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Financial statements and reports for the year ended  
30 June 2019

SCHMID RMKH FUND

Statement of Financial Position

Operating Statement

Notes to the Financial Statements

Members Statement

Investment Summary

Investment Income

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**SCHMID RMKH FUND**
**Statement of Financial Position**

As at 30 June 2019

	Note	2019 \$	2018 \$
<b>Assets</b>			
<b>Investments</b>			
Other Assets	2	4,540.83	10,022.49
Plant and Equipment (at written down value) - Unitised	3	77,477.72	89,303.12
Real Estate Properties (Australian - Non Residential)	4	5,722,522.28	5,710,690.00
<b>Total Investments</b>		<u>5,804,540.83</u>	<u>5,810,015.61</u>
<b>Other Assets</b>			
Sundry Debtors		6,422.45	6,429.97
Westpac Business Flexi A/c		11,214.60	75,347.86
GST Refundable		2,739.29	0.00
Income Tax Refundable		2,054.25	12,042.10
<b>Total Other Assets</b>		<u>22,430.59</u>	<u>93,819.93</u>
<b>Total Assets</b>		<u>5,826,971.42</u>	<u>5,903,835.54</u>
Less:			
<b>Liabilities</b>			
GST Payable		0.00	5,274.65
Sundry Creditors		22,465.00	17,436.00
Limited Recourse Borrowing Arrangements		2,368,000.00	2,653,000.00
<b>Total Liabilities</b>		<u>2,390,465.00</u>	<u>2,675,710.65</u>
<b>Net assets available to pay benefits</b>		<u>3,436,506.42</u>	<u>3,228,124.89</u>
Represented by:			
<b>Liability for accrued benefits allocated to members' accounts</b>	6, 7		
Schmid, Rudolf - Pension (Pension)		1,226,997.73	1,167,096.63
Schmid, Maureen - Pension (Pension)		1,205,704.28	1,147,228.54
Schmid, Kurt Jurgen - Accumulation		608,489.50	553,936.39
Schmid, Heidi Christine - Accumulation		395,314.91	359,863.33
<b>Total Liability for accrued benefits allocated to members' accounts</b>		<u>3,436,506.42</u>	<u>3,228,124.89</u>

**SCHMID RMKH FUND**
**Operating Statement**

For the year ended 30 June 2019

	Note	2019 \$	2018 \$
<b>Income</b>			
<b>Investment Income</b>			
Interest Received		27.11	6.69
Property Income	9	523,056.27	493,200.00
<b>Contribution Income</b>			
Personal Concessional		0.00	9,500.00
Personal Non Concessional		0.00	50,500.00
Transfers In		0.00	2,837.35
<b>Other Income</b>			
Outgoings Recovered		69,911.62	70,521.05
<b>Total Income</b>		<u>592,995.00</u>	<u>626,565.09</u>
<b>Expenses</b>			
Accountancy Fees		4,533.50	2,283.50
Administration Costs		369.00	369.00
ATO Supervisory Levy		259.00	259.00
Auditor's Remuneration		990.00	990.00
ASIC Fees		316.00	254.00
Bank Charges		26.50	35.50
Westpac Loan 47-0182 Expenses		54,790.18	46,633.32
Westpac Loan 47-0190 Expenses		66,909.87	86,731.28
Depreciation		11,825.40	14,350.20
Write Off of Borrowing Costs		5,481.66	5,181.66
Property Expenses - Council Rates		39,062.12	38,433.75
Property Expenses - Insurance Premium		5,599.50	4,899.21
Property Expenses - Land Tax		25,250.00	25,250.00
Property Expenses - Legal Fees		0.00	1,732.78
Property Expenses - Repairs Maintenance		669.18	4,252.97
<b>Member Payments</b>			
Pensions Paid		140,200.00	132,440.00
<b>Investment Losses</b>			
Changes in Market Values	10	15,721.81	(14,342.59)
<b>Total Expenses</b>		<u>372,003.72</u>	<u>349,753.58</u>
<b>Benefits accrued as a result of operations before income tax</b>		<u>220,991.28</u>	<u>276,811.51</u>
Income Tax Expense	11	12,609.75	7,137.90
<b>Benefits accrued as a result of operations</b>		<u>208,381.53</u>	<u>269,673.61</u>

# Notes to the Financial Statements

For the year ended 30 June 2019

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## Note 1: Summary of Significant Accounting Policies

The trustees have prepared the financial statements on the basis that the superannuation fund is a non-reporting entity because there are no users dependent on general purpose financial statements. The financial statements are therefore special purpose financial statements that have been prepared in order to meet the requirements of the Superannuation Industry (Supervision) Act 1993 and associated Regulations, the trust deed of the fund and the needs of members.

The financial statements have been prepared on a cash basis and are based on historical costs, except for investments which have been measured at market value.

The following significant accounting policies, which are consistent with the policies applied in the previous period unless otherwise stated, have been adopted in the preparation of the financial statements.

The financial statements were authorised for issue by the Director(s).

### a. Measurement of Investments

The fund initially recognises:

- (i) an investment when it controls the future economic benefits expected to flow from the asset. For financial assets, the trade date is considered to be the date on which control of the future economic benefits attributable to the asset passes to the fund; and
- (ii) a financial liability on the date it becomes a party to the contractual provisions of the instrument.

Investments of the fund have been measured at market value, which refers to the amount that a willing buyer could reasonably be expected to pay to acquire the asset from a willing seller if the following assumptions were made:

- that the buyer and the seller deal with each other at arm's length in relation to the sale;
- that the sale occurred after proper marketing of the asset; and
- that the buyer and the seller acted knowledgeably and prudentially in relation to the sale.

Market value has been determined as follows:

- (i) shares and other securities listed on the Australian Securities Exchange by reference to the relevant market quotations at the end of the reporting period;
- (ii) units in managed funds by reference to the unit redemption price at the end of the reporting period;
- (iii) fixed-interest securities by reference to the redemption price at the end of the reporting period;
- (iv) unlisted investments are stated at trustees' assessment based on estimated market value at balance date or where necessary, an external valuer's opinion; and
- (v) investment properties at the trustees' assessment of the market value or where necessary a qualified independent valuer's opinion at the end of reporting period.

Financial liabilities, such as trade creditors and other payables, are measured at the gross value of the outstanding balance at the end of the reporting period. The trustees have determined that the gross values of the fund's financial liabilities is equivalent to their market values. Any remeasurement changes in the gross values of non-current financial liabilities (including liabilities for members' accrued benefits) are recognised in the operating statement in the periods in which they occur.

### b. Cash and Cash Equivalents

Cash and cash equivalents include cash on hand and at call, deposits with banks and short-term, highly liquid investments that are readily convertible to cash and subject to an insignificant risk of change in value.

### c. Revenue

Revenue is recognised at the fair value of the consideration received or receivable.

#### Interest revenue

Interest revenue is recognised in respect of fixed-interest securities, and cash and cash equivalent balances. Interest revenue is recognised upon receipt.

# Notes to the Financial Statements

For the year ended 30 June 2019

## Dividend revenue

Dividend revenue is recognised when the dividend has been paid or, in the case of dividend reinvestment schemes, when the dividend is credited to the benefit of the fund.

## Rental revenue

Rental revenue arising from operating leases on investment properties is recognised upon receipt.

## Distribution revenue

Distributions from unit trusts and managed funds are recognised as at the date the unit value is quoted ex-distribution and if not received at the end of the reporting period, are reflected in the statement of financial position as a receivable at market value.

## Remeasurement changes in market values

Remeasurement changes in the market values of assets are recognised as income and determined as the difference between the market value at year-end or consideration received (if sold during the year) and the market value as at the prior year-end or cost (if acquired during the period).

## d. Liability for Accrued Benefits

The liability for accrued benefits represents the fund's present obligation to pay benefits to members and beneficiaries, and has been calculated as the difference between the carrying amount of the assets and the carrying amount of the other payables and income tax liabilities as at the end of the reporting period.

## e. Goods and Services Tax (GST)

Revenues, expenses and assets are recognised net of the amount of GST, except where the amount of GST incurred is not recoverable from the Australian Taxation Office (ATO).

The net amount of GST recoverable from, or payable to, the ATO is included with other receivables or other payables in the statement of financial position.

## f. Critical Accounting Estimates and Judgements

The preparation of financial statements requires the trustees to make judgements, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets and liabilities, income and expenses. Actual results may differ from these estimates.

Estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised and in any future period affected.

## Note 2: Other Assets

	2019 \$	2018 \$
Borrowing Costs	4,540.83	10,022.49
	<hr/> 4,540.83 <hr/>	<hr/> 10,022.49 <hr/>

## Note 3: Plant and Equipment (at written down value) - Unitised

	2019 \$	2018 \$
122-124 Compton Road, Woodridge	64,525.50	74,364.00

# Notes to the Financial Statements

For the year ended 30 June 2019

Airconditioner	12,952.22	14,939.12
	77,477.72	89,303.12

## Note 4: Real Estate Properties (Australian - Non Residential)

	2019 \$	2018 \$
122-124 Compton Rd, Woodridge, QLD 4114	5,722,522.28	5,710,690.00
	5,722,522.28	5,710,690.00

## Note 6: Liability for Accrued Benefits

	2019 \$	2018 \$
Liability for accrued benefits at beginning of year	3,228,124.89	2,958,451.28
Benefits accrued as a result of operations	208,381.53	269,673.61
Current year member movements	0.00	0.00
Liability for accrued benefits at end of year	3,436,506.42	3,228,124.89

## Note 7: Vested Benefits

Vested benefits are benefits that are not conditional upon continued membership of the fund (or any factor other than resignation from the plan) and include benefits which members were entitled to receive had they terminated their fund membership as at the end of the reporting period.

	2019 \$	2018 \$
Vested Benefits	3,436,506.42	3,228,124.89

## Note 8: Guaranteed Benefits

No guarantees have been made in respect of any part of the liability for accrued benefits.

# Notes to the Financial Statements

For the year ended 30 June 2019

## Note 9: Rental Income

	2019 \$	2018 \$
122-124 Compton Rd, Woodridge, QLD 4114	523,056.27	493,200.00
	523,056.27	493,200.00

## Note 10: Changes in Market ValuesUnrealised Movements in Market Value

	2019 \$	2018 \$
<b>Plant and Equipment (at written down value) - Unitised</b>		
Airconditioner	0.00	(3,272.41)
	0.00	(3,272.41)
<b>Real Estate Properties (Australian - Non Residential)</b>		
122-124 Compton Rd, Woodridge, QLD 4114	(15,721.81)	17,615.00
	(15,721.81)	17,615.00
<b>Total Unrealised Movement</b>	(15,721.81)	14,342.59
<b>Realised Movements in Market Value</b>		
	2019 \$	2018 \$
<b>Total Realised Movement</b>	0.00	0.00
<b>Total Market Movement</b>	(15,721.81)	14,342.59

## Note 11: Income Tax Expense

	2019 \$	2018 \$
The components of tax expense comprise		
Current Tax	12,609.75	7,137.90
Income Tax Expense	12,609.75	7,137.90

The prima facie tax on benefits accrued before income tax is reconciled to the income tax as follows:

Prima facie tax payable on benefits accrued before income tax at 15%	33,148.69	41,521.73
Less:		
Tax effect of:		
Non Taxable Contributions	0.00	7,575.00



# Notes to the Financial Statements

For the year ended 30 June 2019

Non Taxable Transfer In	0.00	425.60
Increase in MV of Investments	0.00	2,151.39
Exempt Pension Income	63,682.20	62,319.00
Tax Adjustment - Capital Works Expenditure (D1)	3,422.40	5,837.40
Add:		
Tax effect of:		
Decrease in MV of Investments	2,358.27	0.00
SMSF Non-Deductible Expenses	23,177.25	24,058.20
Pension Payments	21,030.00	19,866.00
Rounding	0.14	0.36
Income Tax on Taxable Income or Loss	12,609.75	7,137.90
Less credits:		
Current Tax or Refund	12,609.75	7,137.90

Members Statement

Rudolf Schmid  
14 Lynton Court  
Alexandra Hills, Queensland, 4161, Australia

Your Details

Date of Birth :	20/12/1941
Age:	77
Tax File Number:	Provided
Date Joined Fund:	24/10/2014
Service Period Start Date:	12/06/1995
Date Left Fund:	
Member Code:	SCHRUD00006P
Account Start Date	01/07/2015
Account Phase:	Retirement Phase
Account Description:	Pension

Nominated Beneficiaries	Maureen Schmid
Vested Benefits	1,226,997.73
Total Death Benefit	1,226,997.73
Current Salary	0.00
Previous Salary	0.00
Disability Benefit	0.00

Your Balance

Total Benefits	1,226,997.73
<u>Preservation Components</u>	
Preserved	
Unrestricted Non Preserved	1,226,997.73
Restricted Non Preserved	
<u>Tax Components</u>	
Tax Free (4.73%)	58,021.57
Taxable	1,168,976.16

Your Detailed Account Summary

		This Year
Opening balance at	01/07/2018	1,167,096.63
<u>Increases to Member account during the period</u>		
Employer Contributions		
Personal Contributions (Concessional)		
Personal Contributions (Non Concessional)		
Government Co-Contributions		
Other Contributions		
Proceeds of Insurance Policies		
Transfers In		
Net Earnings		130,101.10
Internal Transfer In		
<u>Decreases to Member account during the period</u>		
Pensions Paid		70,200.00
Contributions Tax		
Income Tax		
No TFN Excess Contributions Tax		
Excess Contributions Tax		
Refund Excess Contributions		
Division 293 Tax		
Insurance Policy Premiums Paid		
Management Fees		
Member Expenses		
Benefits Paid/Transfers Out		
Superannuation Surcharge Tax		
Internal Transfer Out		
Closing balance at	30/06/2019	1,226,997.73

Members Statement

Maureen Schmid  
14 Lynton Court  
Alexandra Hills, Queensland, 4161, Australia

Your Details		Nominated Beneficiaries	Rudolf Schmid
Date of Birth :	08/04/1939	Vested Benefits	1,205,704.28
Age:	80	Total Death Benefit	1,205,704.28
Tax File Number:	Provided	Current Salary	0.00
Date Joined Fund:	24/10/2014	Previous Salary	0.00
Service Period Start Date:	12/06/1995	Disability Benefit	0.00
Date Left Fund:			
Member Code:	SCHMAU00006P		
Account Start Date	01/07/2015		
Account Phase:	Retirement Phase		
Account Description:	Pension		

Your Balance		Your Detailed Account Summary	
Total Benefits	1,205,704.28		This Year
<u>Preservation Components</u>		Opening balance at 01/07/2018	1,147,228.54
Preserved		<u>Increases to Member account during the period</u>	
Unrestricted Non Preserved	1,205,704.28	Employer Contributions	
Restricted Non Preserved		Personal Contributions (Concessional)	
<u>Tax Components</u>		Personal Contributions (Non Concessional)	
Tax Free (4.52%)	54,502.55	Government Co-Contributions	
Taxable	1,151,201.73	Other Contributions	
		Proceeds of Insurance Policies	
		Transfers In	
		Net Earnings	128,475.74
		Internal Transfer In	
		<u>Decreases to Member account during the period</u>	
		Pensions Paid	70,000.00
		Contributions Tax	
		Income Tax	
		No TFN Excess Contributions Tax	
		Excess Contributions Tax	
		Refund Excess Contributions	
		Division 293 Tax	
		Insurance Policy Premiums Paid	
		Management Fees	
		Member Expenses	
		Benefits Paid/Transfers Out	
		Superannuation Surcharge Tax	
		Internal Transfer Out	
		Closing balance at 30/06/2019	1,205,704.28

Members Statement

Kurt Jurgen Schmid  
15 St James Road  
Birkdale, Queensland, 4159, Australia

Your Details		Nominated Beneficiaries	Heidi Christine Schmid
Date of Birth :	08/03/1971	Vested Benefits	608,489.50
Age:	48	Total Death Benefit	608,489.50
Tax File Number:	Provided	Current Salary	0.00
Date Joined Fund:	24/10/2014	Previous Salary	0.00
Service Period Start Date:	15/09/1995	Disability Benefit	0.00
Date Left Fund:			
Member Code:	SCHKUR00002A		
Account Start Date	24/10/2014		
Account Phase:	Accumulation Phase		
Account Description:	Accumulation		

Your Balance		Your Detailed Account Summary	
Total Benefits	608,489.50		This Year
<u>Preservation Components</u>		Opening balance at 01/07/2018	553,936.39
Preserved	608,489.50	<u>Increases to Member account during the period</u>	
Unrestricted Non Preserved		Employer Contributions	
Restricted Non Preserved		Personal Contributions (Concessional)	
<u>Tax Components</u>		Personal Contributions (Non Concessional)	
Tax Free	122,337.35	Government Co-Contributions	
Taxable	486,152.15	Other Contributions	
		Proceeds of Insurance Policies	
		Transfers In	
		Net Earnings	62,197.14
		Internal Transfer In	
		<u>Decreases to Member account during the period</u>	
		Pensions Paid	
		Contributions Tax	
		Income Tax	7,644.03
		No TFN Excess Contributions Tax	
		Excess Contributions Tax	
		Refund Excess Contributions	
		Division 293 Tax	
		Insurance Policy Premiums Paid	
		Management Fees	
		Member Expenses	
		Benefits Paid/Transfers Out	
		Superannuation Surcharge Tax	
		Internal Transfer Out	
		Closing balance at 30/06/2019	608,489.50

SCHMID RMKH FUND

Members Statement

Heidi Christine Schmid  
15 St James Road  
Birkdale, Queensland, 4159, Australia

Your Details	
Date of Birth :	25/09/1972
Age:	46
Tax File Number:	Provided
Date Joined Fund:	24/10/2014
Service Period Start Date:	28/05/2007
Date Left Fund:	
Member Code:	SCHHEI00002A
Account Start Date	24/10/2014
Account Phase:	Accumulation Phase
Account Description:	Accumulation

Nominated Beneficiaries	Kurt Jurgen Schmid
Vested Benefits	395,314.91
Total Death Benefit	395,314.91
Current Salary	0.00
Previous Salary	0.00
Disability Benefit	0.00

Your Balance	
Total Benefits	395,314.91
<u>Preservation Components</u>	
Preserved	395,314.91
Unrestricted Non Preserved	
Restricted Non Preserved	
<u>Tax Components</u>	
Tax Free	74,237.77
Taxable	321,077.14

Your Detailed Account Summary		
		This Year
Opening balance at	01/07/2018	359,863.33
<u>Increases to Member account during the period</u>		
Employer Contributions		
Personal Contributions (Concessional)		
Personal Contributions (Non Concessional)		
Government Co-Contributions		
Other Contributions		
Proceeds of Insurance Policies		
Transfers In		
Net Earnings		40,417.30
Internal Transfer In		
<u>Decreases to Member account during the period</u>		
Pensions Paid		
Contributions Tax		
Income Tax		4,965.72
No TFN Excess Contributions Tax		
Excess Contributions Tax		
Refund Excess Contributions		
Division 293 Tax		
Insurance Policy Premiums Paid		
Management Fees		
Member Expenses		
Benefits Paid/Transfers Out		
Superannuation Surcharge Tax		
Internal Transfer Out		
Closing balance at	30/06/2019	395,314.91

SCHMID RMKH FUND

# Investment Summary Report

As at 30 June 2019

Investment	Units	Market Price	Market Value	Average Cost	Accounting Cost	Unrealised Gain/(Loss)	Gain/(Loss)%	Portfolio Weight%
Cash/Bank Accounts								
Westpac Business Flexi A/c		11,214.600000	11,214.60	11,214.60	11,214.60			0.19 %
			11,214.60		11,214.60		0.00 %	0.19 %
Other Assets								
SCHRK_BO Borrowing Costs	1.00	4,540.830000	4,540.83	4,540.83	4,540.83	0.00	0.00 %	0.08 %
RROWINGC								
OSTS								
			4,540.83		4,540.83	0.00	0.00 %	0.08 %
Plant and Equipment (at written down value) - Unitised								
SCHRK_122- 122-124 Compton Road, 124COMPTO Woodridge N	1.00	64,525.500000	64,525.50	74,364.00	74,364.00	(9,838.50)	(13.23) %	1.11 %
SCHRK_AIR Airconditioner CONDITIONER	1.00	12,952.220000	12,952.22	20,503.23	20,503.23	(7,551.01)	(36.83) %	0.22 %
			77,477.72		94,867.23	(17,389.51)	(18.33) %	1.33 %
Real Estate Properties (Australian - Non Residential)								
SCHRK-01 122-124 Compton Rd, Woodridge, QLD 4114	1.00	5,722,522.280000	5,722,522.28	5,567,218.04	5,567,218.04	155,304.24	2.79 %	98.40 %
			5,722,522.28		5,567,218.04	155,304.24	2.79 %	98.40 %
			5,815,755.43		5,677,840.70	137,914.73	2.43 %	100.00 %

**SCHMID RMKH FUND**

# Investment Income Report

As at 30 June 2019

Investment		Total Income	Franked	Unfranked	Interest/ Other	Franking Credits	Foreign Income	Foreign Credits * 1	Assessable Income (Excl. Capital Gains) * 2	TFN Credits	Other Deductions	Distributed Capital Gains	Non- Assessable Payments
<b>Bank Accounts</b>													
	Westpac Business Flexi A/c	23.23			23.23	0.00	0.00	0.00	23.23			0.00	0.00
		<b>23.23</b>			<b>23.23</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>23.23</b>			<b>0.00</b>	<b>0.00</b>
<b>Interest Received</b>													
	ATO Interest	3.88			3.88	0.00	0.00	0.00	3.88			0.00	0.00
		<b>3.88</b>			<b>3.88</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3.88</b>			<b>0.00</b>	<b>0.00</b>
<b>Real Estate Properties (Australian - Non Residential)</b>													
SCHRK-01	122-124 Compton Rd, Woodridge, QLD 4114	523,056.27							523,056.27				
SCHRK-01	122-124 Compton Rd, Woodridge, QLD 4114	69,911.62							69,911.62				
		<b>592,967.89</b>							<b>592,967.89</b>				
		<b>592,995.00</b>			<b>27.11</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>592,995.00</b>			<b>0.00</b>	<b>0.00</b>

Assessable Income (Excl. Capital Gains) **592,995.00**

Net Capital Gain **0.00**

**Total Assessable Income 592,995.00**

\* 1 Includes foreign credits from foreign capital gains.

\* 2 Assessable Income in the SMSF Annual Return will be different as capital gains and losses from disposals of assets have not been included.  
For a breakdown of Distributed Capital Gains and Non-Assessable Payments refer to Distributions Reconciliation Report.