

STATEMENT OF ADJUSTMENTS

SEED PROPERTY INVESTMENTS PTY LTD Sale to POYNTON

Property: 6/503 St Kilda Street, Elwood

Settlement: Monday, 04 July 2022		Payable by Vendor	Payable by Purchaser
Time:	Contract Price		\$621,000.00
Venue:	Total Extras		\$0.00
	Total Price		\$621,000.00
	Less Deposit Paid		\$62,100.00
Adjustments as at: 04/07/22	Balance		\$558,900.00

Port Phillip City Council Rates

For Period 01/07/2022 to 30/06/2023 - 365 days

\$1176.70 Adjusted as Unpaid

Vendor allows 4 days

\$12.90

South East Water Water Rates

For Period 01/07/2022 to 30/06/2023 - 365 days

\$81.60 Adjusted as Paid

Purchaser allows 361 days

\$80.71

South East Water Water Rates

For Period 01/07/2022 to 30/09/2022 - 92 days

\$27.42 Adjusted as Paid

Purchaser allows 88 days

\$26.23

South East Water Water Rates

For Period 01/07/2022 to 30/09/2022 - 92 days

\$20.93 Adjusted as Paid

Purchaser allows 88 days

\$20.02

South East Water Water Rates

For Period 01/07/2022 to 30/09/2022 - 92 days

\$91.94 Adjusted as Paid

Purchaser allows 88 days

\$87.94

Fee to discharge the Mortgage on Title

\$114.40

Special condition 26 - amendment to settlement date

\$88.00

Totals \$127.30 \$559,202.90

Less Amount Payable By Vendor \$127.30

AMOUNT DUE ON SETTLEMENT \$559,075.60

CHEQUES

Payee	Amount
Port Phillip City Council	\$1,181.15
South East Water	\$221.89
Owners Corporation	\$555.00
As the Vendor directs	\$557,117.56
Cheques Total:	\$559,075.60

E. & O. E.

Prepared by Sargeants Bayside on 01/07/2022