

Brenda Wishey

From: tony lordi <tlordi@bigpond.com>
Sent: Thursday, 5 May 2022 9:41 PM
To: Brenda Wishey
Subject: Re: THE LORDI FAMILY SUPER FUND - Lease Agreement Expiring August 2022

Hi Brenda,

Tenant paid fitout costs
Therefore market rent has been reduced accordingly

We believe it's worth \$33 000-00 as Col Nayler paid for the fitout which was over \$250 k spent by Col Nayler .

The new lease will be that figure .

Hope this is ok

Thanks

Sent from my iPhone

On 5 May 2022, at 5:33 pm, Brenda Wishey <BrendaW@virtusuper.com.au> wrote:

Good evening Tony

Lease of Business Real Property

The Fund has an investment in Ricton Unit Trust which holds a property at 6/84 Newmarket Road, Windsor and it is leased to Nayler Barber Shop, which is considered a related party of the Fund.

Upon reviewing the current Lease Agreement, we have determined that the lease is due to expire 1 August 2022.

The new lease will need ensure the rate is be based on market rates.

Please note: The recent Market Appraisal received in November 2021 estimated rental income between \$66,000 - \$74,000 pa + GST + Outgoings + GST.

Once the new lease agreement has been signed, please email a copy for our records.

Kind regards
Brenda



Brenda Wishey
Senior Accountant

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