Hoya Road  
 BOONAH Q 4310  
 PH: 07 54631022  
 MOBILE: 0428747261

|             |         |
|-------------|---------|
| TAX INVOICE | 19069   |
| From        | 1       |
| Date        | 04Apr22 |

To: P & C INVESTMENTS SMSF PTY LTD  
 P.O. BOX 1017  
 OXFENFORD QLD. 4210

|      |                            |        |        |
|------|----------------------------|--------|--------|
| 1117 | 3/47 WALTER STREET, BOONAH | A.B.N. | J20481 |
|------|----------------------------|--------|--------|

| Description  | Quantity | Price | Per | Disc% | GST | Net Value (ex GST) |
|--|----------|-------|-----|-------|-----|--------------------|
| Job Site: Unit 3/47 Walter St, Boonah<br>Check, test and find reason for tripping RCD controlling all GPO's in office.<br>Found faulty hot water element.<br>Replaced element in Boonah Real Estate. |          |       |     |       |     |                    |
| LABOUR   |          |       |     |       | T   | 220.00             |
| ELEMENT WATER HEATER BOLT-ON 1800W   | 1        | 53.64 | EA  | .00%  | T   | 53.64              |

*Parcel*  
*27/4*

**Direct Banking Details**  
 Bank: Westpac BSB: 034-613 A/C#: 640604

I certify that the electrical installation has been tested to ensure it is electrically safe and is in accordance with requirements of wiring rules & any other standard applying to the electrical installation under Electrical Safety Regulation 2002.

|                       |                 |
|-----------------------|-----------------|
| Net Value (ex. GST)   | \$273.64        |
| GST @ 10%             | \$27.36         |
| <b>TOTAL Inc. GST</b> | <b>\$301.00</b> |

To: KENROS ELECTRICS  
 (Muffinmont Pty Ltd)  
 139 Hoya Road  
 BOONAH Q 4310  
 PH: 07 54631022

|             |  |
|-------------|--|
| TAX INVOICE | 19069                                      |
| Date        | 04Apr22                                    |
| *** Total   | \$301.00                                   |
| From:       | #1117 P & C<br>INVESTMENTS SMSF PTY<br>LTD |



UrbanUtilities

Urban Utilities  
ABN 86 673 835 011

Account Enquiries 13 26 57  
Faults and Emergencies 13 23 64  
www.urbanutilities.com.au

**Water and Sewerage  
Quarterly Account**

12-1

paid B Pay Super Funds 5/9/21



QUUC98\_A4A01/E-524/S-893/1-1785/041  
P & C INVESTMENTS SMSF PTY LTD  
946 BEAUDESERT-NERANG RD  
MOUNT NATHAN QLD 4211

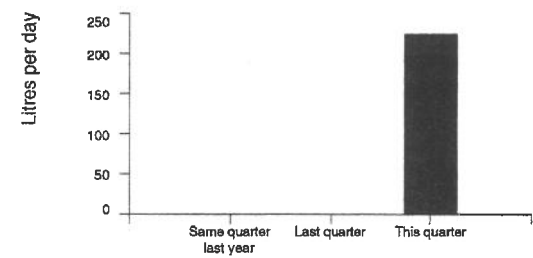
|                                 |                     |
|---------------------------------|---------------------|
| Customer reference number       | 10 1102 6614 0000 4 |
| Bill number                     | 1102 6614 2         |
| Date issued                     | 01/09/2021          |
| <b>Total due</b>                | <b>\$367.20</b>     |
| <b>Current charges due date</b> | <b>03/10/2021</b>   |

**Your water usage**

Water usage (kL) 18  
Days charged 80

*Average daily water usage (litres)*

Current period 225  
Same period last year



Property Location: 47 WALTER STREET  
BOONAH 4310

**Account Summary** Period 25/05/2021 - 12/08/2021

**Your Current Account**

|                  |                 |
|------------------|-----------------|
| Balance          | \$0.00          |
| Current Charges  | \$367.20        |
| <b>Total Due</b> | <b>\$367.20</b> |

*If full payment is not received by the due date, a compounding interest of 8.03% per annum will accrue daily on any amount owing.*

**AMPLER PRICING...**  
Simple, consistent, user pays  
tariffs and prices from Friday  
1 October 2021.

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**eBills make tax time easy.**  
Cut down on clutter.  
Make the switch now.

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BS0120

**Payment options**

**Direct debit**  
To arrange automatic payment from your bank account, visit [www.urbanutilities.com.au/directdebit](http://www.urbanutilities.com.au/directdebit)



**By phone**  
Call 1300 123 141 to pay your account using your MasterCard or Visa card\*.



**Mail**  
Tear off this slip and return with your cheque payment to Queensland Urban Utilities PO Box 963, Parramatta, NSW 2124



**In person**  
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.

**Telephone and internet banking - BPAY®**  
Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.  
**BPAY View®** View and pay this bill using internet banking. More info: [www.bpay.com.au](http://www.bpay.com.au)  
\* Registered to BPAY Pty Ltd ABN 69 079 137 518

**Internet**  
Pay your account online using MasterCard or Visa credit card at [www.urbanutilities.com.au/creditcard](http://www.urbanutilities.com.au/creditcard)  
Payment by credit card will incur a 0.51% surcharge. We accept Mastercard or Visa credit cards.

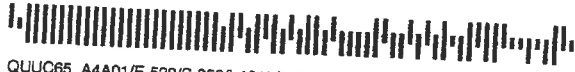
Amount paid

Date paid

Receipt number



122

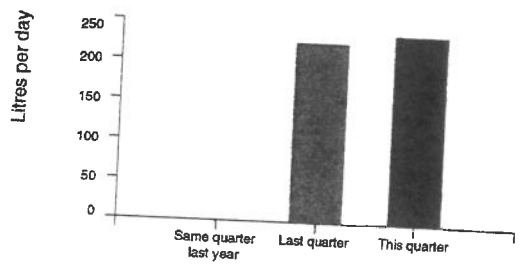


QUUC65\_A4A01/E-528/S-958/I-1915/041  
P & C INVESTMENTS SMSF PTY LTD  
946 BEAUDESERT-NERANG RD  
MOUNT NATHAN QLD 4211

|                                 |                     |
|---------------------------------|---------------------|
| Customer reference number       | 10 1102 6614 0000 4 |
| Bill number                     | 1102 6614 4         |
| Date issued                     | 01/12/2021          |
| <b>Total due</b>                | <b>\$407.58</b>     |
| <b>Current charges due date</b> | <b>31/12/2021</b>   |

**Your water usage**  
Water usage (kL) 23  
Days charged 97

**Average daily water usage (litres)**  
Current period 237  
Same period last year



**Property Location:** 47 WALTER STREET  
BOONAH 4310

**Account Summary** Period 13/08/2021 - 17/11/2021

**Your Last Account**

Amount Billed \$367.20  
Amount Paid \$367.20CR

**Your Current Account**

Balance \$0.00  
Current Charges \$407.58

**Total Due \$407.58**

*If full payment is not received by the due date, a compounding interest of 8.03% per annum will accrue daily on any amount owing.*

**SIMPLE, CONSISTENT, EQUITABLE, USER PAYS TARIFFS...  
SIMPLER PRICING STARTS NOW!**

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Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.  
BPAY View® View and pay this bill using internet banking.  
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**Internet**

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Payment by credit card will incur a 0.51% surcharge. We accept Mastercard or Visa credit cards.

**Payment options**



**By phone**  
Call 1300 123 141 to pay your account using your MasterCard or Visa card\*.



**Mail**  
Tear off this slip and return with your cheque payment to Queensland Urban Utilities PO Box 963, Parramatta, NSW 2124



**In person**  
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.

Amount paid

Date paid

Receipt number

**Water and Sewerage  
Quarterly Account**

12-3



QUUC10\_A4A01/E-565/S-1096/I-2191/041  
P & C INVESTMENTS SMSF PTY LTD  
946 BEAUDESERT-NERANG RD  
MOUNT NATHAN QLD 4211

**Property Location:** 47 WALTER STREET  
BOONAH 4310

|                                 |                     |
|---------------------------------|---------------------|
| Customer reference number       | 10 1102 6614 0000 4 |
| Bill number                     | 1102 6614 5         |
| Date issued                     | 23/03/2022          |
| <b>Total due</b>                | <b>\$328.53</b>     |
| <b>Current charges due date</b> | <b>22/04/2022</b>   |

**Your water usage**

Water usage (kL) 20  
Days charged 90

**Average daily water usage (litres)**

Current period 222  
Same period last year

**Account Summary** Period 18/11/2021 - 15/02/2022

**Your Last Account**

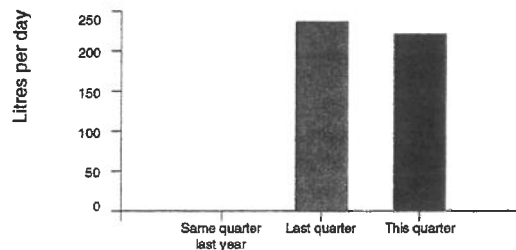
Amount Billed \$407.58  
Amount Paid \$407.58CR

**Your Current Account**

Balance \$0.00  
Current Charges \$328.53

**Total Due \$328.53**

*If full payment is not received by the due date, a compounding interest of 8.03% per annum will accrue daily on any amount owing.*



OUR PROPERTY HAS BEEN AFFECTED BY EXTREME WEATHER OR FLOODS AND WE'RE EXPERIENCING DIFFICULTY PAYING YOUR BILLS, WE'RE HERE TO HELP!  
Scan the QR code for more information on our Urban Assist program.



BS0120

**Payment options**

**Direct debit**  
To arrange automatic payment from your bank account, visit [www.urbanutilities.com.au/directdebit](http://www.urbanutilities.com.au/directdebit)



**By phone**  
Call 1300 123 141 to pay your account using your MasterCard or Visa card\*.

**Telephone and internet banking – BPAY®**  
Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.  
BPAY View® View and pay this bill using internet banking.  
More info: [www.bpay.com.au](http://www.bpay.com.au)



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**In person**  
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.

Amount paid

Date paid

Receipt number

**Internet**  
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Payment by credit card will incur a 0.51% surcharge. We accept Mastercard or Visa credit cards.

\* Registered to BPAY Pty Ltd ABN 69 079 137 518

**Water and Sewerage  
Quarterly Account**

12.4

Paid 17/6/22



QUUC72\_A4A01/E-185/S-311/I-621/041  
P & C INVESTMENTS SMSF PTY LTD  
946 BEAUDESERT-NERANG RD  
MOUNT NATHAN QLD 4211

**Property Location:** 47 WALTER STREET  
BOONAH 4310

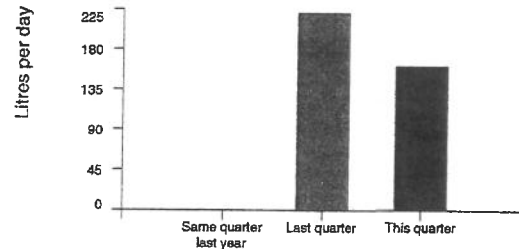
|                                 |                     |
|---------------------------------|---------------------|
| Customer reference number       | 10 1102 6614 0000 4 |
| Bill number                     | 1102 6614 6         |
| Date issued                     | 20/06/2022          |
| <b>Total due</b>                | <b>\$363.65</b>     |
| <b>Current charges due date</b> | <b>20/07/2022</b>   |

**Your water usage**

Water usage (kL) 18  
Days charged 111

**Average daily water usage (litres)**

Current period 162  
Same period last year 162



**Account Summary** Period 16/02/2022 - 06/06/2022

**Your Last Account**

Amount Billed \$328.53  
Amount Paid \$328.53CR

**Your Current Account**


Balance \$0.00  
Current Charges \$363.65

**Total Due \$363.65**

*If full payment is not received by the due date, a compounding interest of 8.03% per annum will accrue daily on any amount owing.*

**AFFECTED BY EXTREME WEATHER? ARE YOU EXPERIENCING DIFFICULTY PAYING YOUR BILLS?**

Scan for more information on our Urban Assist program.



**Payment options**

**Direct debit**  
To arrange automatic payment from your bank account, visit [www.urbanutilities.com.au/directdebit](http://www.urbanutilities.com.au/directdebit)

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Contact your bank or financial institution to make this payment from your cheque, savings, credit card, debit or transaction account.  
BPAY View® View and pay this bill using internet banking.  
More info: [www.bpay.com.au](http://www.bpay.com.au)  
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**Internet**  
Pay your account online using MasterCard or Visa credit card at [www.urbanutilities.com.au/creditcard](http://www.urbanutilities.com.au/creditcard)  
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**By phone**  
Call 1300 123 141 to pay your account using your MasterCard or Visa card\*.

**Mail**  
Tear off this slip and return with your cheque payment to Queensland Urban Utilities PO Box 963, Parramatta, NSW 2124

**In person**  
Pay in person at Australia Post with cash, cheque, money order, debit card or any branch of the Commonwealth Bank with cash or cheque.

Amount paid

Date paid

Receipt number

ES0120



# Superannuation lump sum pre-payment statement

## PART 1 – SUPERANNUATION PROVIDER TO COMPLETE

**i** The ATO does not collect this information. This form is to assist you in providing superannuation lump sum details to your member.

### Section A: Superannuation provider details

#### 1 Superannuation fund, ADF, RSA or annuity provider name

P O BOX SUPER FUND

#### 2 Postal address

P O BOX 1017

Suburb/town/locality

State/territory

Postcode

Oxenford QLD 4210

#### 3 Australian business number (ABN) or withholder payer number

15 494 896 074

#### 4 Authorised contact person

Title: Mr  Mrs  Miss  Ms  Other

Family name

BRODERICK

First given name

Other given names

CARMEN

#### 5 Daytime phone number (include area code)

0408796313

### Section B: Member's details

#### 6 Your full name

Title: Mr  Mrs  Miss  Ms  Other

Family name

BRODERICK

First given name

Other given names

CARMEN

#### 7 Current postal address

P O BOX 1017

Suburb/town/locality

State/territory

Postcode

Oxenford QLD 4210

#### 8 Date of birth

Day: 04 / Month: 05 / Year: 1931

## Section C: Superannuation lump sum payment details

9 Lump sum payment is calculated to this date  /  /

### 10 Superannuation lump sum components

Taxable component

Taxed element \$  ,  .

Untaxed element \$  ,  .

Tax-free component

\$  ,  .

Total amount

\$  ,  .

### 11 Preservation amounts of the superannuation lump sum

Preserved amount \$  ,  .

Restricted non-preserved \$  ,  .

Unrestricted non-preserved \$  ,  .

Total amount

\$  ,  .


**i** The total amount of the superannuation lump sum components must equal the total amount of the preservation amounts.

## Section D: Superannuation provider's signature

12 Date the statement is issued to the member  /  /

13 Member is to return statement by  /  /

14 Superannuation fund's, ADF's, RSA's or annuity provider's signature



Date

/  /

**>** Give this statement with 'Part 1' completed to your member and wait for their payment instructions.

# PART 2 – MEMBER TO COMPLETE

**!** You must complete 'Part 2' of this statement to give payment instructions to your super provider.

## Section E: Cash amount

**1 Pay me a gross cash amount of:** \$    ,    7 .    50

I understand that this amount may be subject to tax.

**!** You may wish to speak with a tax professional or your superannuation fund, ADF, RSA or annuity provider to make sure you are aware of your tax obligations and superannuation roll over options.

## Section F: Rollover payment

**2 Roll over my payment to: (provide the full name of fund, RSA or annuity provider)**

**3 Fund ABN**

**4 Superannuation fund, ADF, RSA or annuity provider postal address:**

Suburb/town/locality  State/territory  Postcode

**5 Member account number**

**6 Roll over an amount of:** \$    ,    .

**!** If you want to roll-over your payment to more than one superannuation fund, ADF, RSA or annuity provider, you must provide separate instructions for each fund, RSA or annuity provider. You can photocopy this statement to do this.

### Section G: Member's declaration

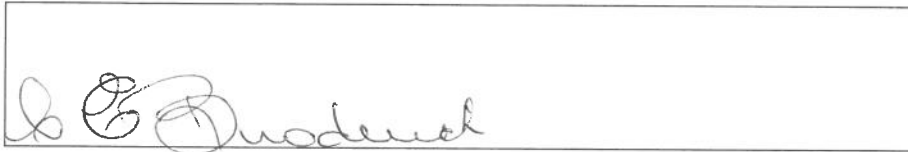
➤ The ATO does not collect this information. Your superannuation fund is authorised to collect your TFN under the *Superannuation Industry (Supervision) Act 1993*. It is not an offence if you do not quote your TFN. However, not quoting your TFN could delay the processing of your application. For details regarding your privacy rights you should contact your superannuation fund.

*I authorise my superannuation lump sum to be paid as instructed on this statement.*

Name (print in block letters)

C A R M E N   D R O D E R I C K

Signature



Date

Day

Month

Year

12 / 06 / 2012

➤ Give this completed statement to your super fund.

❗ You should keep a copy of the statement for your records for a period of five years.



P&C Investments

SMSF P/L

14-1

Account Details

23161288 Superannuation Savings - Available: \$28,193.55

Account Name: Superannuation Savings

Transactions Search

Date Range For a specified range

Start Date 01/07/2021 DD/MM/YYYY End Date 30/09/2021 DD/MM/YYYY

| Date       | Description                                      | Debit      | Credit     | Balance     |
|------------|--|------------|------------|-------------|
| 30/09/2021 | INTEREST   |            | \$5.12     | \$25,313.21 |
| 07/09/2021 | Direct Credit BOONAH SHEDS P&C Investments SM    | 153.70     | \$1,690.70 | \$25,308.09 |
| 05/09/2021 | BPAY URBAN UTILITIES IB2-06046959 WATER          | \$367.20   |            | \$23,617.39 |
| 01/09/2021 | Direct Credit E C J KIRCHNER 47 Walter Street    | 125        | \$1,375.00 | \$23,984.59 |
| 31/08/2021 | INTEREST   |            | \$4.88     | \$22,609.59 |
| 27/08/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0014     | 153.70     | \$1,690.70 | \$22,604.71 |
| 24/08/2021 | TFR TO ACCOUNT 022954582 IB2-91237618 SLA        | \$220.00   | -          | \$20,914.01 |
| 24/08/2021 | TFR TO ACCOUNT 022954582 IB2-91235778 Form costs | \$2,500.00 | -          | \$21,134.01 |
| 02/08/2021 | Direct Credit BOONAH SHEDS P&C Investments SM    | 153.70     | \$1,690.70 | \$23,634.01 |
| 02/08/2021 | Direct Credit E C J KIRCHNER Rent & Rates, Emma  | 203        | \$2,242.00 | \$21,943.31 |
| 31/07/2021 | INTEREST   |            | \$8.24     | \$19,701.31 |
| 30/07/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0012     | 153.70     | \$1,690.70 | \$19,693.07 |
| 28/07/2021 | BPAY TAX OFFICE PAYMENTS IB2-81088039            | \$547.00   |            | \$18,002.37 |
| 27/07/2021 | BPAY Scenic Rim RC Bpay IB2-96387318 Rates       | \$2,368.39 |            | \$18,549.37 |
| 05/07/2021 | Direct Credit BOONAH SHEDS P&C Investments SM    | 153.70     | \$1,690.70 | \$20,917.76 |
| 05/07/2021 | Direct Credit E C J KIRCHNER Share of ater bill  |            | \$102.00   | \$19,227.06 |
| 02/07/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0008     | 153.70     | \$1,690.70 | \$19,125.06 |
| 01/07/2021 | Direct Credit E C J KIRCHNER 2/47 Walter Street  | 125        | \$1,375.00 | \$17,434.36 |





Z3WP5N4J6W-TL02

### Account Details

23161288 Superannuation Savings - Available: \$37,778.47

142

### Account Information

Account Name:  
Superannuation Savings

### Transactions Search

Date Range

For a specified range

Start Date

01/10/2021

DD/MM/YYYY

End Date

31/12/2021

DD/MM/YYYY(DD/MM/YYYY)

### Transaction List Matching Search Criteria

| Date       | Description                                     | Debit      | Credit     | Balance     |
|------------|---|------------|------------|-------------|
| 31/12/2021 | INTEREST  |            |            |             |
| 29/12/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0026    |            | \$4.47     | \$37,815.77 |
| 13/12/2021 | Direct Credit BOONAH SHEDS P&C Investments SM   | 153.70     | \$1,690.70 | \$37,811.30 |
| 06/12/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0022    | 153.70     | \$1,690.70 | \$36,120.60 |
| 01/12/2021 | Direct Credit E C J KIRCHNER 47 Walter Street   | 138.58     | \$1,690.70 | \$34,429.90 |
| 30/11/2021 | INTEREST  |            | \$1,524.43 | \$32,739.20 |
| 30/11/2021 | BPAY URBAN UTILITIES IB2-30205899               |            | \$4.09     | \$31,214.77 |
| 24/11/2021 | BPAY BMT TAX DEPRECIATION IB2-05003409          | \$407.58   |            | \$31,210.68 |
| 17/11/2021 | BPAY TAX OFFICE PAYMENTS IB2-42347761           | \$1,540.00 |            | \$31,618.26 |
| 05/11/2021 | Direct Credit BOONAH SHEDS P&C Investments SM   | 153.70     |            | \$33,158.26 |
| 01/11/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0020    | 153.70     | \$1,690.70 | \$34,543.26 |
| 01/11/2021 | Direct Credit E C J KIRCHNER 2/47 Walter Street | 125        | \$1,690.70 | \$32,852.56 |
| 31/10/2021 | INTEREST  |            | \$1,375.00 | \$31,161.86 |
| 25/10/2021 | BPAY Scenic Rim RC Bpay IB2-41058610            |            | \$4.61     | \$29,786.86 |
| 14/10/2021 | Direct Credit BOONAH SHEDS P&C Investments SM   | 153.70     | \$102.00   | \$29,782.25 |
| 02/10/2021 | BPAY Audit Shield IB2-54261290                  |            | \$1,690.70 | \$29,884.25 |
| 01/10/2021 | Direct Credit E C J KIRCHNER Rent & Water       |            | \$320.00   | \$28,193.55 |
| 01/10/2021 | Direct Credit BOONAH R EST BoonahRE Inv 0018    | 137.24     | \$1,509.64 | \$28,513.55 |
|            |   | 153.70     | \$1,690.70 | \$27,003.91 |

Please note this Transaction List is not an official statement and is subject to change.

For loan accounts, the entry described as FEE CAPITALISATION affects the balance of the loan account. The entry/entries that appear immediately before this transaction describe the fees capitalised and do not affect the balance of the loan account.

P&C SMSF  
**BOQ**

Please NOTE

Boonah Real Estate  
 PAID RENT EARLY (31/3)  
 INSTEAD OF 1/4

C83GN6HKZ3-TL02

14-3

**Account Details**

23161288 Superannuation Savings - Available: \$43,514.33

**Account Information**

Account Name:  
 Superannuation Savings

**Transactions Search**

Date Range For a specified range  
 Start Date 01/01/2022 DD/MM/YYYY End Date 31/03/2022 DD/MM/YYYY(DD/MM/YYYY)

**Transaction List Matching Search Criteria**

| Date       | Description  | Debit      | Credit     | Balance     |
|------------|--|------------|------------|-------------|
| 31/03/2022 | INTEREST   |            | \$5.03     | \$42,019.33 |
| 31/03/2022 | INTERNET PAY ANYONE FEE  | \$0.65     |            | \$42,014.30 |
| 31/03/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0033                                   |            | \$1,690.70 | \$42,014.95 |
| 30/03/2022 | BPAY ASIC IB2-94929573   | \$56.00    |            | \$40,324.25 |
| 29/03/2022 | BPAY URBAN UTILITIES IB2-71499553  | \$328.53   |            | \$40,380.25 |
| 25/03/2022 | Direct Credit E C J KIRCHNER Rates   |            | \$60.00    | \$40,708.78 |
| 18/03/2022 | Direct Credit E C J KIRCHNER Rates   |            | \$60.00    | \$40,648.78 |
| 15/03/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                                  |            | \$1,690.70 | \$40,588.78 |
| 11/03/2022 | Direct Credit E C J KIRCHNER Rates X2  |            | \$120.00   | \$38,898.08 |
| 08/03/2022 | PAY ANYONE TO Neil Poidevin Mo wing 062682 028003969 IB2-39245504              | \$250.00   |            | \$38,778.08 |
| 07/03/2022 | Direct Credit E C J KIRCHNER The Hide-Out                                      |            | \$1,375.00 | \$39,028.08 |
| 01/03/2022 | BPAY DEFT INSURANCE IB2-28505204   | \$1,730.05 |            | \$37,653.08 |
| 28/02/2022 | INTEREST   |            | \$4.32     | \$39,383.13 |
| 28/02/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0031                                   |            | \$1,690.70 | \$39,378.81 |
| 28/02/2022 | Direct Credit E C J KIRCHNER Rates   |            | \$60.00    | \$37,688.11 |
| 18/02/2022 | Direct Credit E C J KIRCHNER Rates   |            | \$60.00    | \$37,628.11 |
| 11/02/2022 | Direct Credit E C J KIRCHNER Rates   |            | \$60.00    | \$37,568.11 |
| 04/02/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                                  |            | \$1,690.70 | \$37,508.11 |
| 04/02/2022 | Direct Credit E C J KIRCHNER Rates   |            | \$60.00    | \$35,817.41 |
| 03/02/2022 | BPAY TAX OFFICE PAYMENTS IB2-56880330  | \$2,722.00 |            | \$35,757.41 |
| 31/01/2022 | INTEREST   |            | \$4.71     | \$38,479.41 |
| 31/01/2022 | INTERNET PAY ANYONE FEE  | \$0.65     |            | \$38,474.70 |
| 31/01/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0029                                   |            | \$1,690.70 | \$38,475.35 |
| 31/01/2022 | Direct Credit E C J KIRCHNER 47 Walter Street                                  |            | \$1,375.00 | \$36,784.65 |
| 24/01/2022 | BPAY Scenic Rim RC Bpay IB2-67464161   | \$2,368.82 |            | \$35,409.65 |
| 12/01/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                                  |            | \$1,690.70 | \$37,778.47 |
| 06/01/2022 | PAY ANYONE TO simmons livingst one & associates 064445 010527 520 IB2-29020101 | \$2,585.00 |            | \$36,087.77 |
| 06/01/2022 | BPAY TAX OFFICE PAYMENTS IB2-29001061  | \$518.00   |            | \$38,672.77 |
| 04/01/2022 | Direct Credit E C J KIRCHNER 47 Walter Street                                  |            | \$1,375.00 | \$39,190.77 |



P&C Investments SMSF  
FOR LEEZA 14-4

## Account Details

23161288 Superannuation Savings - Available: \$57,638.22

Account Name:

Superannuation Savings

## Transactions Search

Date Range

For a specified range

Start Date

01/01/2022

DD/MM/YYYY

End Date

30/06/2022

DD/MM/YYYY

| Date       | Description   | Debit    | Credit     | Balance       |
|------------|---|----------|------------|---------------|
| 30/06/2022 | INTEREST  |          | \$6.93     | \$56,129.90 ✓ |
| 30/06/2022 | INTERNET PAY ANYONE FEE   | \$0.65   |            | \$56,122.97   |
| 28/06/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0042                      |          | \$1,690.70 | \$56,123.62   |
| 17/06/2022 | BPAY URBAN UTILITIES IB2-60074016                                 | \$363.65 |            | \$54,432.92   |
| 14/06/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                     |          | \$1,690.70 | \$54,796.57   |
| 12/06/2022 | BPAY RACQ IB2-21900404  | \$107.50 |            | \$53,105.87   |
| 06/06/2022 | Direct Credit E C J KIRCHNER 47 Walter Street                     |          | \$1,375.00 | \$53,213.37   |
| 03/06/2022 | PAY ANYONE TO Neil Poldevin Mo wing 062682 028003969 IB2-30228304 | \$20.00  |            | \$51,838.37   |
| 31/05/2022 | INTEREST  |          | \$6.31     | \$51,858.37   |
| 30/05/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0041                      |          | \$1,690.70 | \$51,852.06   |
| 09/05/2022 | Direct Credit ATO ATO154948960741004                              |          | \$189.00   | \$50,161.36   |
| 06/05/2022 | Direct Credit E C J KIRCHNER Rent & water                         |          | \$1,494.25 | \$49,972.36   |
| 03/05/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                     |          | \$1,690.70 | \$48,478.11   |
| 03/05/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0037                      |          | \$1,690.70 | \$46,787.41   |
| 30/04/2022 | INTEREST  |          | \$5.42     | \$45,096.71   |
| 30/04/2022 | INTERNET PAY ANYONE FEE   | \$1.30   |            | \$45,091.29   |
| 27/04/2022 | PAY ANYONE TO Kenros Electrics 034613 000640604 IB2-82098 464     | \$301.00 |            | \$45,092.59   |
| 21/04/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                     |          | \$1,690.70 | \$45,393.59   |
| 20/04/2022 | Direct Credit E C J KIRCHNER Rates                                |          | \$88.56    | \$43,702.89   |
| 19/04/2022 | Direct Credit E C J KIRCHNER Rates payments                       |          | \$100.00   | \$43,614.33   |

# P & C Investments SMSF

7/4/22, 11:03 AM

BOQ IB - Account Details

14-5

| Date       | Description   | Debit      | Credit     | Balance     |
|------------|---|------------|------------|-------------|
| 08/04/2022 | PAY ANYONE TO Neil Poidevin Mo wing 082682 028003969 IB2-13676633               | \$80.00    |            | \$43,514.33 |
| 07/04/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$100.00   | \$43,594.33 |
| 01/04/2022 | Direct Credit E C J KIRCHNER Rent   |            | \$1,375.00 | \$43,494.33 |
| 01/04/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$100.00   | \$42,119.33 |
| 31/03/2022 | INTEREST  |            | \$5.03     | \$42,019.33 |
| 31/03/2022 | INTERNET PAY ANYONE FEE   | \$0.65     |            | \$42,014.30 |
| 31/03/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0033                                    |            | \$1,690.70 | \$42,014.95 |
| 30/03/2022 | BPAY ASIC IB2-94929573  | \$56.00    |            | \$40,324.25 |
| 29/03/2022 | BPAY URBAN UTILITIES IB2-71499553   | \$328.53   |            | \$40,380.25 |
| 25/03/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$60.00    | \$40,708.78 |
| 18/03/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$60.00    | \$40,648.78 |
| 15/03/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                                   |            | \$1,690.70 | \$40,588.78 |
| 11/03/2022 | Direct Credit E C J KIRCHNER Rates X2   |            | \$120.00   | \$38,898.08 |
| 08/03/2022 | PAY ANYONE TO Neil Poidevin Mo wing 062682 028003969 IB2-39245504               | \$250.00   |            | \$38,778.08 |
| 07/03/2022 | Direct Credit E C J KIRCHNER The Hide-Out                                       |            | \$1,375.00 | \$39,028.08 |
| 01/03/2022 | BPAY DEFT INSURANCE IB2-28505204  | \$1,730.05 |            | \$37,653.08 |
| 28/02/2022 | INTEREST  |            | \$4.32     | \$39,383.13 |
| 28/02/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0031                                    |            | \$1,690.70 | \$39,378.81 |
| 28/02/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$60.00    | \$37,688.11 |
| 18/02/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$60.00    | \$37,628.11 |
| 11/02/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$60.00    | \$37,568.11 |
| 04/02/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                                   |            | \$1,690.70 | \$37,508.11 |
| 04/02/2022 | Direct Credit E C J KIRCHNER Rates  |            | \$60.00    | \$35,817.41 |
| 03/02/2022 | BPAY TAX OFFICE PAYMENTS IB2-56880330   | \$2,722.00 |            | \$35,757.41 |
| 31/01/2022 | INTEREST  |            | \$4.71     | \$38,479.41 |
| 31/01/2022 | INTERNET PAY ANYONE FEE   | \$0.65     |            | \$38,474.70 |
| 31/01/2022 | Direct Credit BOONAH R EST BoonahRE Inv 0029                                    |            | \$1,690.70 | \$38,475.35 |
| 31/01/2022 | Direct Credit E C J KIRCHNER 47 Walter Street                                   |            | \$1,375.00 | \$36,784.65 |
| 24/01/2022 | BPAY Scenic Rim RC Bpay IB2-67464161  | \$2,368.82 |            | \$35,409.65 |
| 12/01/2022 | Direct Credit BOONAH SHEDS P&C Investments SM                                   |            | \$1,690.70 | \$37,778.47 |
| 06/01/2022 | PAY ANYONE TO simmons livingst one & associates 064445 010 527 520 IB2-29020101 | \$2,585.00 |            | \$36,087.77 |
| 06/01/2022 | BPAY TAX OFFICE PAYMENTS IB2-29001061   | \$518.00   |            | \$38,672.77 |
| 04/01/2022 | Direct Credit E C J KIRCHNER 47 Walter Street                                   |            | \$1,375.00 | \$39,190.77 |



15-1

## Activity statement 004

|                |            |
|----------------|------------|
| Date generated | 18/10/2022 |
| Overdue        | \$0.00     |
| Not yet due    | \$0.00     |
| Balance        | \$0.00     |

## Transactions

12 results found - from 18 October 2020 to 18 October 2022 sorted by processed date ordered newest to oldest

| Processed date | Effective date | Description   | Debit (DR) | Credit (CR) | Balance       |
|----------------|----------------|---|------------|-------------|---------------|
| 17 Aug 2022    | 16 Aug 2022    | Payment received  |            | \$1,316.00  | \$0.00        |
| 4 Aug 2022     | 25 Aug 2022    | Original Activity Statement for the period ending 30 Jun 22 - GST                 | \$1,316.00 | <i>ep</i>   | \$1,316.00 DR |
| 4 May 2022     | 9 May 2022     | EFT refund for GST for the period from 01 Oct 21 to 31 Dec 21                     | \$189.00   |             | \$0.00        |
| 22 Apr 2022    | 26 May 2022    | Original Activity Statement for the period ending 31 Mar 22 - GST                 | \$1,197.00 |             | \$189.00 CR   |
| 22 Apr 2022    | 28 Feb 2022    | Client initiated amended Activity Statement for the period ending 31 Dec 21 - GST |            | \$1,386.00  | \$1,386.00 CR |
| 9 Feb 2022     | 28 Feb 2022    | Original Activity Statement for the period ending 31 Dec 21 - GST                 | \$2,722.00 |             | \$0.00        |
| 4 Feb 2022     | 3 Feb 2022     | Payment received  |            | \$2,722.00  | \$2,722.00 CR |
| 18 Nov 2021    | 17 Nov 2021    | Payment received  |            | \$1,385.00  | \$0.00        |
| 28 Oct 2021    | 25 Nov 2021    | Original Activity Statement for the period ending 30 Sep 21 - GST                 | \$1,385.00 |             | \$1,385.00 DR |
| 29 Jul 2021    | 28 Jul 2021    | Payment received  |            | \$547.00    | \$0.00        |
| 28 Jul 2021    | 28 Jul 2021    | Original Activity Statement for the period ending 30 Jun 21 - GST                 | \$547.00   |             | \$547.00 DR   |



15.2

## Income tax 002

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|                       |            |
|-----------------------|------------|
| <b>Date generated</b> | 18/10/2022 |
| <b>Overdue</b>        | \$0.00     |
| <b>Not yet due</b>    | \$0.00     |
| <b>Balance</b>        | \$0.00     |

## Transactions

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2 results found - from 18 October 2020 to 18 October 2022 sorted by processed date ordered newest to oldest

| Processed date | Effective date | Description   | Debit (DR) | Credit (CR) | Balance     |
|----------------|----------------|---|------------|-------------|-------------|
| 7 Jan 2022     | 6 Jan 2022     | Payment received  |            | \$518.00    | \$0.00      |
| 22 Dec 2021    | 28 Feb 2022    | Tax return Self Man Superfund -<br>Income Tax for the period from 01<br>Jul 20 to 30 Jun 21 | \$518.00   |             | \$518.00 DR |

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**BOONAH  
REAL ESTATE  
PTY LTD**

Office: (07) 5463 1455  
Fax: (07) 5463 2777

A.B.N.: 34 995 857 637 | A.C.N.: 010 517 076

Email: sales@boonahrealestate.com.au  
rentals@boonahrealestate.com.au

1<sup>st</sup> November 2022

P & C investments SMSF Pty Ltd  
946 Beaudesert - Nerang Road  
Mount Nathan QLD 4211

Dear Paul and Carmen,

**RE : MARKET APPRAISAL**  
Property : 47 Walter Street, Boonah  
RPD: Lot 5 on SP 184966 AREA 418 M2

In reply to your request for a current market appraisal for the above property, I have inspected the premises and my opinion is as follows:-

Improvements include 3 shops of varying sizes.

Shop 1 9m x 8m split system air conditioner, toilet and vanity, carpet.

Shop 2 12m x 6m coffee shop plus kitchen area approx. 14 m2 and split system air conditioner.

Shop 3 12m x 6m real estate office with split system air conditioner.

All shops are serviced with disabled toilets.

The building is constructed of colorbond external walls and gyprock and VJ MDF internal linings.

My estimate of selling price under current market conditions would be in the price range of  
\$650,000 --- \$690,000.

*Median \$670000*

I have based my appraisal on previous sales and land sales of similar size and adding improvements, and the rental returns on the property as there have not been any recent similar sales.

**COMPARABLE SALES**

|  |           |              |           |                |
|--|-----------|--------------|-----------|----------------|
| 8 Railway Street, Boonah ( One Tenancy )         | \$600,000 | Area 438 m2  | SALE DATE | 14 - 06 - 2022 |
| 1 Charles Street, Dugandan ( Building and Yard ) | \$600,000 | Area 1.03ha  | SALE DATE | 31 - 08 - 2022 |
| 79 Edward Street, Kalbar                         | \$638,700 | Area 845 m2  | SALE DATE | 10 - 02 - 2022 |
| 89 George Street, Kalbar                         | \$500,000 | Area 2023 m2 | SALE DATE | 03 - 12 - 2021 |

I hope this is of assistance to you.

Yours faithfully  
Boonah Real Estate Pty Ltd

*Arthur Hertweck*  
ARTHUR HERTWECK  
PRINCIPAL

**DISCLAIMER**

"The estimate of selling price has been prepared solely for the information of the requesting party only. It is not intended to be used by any third party. This estimate as to the value of the property is an opinion only given in good faith and based on our experience of the market and comparable sales. We are not licensed valuers. The Real Estate Agent, their directors, employees and agents do not give any warranty as to the accuracy of the estimate, nor do they accept any responsibility arising in any way, including negligence, from the estimate. They do not accept any liability for loss or damage, howsoever caused, as a result of any third party relying on the estimate in whole or in part. If you intend to rely on this estimate, you should satisfy yourself as to its correctness and obtain an independent opinion.

PO Box 44, Boonah Qld 4310 | 47 Walter Street, Boonah Qld 4310 | Web: www.boonahrealestate.com.au

Specialising in Homes, Residential Land, Acreage & Farms, Property Management, Auctions