

Trial Balance

As At 30 Jun 2021

Income	Debit	As at 30 Jun 2021 Credit	Quantity
Member Receipts			
Contributions			
Employer			
Ms Simone Tregeagle		\$ 25,133.06	
Total Employer		\$ 25,133.06	
Total Contributions		\$ 25,133.06	
Total Member Receipts		\$ 25,133.06	
Investment Gains			
Increase in Market Value			
Direct Property			
1708/66 High St		\$ 7,953.00	
Total Direct Property		\$ 7,953.00	
Total Increase in Market Value		\$ 7,953.00	
Total Investment Gains		\$ 7,953.00	
Investment Income			
Rent			
Direct Property			
1708/66 High St		\$ 19,870.78	
Total Direct Property		\$ 19,870.78	
Total Rent		\$ 19,870.78	
Total Investment Income		\$ 19,870.78	
Total Income		\$ 52,956.84	
Expenses			
Member Payments			
Insurance Premiums			
Ms Simone Tregeagle			
Accumulation	\$	6,415.40	
Total Ms Simone Tregeagle	\$	6,415.40	
Total Insurance Premiums	\$	6,415.40	
Total Member Payments	\$	6,415.40	
Other Expenses			
Accountancy Fee	\$	2,848.00	
Auditor Fee	\$	1,200.00	
Bank Fees			
Limited Recourse Borrowing Arrangement			
St George Home Loan 7200	\$	144.00	
St George Home Loan 7201	\$	144.00	
Total Limited Recourse Borrowing Arrangement	\$	288.00	
Total Bank Fees	\$	288.00	
Depreciation			
Capital Allowances			
Direct Property			
1708/66 High St	\$	2,630.00	
Total Direct Property	\$	2,630.00	
Total Capital Allowances	\$	2,630.00	
Capital Works Deduction			
Direct Property			
1708/66 High St	\$	5,323.00	
Total Direct Property	\$	5,323.00	
Total Capital Works Deduction	\$	5,323.00	

Total Depreciation	\$	7,953.00
Filing Fee	\$	193.00
General Expense	\$	768.00
Interest Paid		
Limited Recourse Borrowing Arrangement		
St George Home Loan 7200	\$	1,834.60
St George Home Loan 7201	\$	11,639.55
Total Limited Recourse Borrowing Arrangement	\$	13,474.15
Total Interest Paid	\$	13,474.15
Legal Fee	\$	450.00
Property Expenses		
Agents Management Fee		
Direct Property		
1708/66 High St	\$	1,444.50
Total Direct Property	\$	1,444.50
Total Agents Management Fee	\$	1,444.50
Council Rates		
Direct Property		
1708/66 High St	\$	1,621.01
Total Direct Property	\$	1,621.01
Total Council Rates	\$	1,621.01
Insurance Premium		
Direct Property		
1708/66 High St	\$	366.00
Total Direct Property	\$	366.00
Total Insurance Premium	\$	366.00
Repairs Maintenance		
Direct Property		
1708/66 High St	\$	180.40
Total Direct Property	\$	180.40
Total Repairs Maintenance	\$	180.40
Strata Levy Fee		
Direct Property		
1708/66 High St	\$	3,751.70
Total Direct Property	\$	3,751.70
Total Strata Levy Fee	\$	3,751.70
Sundry Expenses		
Direct Property		
1708/66 High St	\$	504.87
Total Direct Property	\$	504.87
Total Sundry Expenses	\$	504.87
Water Rates		
Direct Property		
1708/66 High St	\$	773.26
Total Direct Property	\$	773.26
Total Water Rates	\$	773.26
Total Property Expenses	\$	8,641.74
Total Other Expenses	\$	35,815.89
Total Expenses	\$	42,231.29
Income Tax		
Income Tax Expense		
Income Tax Expense	\$	415.95
Total Income Tax Expense	\$	415.95
Total Income Tax	\$	415.95

Profit & Loss Clearing Account

Total Profit & Loss Clearing Account \$ 10,309.60

Assets

Investments

Direct Property

1708/66 High St	\$ 460,000.00	1
Fixtures and Fittings	\$ 24,539.00	1

Total Direct Property	\$ 484,539.00	
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Total Investments	\$ 484,539.00	
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Other Assets

Cash At Bank

St George Complete Freedom Offset 5036	\$ 77,004.07	
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Total Cash At Bank	\$ 77,004.07	
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Sundry Assets

Borrowing Costs	\$ 986.63	
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Total Sundry Assets	\$ 986.63	
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Receivables

Investment Income Receivable

Rent

Direct Property

1708/66 High St	\$ 193.74	
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Total Direct Property	\$ 193.74	
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Total Rent	\$ 193.74	
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Total Investment Income Receivable	\$ 193.74	
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Total Receivables	\$ 193.74	
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Total Other Assets	\$ 78,184.44	
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Total Assets	\$ 562,723.44	
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Liabilities

Borrowings

Limited Recourse Borrowing Arrangement

St George Home Loan 7200	\$ 99,999.16	
St George Home Loan 7201	\$ 192,566.02	

Total Limited Recourse Borrowing Arrangement	\$ 292,565.18	
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Total Borrowings	\$ 292,565.18	
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Income Tax Payable

Income Tax Payable	\$ 459.75	
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Provision for Income Tax	\$ 415.95	
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Total Income Tax Payable	\$ 875.70	
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Total Liabilities	\$ 293,440.88	
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Member Entitlements

Member Entitlement Accounts

Ms Simone Treggeagle

Accumulation	\$ 269,282.56	
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Total Ms Simone Treggeagle	\$ 269,282.56	
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Total Member Entitlement Accounts	\$ 269,282.56	
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Total Member Entitlements	\$ 269,282.56	
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Net Total	\$ 615,680.28	\$ 615,680.28
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