



Note: no tenant for 2022  
New agent appointed during the year

## Receipts & Expenditure Statement

L H Greenrod Superannuation Fund  
Tramtrax Trading Pty Ltd  
1/315 Unley Road  
MALVERN SA 5061

24/02/2023  
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Manager  
Hinton

### Financial Statement for the period 01/01/2022 to 31/12/2022

RE: 2/315 UNLEY ROAD, MALVERN, SA, 5061

	Y.T.D.	January	February	March	April	May	June	July	August	September	October	November	December
<b>Landlord</b>													
<b>Revenue</b>													
444.5 Miscellaneous Income	\$6,734.40	\$3,000.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$3,500.00	\$234.40	\$0.00	\$0.00	\$0.00
	<b>\$6,734.40</b>	<b>\$3,000.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$3,500.00</b>	<b>\$234.40</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>Expenses</b>													
512. G.S.T.	-\$2.00	-\$0.40	-\$0.40	\$0.00	\$0.00	-\$0.40	\$0.00	\$0.00	-\$0.40	-\$0.40	\$0.00	\$0.00	\$0.00
520. Statement Fee	-\$19.75	-\$3.95	-\$3.95	\$0.00	\$0.00	-\$3.95	\$0.00	\$0.00	-\$3.95	-\$3.95	\$0.00	\$0.00	\$0.00
545. Council Rates	-\$4,587.70	-\$1,525.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$3,062.70	\$0.00	\$0.00	\$0.00	\$0.00
546. Water Rates	-\$1,674.73	\$0.00	-\$447.03	\$0.00	\$0.00	-\$677.12	\$0.00	\$0.00	-\$550.58	\$0.00	\$0.00	\$0.00	\$0.00
	<b>-\$6,284.18</b>	<b>-\$1,529.35</b>	<b>-\$451.38</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>-\$681.47</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>-\$3,617.63</b>	<b>-\$4.35</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>Capital</b>													
102. Distribution to Owner	-\$464.45	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$234.40	-\$230.05	\$0.00	\$0.00	\$0.00
103. Funds Held to Pay Invoices	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	-\$352.03	\$0.00	\$0.00	\$362.03	\$0.00	\$0.00	\$0.00	\$0.00
105. Heldover from Statement	\$14.23	-\$1,470.65	\$451.38	\$0.00	\$0.00	\$1,033.50	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	<b>-\$450.22</b>	<b>-\$1,470.65</b>	<b>\$451.38</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$681.47</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$117.63</b>	<b>-\$230.05</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>GST Summary</b>													
GST Received	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
GST Paid	-\$2.00	-\$0.40	-\$0.40	\$0.00	\$0.00	-\$0.40	\$0.00	\$0.00	-\$0.40	-\$0.40	\$0.00	\$0.00	\$0.00
	<b>-\$2.00</b>	<b>-\$0.40</b>	<b>-\$0.40</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>-\$0.40</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>-\$0.40</b>	<b>-\$0.40</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>

Please note, this report is a Receipts & Expenditure Statement which notes all monies collected and all payments made with Lessor funds held in Negotiators (Real Estate) Pty Ltd Trust Account and may not reflect all Lessor income & expenditure items. This report is not a Tax Return and should not be sent to the Tax Office.