



J Ferguson  
9 / 8 Guider Court  
JOHNSTON NT 0832

7th February 2023

Dear Joan,

Thank you for the opportunity to prepare this written appraisal for you.

market value: \$430,000.00



**Property: 9/8 Guider Court, Johnston**

As at the 30th June 2022, based on comparable sales and my understanding of the local market place it is my professional opinion that your property would realise in the vicinity of **\$420,000 to \$440,000** if offered in the market with reasonable terms and conditions.

This appraisal has been prepared solely for the information of the client. Although every care has been taken in arriving at the figure, I stress that it is an opinion only and not a sworn valuation.

If I can be of any further assistance please do not hesitate to contact me on 0447 007 474.

Yours Faithfully,

Jen Wardell  
Sales Representative  
0447 007 474



001

THE DIRECTOR  
FERGS RETREAT PTY LTD  
PO BOX 37988  
WINNELLIE NT 0821

Statement 63

(Page 1 of 3)

Account Number

06 5901 10634680

Statement

Period

29 Apr 2022 - 30 Jun 2022

Closing Balance

\$48,230.94 CR

Enquiries

13 1998

(24 hours a day, 7 days a week)

## Business Transaction Account

If this account has an attached overdraft limit or facility which is secured over your primary place of residence or over a residential investment property you should ensure that the property is insured in accordance with the terms and conditions of the mortgage. If you have any queries about your insurance cover you should contact your insurer. Information on property insurance can also be found on [www.moneysmart.gov.au](http://www.moneysmart.gov.au). Note, if this account has an attached overdraft limit or facility and we send you a statement every 4 or 6 months, we will update your statement preference to every 3 months as part of changes made to the new Banking Code of Practice from 1 July 2019.

Name: FERGS RETREAT PTY LTD IN TRUST FOR  
BARRY AND JOAN SUPERANNUATION FUND

Note: Have you checked your statement today? It's easy to find out more information about each of your transactions by logging on to the CommBank App or NetBank. Should you have any questions on fees or see an error please contact us on the details above. Cheque proceeds are available when cleared.

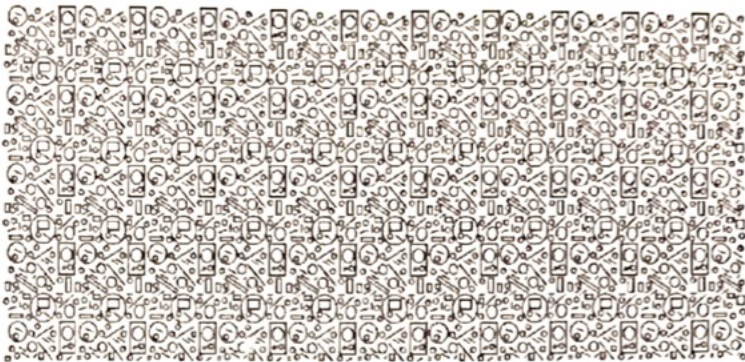
The date of transactions shown here may be different on your other transaction lists (for example, the transaction list that appears on the CommBank app).

Date	Transaction	Debit	Credit	Balance
				\$16,821.74 CR
29 Apr 2022	OPENING BALANCE			
29 Apr	Direct Credit 189079 LJ Hooker Darwin 9 8 Guider Court J		750.40 J	\$17,572.14 CR
13 May	Direct Credit 481471 SuperChoice P/L PC090522-125967448		653.85 J	\$18,225.99 CR
13 May	Direct Credit 481471 SuperChoice P/L PC090522-125967450		448.00 J	\$18,673.99 CR
16 May	Direct Credit 189079 LJ Hooker Darwin 9 8 Guider Court J		783.20 J	\$19,457.19 CR
31 May	Direct Credit 189079 LJ Hooker Darwin 9 8 Guider Court J		786.00 J	\$20,243.19 CR
			15,000.00 J	\$35,243.19 CR
03 Jun	Transfer from CommBank app			\$5,243.19 CR
03 Jun	Transfer to xx3004 CommBank app Drwdown barry joan	30,000.00 J		
08 Jun	Direct Credit 481471 SuperChoice P/L PC020622-148104372		22,152.00 J	\$27,395.19 CR
08 Jun	Direct Credit 481471 SuperChoice P/L PC020622-148104373		19,694.68 J	\$47,089.87 CR
15 Jun	Direct Credit 189079 LJ Hooker Darwin 9 8 Guider Court J		801.00 J	\$47,890.87 CR

# 3514 7391 2258R3 0303 SL R3 S911 D170 OV06 00 35



Account Number 06 5901 10634680



Date	Transaction	Debit	Credit	Balance
21 Jun	Transfer from CommBank app		700,000.00 ✓	\$747,890.87 CR
21 Jun	Wdl Branch PALMERSTON	700,000.00		\$47,890.87 CR
26 Jun	Power & Water NetBank BPAY 7526 00353709804405207 guider crt	374.07 ✓		\$47,516.80 CR
30 Jun	STRATAPAY-LEVY NetBank BPAY 74625 128884989 body corp	472.36 ✓		\$47,044.44 CR
30 Jun	Direct Credit 189079 LJ Hooker Darwin 9 8 Guider Court J		1,186.50 ✓	\$48,230.94 CR
30 Jun 2022	CLOSING BALANCE			\$48,230.94 CR

No. interest earned.

Opening balance	-	Total debits	+	Total credits	=	Closing balance
\$16,821.74 CR		\$730,846.43		\$762,255.63		\$48,230.94 CR

Transaction Summary during 1st April 2022 to 31st May 2022

Transaction Type	01 Apr to 30 Apr	01 May to 31 May	Free	Chargeable	Unit Price	Fee Charged
Staff assisted withdrawals	0	0	0	0	\$3.00	\$0.00
Cheques written	0	0	0	0	\$3.00	\$0.00
Cheque deposit	0	0	0	0	\$3.00	\$0.00
Over the counter deposit	0	0	0	0	\$3.00	\$0.00
Quick deposits	0	0	0	0	\$3.00	\$0.00
Cheq deposit in quick deposit box	0	0	0	0	\$3.00	\$0.00
Total	0	0	0	0		\$0.00
Account Fee					\$0.00	\$0.00
Paper Statement Fee					\$2.50	\$0.00



001

THE DIRECTOR  
**FERGS RETREAT PTY LTD**  
PO BOX 37988  
WINNELLIE NT 0821

## Your Statement

Statement 185

(Page 1 of 2)

Account Number

**06 5901 10634699**

Statement  
Period

16 Jun 2022 - 15 Jul 2022

Closing Balance

\$428,964.38 CR

Enquiries

13 1998

(24 hours a day, 7 days a week)

## Business Online Saver

Name: FERGS RETREAT PTY LTD IN TRUST FOR  
BARRY AND JOAN SUPERANNUATION FUND ✓

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### Date Transaction

	Debit	Credit	Balance
16 Jun 2022 OPENING BALANCE			
21 Jun Transfer to CBA A/c CommBank app			\$1,128,870.05 CR
01 Jul CREDIT INTEREST EARNED on this account to June 30, 2022 is \$119.37	700,000.00		\$428,870.05 CR
01 Jul Credit Interest			
15 Jul 2022 CLOSING BALANCE		94.33	\$428,964.38 CR
			\$428,964.38 CR

Opening balance	-	Total debits	+	Total credits	=	Closing balance
\$1,128,870.05 CR		\$700,000.00		\$94.33		\$428,964.38 CR

### Your Credit Interest Rate Summary

Date	Balance	Standard Credit Interest Rate (p.a.)#
15 Jul	Less than \$10,000.00	0.00%
	\$10,000.00 and over	0.30%

#If your pricing is linked to the Reserve Bank of Australia's target cash rate, the interest rate will fluctuate with the cash rate movements.  
Note. Interest rates are effective as at the date shown but are subject to change.





001

FERGS RETREAT PTY LTD  
PO BOX 37988  
WINNELLIE NT 0821

Date printed

30 June 2022

Term Deposit number

06 5905 50032595

Closed on

5 August 2021

Investment term

0

## Interest earned on your Term Deposit

Your Term Deposit has earned interest for the financial year ending 30 June 2022. Please keep a record of this information for taxation purposes.

Account name FERGS RETREAT PTY LTD AS TRUSTEES FOR THE BARRY AND JOAN SUPERANNUATION FUND

Investment balance at start of the reporting period 1 July 2021 \$1,173,471.40

Investment balance as at 30 June 2022 \$0.00

5043.36-3026.01-30=1987.35  
received on 05/08/2021

Total interest paid for the financial year ending 30 June 2022 \$5,043.36

Prepayment costs applied for withdrawal of funds in advance of maturity

Prepayment Interest Adjustment this Financial Year.....\$3,026.01 -  
Prepayment Administration Fee this Financial Year.....\$30.00 -

These costs may not reflect any subsequent amendment/s. Prepayment costs may be claimed as an income tax deduction. Please check with your accountant or financial adviser when completing your tax return.

### Things you should know

If you had a Term Deposit that was closed during the last financial year, please refer to the information provided in your Closed Account Notice for completing your tax return.

### We're here to help

If you want to view our latest Terms and Conditions or have any questions, you can visit [commbank.com.au](http://commbank.com.au), drop into your nearest branch, contact your Relationship Manager or Adviser, or call 13 2221.

**We are required to provide an account statement for this Term Deposit. The account statement covering the previous financial year is on the following page.**





001

THE DIRECTOR  
PO BOX 37988  
WINNELLIE NT 0821

Date printed	30 June 2022
Term Deposit number	06 5905 50037740
Investment balance	\$700,000.00 ✓
Investment term	12 months
At an interest rate of	2.25% p.a.
Invested on	21 June 2022
To mature on	21 June 2023
Interest option	Compound Annually

### Interest earned on your Term Deposit

Your Term Deposit has earned interest for the financial year ending 30 June 2022. Please keep a record of this information for taxation purposes.

Account name	FERGS RETREAT PTY LTD AS TRUSTEES FOR THE BARRY AND JOAN SUPERANNUATION FUND ✓
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Investment balance at start of the reporting period 21 June 2022	\$700,000.00
--	--------------

Total interest paid for the financial year ending 30 June 2022	\$0.00
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#### Things you should know

If you had a Term Deposit that was closed during the last financial year, please refer to the information provided in your Closed Account Notice for completing your tax return.

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**We are required to provide an account statement for this Term Deposit.**  
The account statement covering the previous financial year is on the following page.



Dear Trustees,

Your Self-Managed Superannuation Fund Administrator has requested that we prepare an actuarial certificate for your SMSF to support claims for income tax exemption in the tax return of the Fund. The actuary James Fitzpatrick of Waatinga has calculated the tax-exempt percentage and has prepared the certificate accordingly.

If there are any periods of the income year where the only accounts held by the Fund are Retirement Phase (Pension) accounts, these periods are known as Deemed Segregated Periods (DSPs) and the Segregated Method is generally used to determine the Exempt Current Pension Income (ECPI) during those periods.

We have been informed that the Fund is not eligible to use the Segregated Method in the current income year. As a result, we have treated the assets as being unsegregated for the entire income year.

The tax-exempt percentage specified in the actuarial certificate applies to the net ordinary and statutory assessable income (excluding assessable contributions, non-arm's length income and income derived from any segregated assets) received during the Unsegregated Periods for the given income year. The tax-exempt percentage is calculated as the average of the Retirement Phase balances over the unsegregated periods of the income year as a proportion of the average of the total Fund balances over the unsegregated periods of the income year.

Regards,



Andy O'Meagher  
Director & Founder  
Act2 Solutions Pty Ltd  
Ph 1800 230 737  
andy@act2.com.au

Reference: BB690129 THE BARRY & JOAN SUPERANNUATION FUND



# ACTUARIAL CERTIFICATE

Income Tax Assessment Act 1997 (the Act), Section 295.390

We have been requested by Act2 Solutions to prepare an Actuarial Certificate in compliance with the Act for the following Self-Managed Super Fund (SMSF);

## **THE BARRY & JOAN SUPERANNUATION FUND (the Fund)**

**Trustee(s): Fergs Retreat Pty Ltd**

We have been advised the Fund is a complying Self-Managed Super Fund. This certificate is for the year ended 30/06/2022

### Results and Segregation

The Exempt Current Pension Income (ECPI) proportion we have calculated for the unsegregated periods set out below is;

**73.794%**

This certificate relies on the information that we have been provided. If any of the information is incorrect or materially changes, please request an amendment.

There were no actively segregated assets during the year of income.

Where the Fund has Disregarded Small Fund Assets (DSFA) the tax-exempt percentage of income must be calculated using the proportionate or unsegregated method. From the 2021/22 income year, where the Fund does not have DSFA and for a portion of the year, 100% of the SMSF's liabilities are Retirement Phase, the Trustees may choose to use the proportionate method for the full year, or the default segregated method.

This certificate is prepared on the basis that the Fund is not eligible to use the Segregated Method in the current income year. The tax-exempt percentage applies to earnings for the entire income year.

### Liabilities

I am advised the unsegregated net assets at 30/06/2022, prior to application of the above ECPI, which are also equal to liabilities of the Fund, were;

*Current Pension Liabilities: \$1,328,640*

*Superannuation Liabilities: \$1,595,913*

These figures are from draft financial statements. Please note that there is no need to request a revised ECPI if these balances change due to tax or investment income as these do not impact the ECPI calculation.



I certify that I am satisfied that the value of the stated liabilities of the Fund at 30/06/2022 is also the amount of the Fund's assets on this date. These assets plus any future contributions plus expected future earnings will provide the amount required to discharge the liabilities as they fall due.

### Exempt Current Pension Income (ECPI)

Subsection 295.390(1) of the Act states "that a proportion of ordinary income and statutory income of a complying superannuation fund that would otherwise be assessable income is exempt from income tax."

To assist the trustee with calculating this proportion for the year of income ending 30/06/2022 set out below is a proportion that is calculated consistently with the Act.

*Average Value of Current Pension Liabilities: \$1,297,855*

*Average Value of Superannuation Liabilities: \$1,758,756*

*ECPI Proportion: 73.794%*

The ECPI proportion should be applied to the Fund's assessable income (excluding any non-arm's length income, contributions and any income derived from segregated assets) to determine how much income is exempt from tax.

Please Note: The average values are time weighted average balances over the financial year and exclude net investment earnings and expenses. These average values are appropriate to calculate the proportion on the assumption that the Trustee will allocate the relevant unsegregated assessable income in proportion to member's unsegregated account balances at a fixed crediting rate throughout the unsegregated period.

### Data Summary

The data on which the above certification and calculation is based has been provided by Act2 Solutions. I have been provided with details of contributions, benefits payments and transfers for each member throughout the year. A summary of this data for the Fund is set out below

	<u>Contributions</u>	<u>Benefit Payments</u>	<u>Transfers</u>
<b>Fund Transactions</b>	<b>\$127,413</b>	<b>(\$734,249)</b>	<b>\$0</b>

The net assets at 01/07/2021 were \$2,141,062. The member balances as at 30/06/2022 provided and prior to application of the above ECPI proportion were;

	<u>Retirement Phase</u>	<u>Total Balance</u>
<b>Total Fund Balance</b>	<b>\$1,328,640</b>	<b>\$1,595,913</b>
Barry Ronald Ferguson	\$839,645	\$954,960
Craig Anthony Ferguson	\$0	\$17,996
Joan Dorothy Ferguson	\$488,995	\$608,006
Sierra Ferguson	\$0	\$14,951

### Assumptions and Notes

I have been advised that the relevant pension liabilities meet the requirements to be considered a retirement phase superannuation income stream. This advice has been relied upon in preparing this certificate.

During the income year, some or all of the assets of the Fund were Disregarded Small Fund Assets as defined in section 295-387 of the Act. Consequently, the Fund is ineligible to use the Segregated Method to claim ECPI.

I have been advised that the values at 01/07/2021 are from audited financial statements and that the values for the financial year are from unaudited draft financial statements. If there are material changes after the certificate was issued an amendment should be requested.

As the fund only contained account-based pensions and member accounts in accumulation phase, the liabilities have been taken to be the balances of the relevant accounts and reserves (if any). We have been advised there are no unusual terms or guarantees in the SMSF however should this be incorrect please contact Act2 Solutions as this certificate may need to be revised.

For the calculation of the exempt proportion, we have relied on data provided that included the Fund's balances in accumulation phase, the Fund's balances in retirement phase, transactions within, to and from the Fund during the year.

The Fund contained only member accounts in accumulation phase and account-based pensions. Therefore, no assumptions about future inflation, future contributions, investment returns, or discount rates have been required to calculate the tax exempt percentage.

The preparation of this actuarial certificate and the determination of the liability values are in accordance with Professional Standard 406 of the Institute of Actuaries of Australia.

Yours sincerely,



James Fitzpatrick  
Fellow of the Institute of Actuaries of Australia

6th of April 2023





**Agent** M CARDELLINI & P MAHER TRUST  
& C J SCI  
**Client** THE TRUSTEE FOR THE BARRY &  
JOAN SUPERANNUATION FUND  
**ABN** 18 509 772 358  
**TFN** 98 347 935

# Income tax 551

Date generated	11/07/2022
Overdue	\$0.00
Not yet due	\$0.00
Balance	\$0.00

## Transactions

2 results found - from 01 July 2021 to 11 July 2022 sorted by processed date ordered newest to oldest

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
19 Jan 2022	24 Jan 2022	EFT refund for Income Tax for the period from 01 Jul 20 to 30 Jun 21	\$9,714.70		\$0.00
18 Jan 2022	18 Jan 2022	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 20 to 30 Jun 21		\$9,714.70	\$9,714.70 CR



**Australian Government**  
**Australian Taxation Office**

**Agent** M CARDELLINI & P MAHER TRUST  
& C J SCI  
**Client** THE TRUSTEE FOR THE BARRY &  
JOAN SUPERANNUATION FUND  
**ABN** 18 509 772 358  
**TFN** 98 347 935

## Activity statement 001

<b>Date generated</b>	20 January 2023
<b>Overdue</b>	\$0.00
<b>Not yet due</b>	\$0.00
<b>Balance</b>	\$0.00

## Transactions

14 results found - from **01 July 2021** to **20 January 2023** sorted by **processed date** ordered **newest to oldest**

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
1 Nov 2022	1 Nov 2022	General interest charge			\$0.00
1 Nov 2022	28 Oct 2022	Payment received		\$1,330.00	\$0.00
30 Oct 2022	28 Oct 2022	Original Activity Statement for the period ending 30 Sep 22 - PAYG Instalments	\$1,330.00		\$1,330.00 DR
31 Jul 2022	28 Jul 2022	Original Activity Statement for the period ending 30 Jun 22		\$0.00	\$0.00
1 May 2022	28 Apr 2022	Original Activity Statement for the period ending 31 Mar 22		\$0.00	\$0.00
7 Mar 2022	7 Mar 2022	General interest charge			\$0.00
7 Mar 2022	28 Feb 2022	Original Activity Statement for the period ending 31 Dec 21 - PAYG Instalments	\$3,798.00		\$0.00
2 Mar 2022	28 Feb 2022	Payment received		\$3,798.00	\$3,798.00 CR
2 Nov 2021	2 Nov 2021	General interest charge			\$0.00
31 Oct 2021	28 Oct 2021	Original Activity Statement for the period ending 30 Sep 21 - PAYG Instalments	\$3,798.00		\$0.00



Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
29 Oct 2021	28 Oct 2021	Payment received		\$3,798.00	\$3,798.00 CR
2 Aug 2021	2 Aug 2021	General interest charge			\$0.00
1 Aug 2021	28 Jul 2021	Original Activity Statement for the period ending 30 Jun 21 - PAYG Instalments	\$3,248.00		\$0.00
29 Jul 2021	28 Jul 2021	Payment received		\$3,248.00	\$3,248.00 CR



PAYG Instalments report 2022

Tax Agent 48418003  
Last Updated 14/01/2023

TFN	Client Name	Quarter 1 (\$)	Quarter 2 (\$)	Quarter 3 (\$)	Quarter 4 (\$)	Total Instalment (\$)
98347935	THE TRUSTEE FOR THE BARRY & JOAN SUPERANNUATION FUND	3,798.00	3,798.00	0.00	0.00	7,596.00



Total No of Clients: 1



**Australian Government**  
**Australian Taxation Office**

**Agent** M CARDELLINI & P MAHER  
TRUST & C J SCI  
**Client** THE TRUSTEE FOR THE BARRY  
& JOAN SUPERANNUATION  
FUND  
**ABN** 18 509 772 358

## Print instalment

Account	Period	Document ID
Activity statement – 001 – THE TRUSTEE FOR THE BARRY & JOAN SUPERANNUATION FUND	Jul 2021 – Sep 2021	47601557096

**Receipt ID** Unavailable  
**Date lodged** 28 October 2021  
**Payment due date** 28 October 2021

## Statement summary

Description	Reported Value	Owed to ATO	Owed by ATO
<b><i>PAYG income tax instalment</i></b>			
5A Owed to ATO		\$3,798.00	
T7 Instalment amount – Based on the notional tax \$ 15,192.60 from the 2020 assessment.	\$3,798.00		

## Amount owing to ATO

\$3,798.00

BPAY®



**Biller code** 75556  
**Ref** 185097723585260

### Telephone and Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.

For more information see [www.bpay.com.au](http://www.bpay.com.au)

## Australia Post

Payment can be made in person at Australia Post outlets with cash, cheque or money order using the barcode below.

**Payment reference number**



185097723585260



\*171 185097723585260



**Australian Government**  
**Australian Taxation Office**

**Agent** M CARDELLINI & P MAHER  
TRUST & C J SCI  
**Client** THE TRUSTEE FOR THE BARRY  
& JOAN SUPERANNUATION  
FUND  
**ABN** 18 509 772 358

## Print instalment

Account	Period	Document ID
Activity statement – 001 – THE TRUSTEE FOR THE BARRY & JOAN SUPERANNUATION FUND	Oct 2021 – Dec 2021	47632130818

**Receipt ID** Unavailable  
**Date lodged** 28 February 2022  
**Payment due date** 28 February 2022

## Statement summary

Description	Reported Value	Owed to ATO	Owed by ATO
<b><i>PAYG income tax instalment</i></b>			
5A Owed to ATO		\$3,798.00	
T7 Instalment amount – Based on the notional tax \$ 15,192.60 from the 2020 assessment.	\$3,798.00		

## Amount owing to ATO

\$3,798.00

BPAY®



**Biller code** 75556  
**Ref** 185097723585260

### Telephone and Internet Banking - BPAY®

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## Australia Post

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**Payment reference number**

185097723585260



\*171 185097723585260



**Australian Government**  
**Australian Taxation Office**

**Agent** M CARDELLINI & P MAHER  
TRUST & C J SCI  
**Client** THE TRUSTEE FOR THE BARRY  
& JOAN SUPERANNUATION  
FUND  
**ABN** 18 509 772 358

## Print instalment

Account	Period	Document ID
Activity statement – 001 – THE TRUSTEE FOR THE BARRY & JOAN SUPERANNUATION FUND	Jan 2022 – Mar 2022	47661952812

**Receipt ID** Unavailable  
**Date lodged** 28 April 2022  
**Payment due date** 28 April 2022

## Statement summary

Description	Reported Value	Owed to ATO	Owed by ATO
<b><i>PAYG income tax instalment</i></b>			
5A Owed to ATO		\$0.00	
T7 Instalment amount – Based on the notional tax \$ 5,217.30 from the 2021 assessment.	\$0.00		

## No amount payable

\$0.00

BPAY®



**Biller code** 75556  
**Ref** 185097723585260

### Telephone and Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.

For more information see [www.bpay.com.au](http://www.bpay.com.au)

## Australia Post

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**Payment reference number**



185097723585260



\*171 185097723585260



**Australian Government**  
**Australian Taxation Office**

**Agent** M CARDELLINI & P MAHER  
TRUST & C J SCI  
**Client** THE TRUSTEE FOR THE BARRY  
& JOAN SUPERANNUATION  
FUND  
**ABN** 18 509 772 358

## Print instalment

Account	Period	Document ID
Activity statement – 001 – THE TRUSTEE FOR THE BARRY & JOAN SUPERANNUATION FUND	Apr 2022 – Jun 2022	47692235018

<b>Receipt ID</b>	Unavailable
<b>Date lodged</b>	28 July 2022
<b>Payment due date</b>	28 July 2022

## Statement summary

Description	Reported Value	Owed to ATO	Owed by ATO
<b><i>PAYG income tax instalment</i></b>			
5A Owed to ATO		\$0.00	
T7 Instalment amount – Based on the notional tax \$ 5,217.30 from the 2021 assessment.	\$0.00		

## No amount payable

\$0.00

**BPAY®**



**Biller code** 75556  
**Ref** 185097723585260

### Telephone and Internet Banking - BPAY®

Contact your bank or financial institution to make this payment from your cheque, savings, debit or credit card account.

For more information see [www.bpay.com.au](http://www.bpay.com.au)

## Australia Post

Payment can be made in person at Australia Post outlets with cash, cheque or money order using the barcode below.

### Payment reference number

185097723585260



\*171 185097723585260



(w) 0889240900  
darwin.ljhooker.com  
reception@ljhookerdarwin.com.au  
1/25 Parap Road  
Parap NT 0820  
ABN: 14009607238  
Licence: 38/RBL

*Fergus Retreat Pty Ltd.*

Barry Ferguson, Joan Ferguson  
PO Box 37988  
WINNELLIE NT 0821

## Folio Summary

Folio: OWN02324  
From: 1/07/2021  
To: 30/06/2022  
Created: 6/07/2022

Money In	Money Out	Balance
\$22,520.00	\$4,203.36	\$18,316.64

Account	Included Tax	Money Out	Money In
<b>9/8 Guider Ct, Johnston NT</b>			
Rent			\$22,520.00 ✓
Airconditioning - Contract Fee	\$11.00	\$121.00	
Electrical repairs & maintenance	\$107.06	\$1,177.66	1298.66 ✓
Lease renewal fees	\$22.50	\$247.50	
Management Fees	\$225.20	\$2,477.20	
Subtotal	2904.70 ✓	\$4,023.36	\$22,520.00
<b>Account Transactions</b>			
Monthly Administration Fee	\$16.32	\$180.00 ✓	
Subtotal		\$180.00	\$0.00
<b>Total</b>		\$4,203.36	\$22,520.00
Total Tax on Money Out: \$382.08			





Tel: +61 8 8981 7066  
Fax: +61 8 8981 7493  
www.bdo.com.au

72 Cavenagh St  
Darwin NT 0800  
GPO Box 4640 Darwin NT 0801  
AUSTRALIA

## Tax invoice

Fergs Retreat Pty Ltd ATF The Barry & Joan Superannuation Fund ✓  Via Email: fergo@westnet.com.au	Invoice	51387
	Date	18 January 2022
	Amount	\$4,059.00

### OUR FEE SUMMARY

OUR FEE	\$3,690.00
GST	369.00
TOTAL	\$4,059.00 ✓

### PAYMENT TERMS: 14 DAYS FROM DATE OF INVOICE

Please return the section below with your payment and keep the main section for your records. Alternatively if paying via Direct Debit please remember to quote your Client Code and send remittance slip to [accounts.darwin@bdo.com.au](mailto:accounts.darwin@bdo.com.au)

Client Name Fergs Retreat Pty Ltd ATF The Barry &

Client Code FER25 Invoice 51387

Cheque/money order for enclosed.

A/C Name	BDO (NT)
Bank	NAB
Branch	Darwin
BSB	085-949
A/C No.	739079271

**OUR FEE FOR PROFESSIONAL SERVICES RENDERED**

Preparation of accounts and statements for the year ended 30 June 2021 including:

Maintaining member and trustee records and associated accounting.

Processing of applications, contributions, benefits and distributions.

Production and distribution of reports, statements and forms to members and trustees.

Compliance with superannuation industry regulatory requirements.

Sundry associated discussions and meetings regarding the above.

OUR FEE \$3,400.00

Preparation and lodgement of the income tax return for the year ended 30 June 2021.

OUR FEE \$200.00

OUR TOTAL FEE	\$3,600.00
ADD: DISBURSEMENT - Actuarial Certificate	\$ 90.00
GST	369.00
OUR TOTAL FEE	<hr/> \$4,059.00

# ASIC

Australian Securities and Investments Commission  
ABN 86 768 265 615

Inquiries  
[www.asic.gov.au/invoices](http://www.asic.gov.au/invoices)  
1300 300 630

**FERGS RETREAT PTY LTD**  
**ACN/ARBN 123 148 818**  
**C/- BDO (NT)**  
**72 Cavenagh Street, Darwin, NT 0800**

## Invoice Statement

Issue Date: 15/12/2020  
Account Number: 22 123148818

### Summary

Balance Outstanding	\$0.00
New Charges	\$55.00
<b>TOTAL DUE</b>	<b>\$55.00</b>

### Please Pay

Immediately	\$0.00
By 15/02/2021	\$55.00

**If you have already paid please ignore this invoice statement**

- Amounts not subject to GST (Treasurer's Determination – Exempt taxes fees and charges).
- Payment of your Annual Review Fee will maintain your registration as an Australian Company
- Late Fees will apply if you do NOT:
  - tell us about a change during the period that the Law allows
  - bring your company or scheme details up to date within 28 days of the date of issue of the annual company statement, or
  - pay your annual review within 2 months of the annual review date
- Information on late fee amounts can be found on the ASIC website

Date	Reference	Description	Amount
15/12/2020	3X5888543480P PA	2020 Annual Review	55.00

## Payment Slip

**FERGS RETREAT PTY LTD**

**ACN/ARBN 123 148 818**  
Account Number: 22 123148818

### Payment Options

Immediately	\$0.00
By 15/02/2021	\$55.00
<b>Total Due</b>	<b>\$55.00</b>



\*814 129 0002291231488183 33



22 123148818



**Billpay Code: 8929**  
**Ref: 2291 2314 8818 333**



**Biller Code: 17301**  
**Reference: 2291231488183**



In person at any Post Office, pay by cash, Cheque, EFTPOS, Mastercard or VISA



By phone 13 18 16 pay by Mastercard or VISA



Online [postbillpay.com.au](http://postbillpay.com.au) by Mastercard or VISA



Mail this payment slip and your cheque to  
ASIC, Locked Bag 5000, Gippsland Mail Centre VIC 3841.

Telephone & Internet Banking – BPAY  
Contact your bank, credit union or building society to make payment

**TAX INVOICE**

**Supplier:** Super Audits

**Auditor:** A.W. Boys  
SMSF Auditor Number (SAN) 100014140  
Registered Company Auditor (67793)

**Address:** Box 3376  
Rundle Mall 5000

**ABN:** 20 461 503 652

**Services:** Auditing

**Date:** 6 January 2022

**Recipient:** Barry & Joan Superannuation Fund ✓

**Address:** C/- GPO Box 4640 DARWIN NT 0801

**Description of Services**

Statutory audit of the Barry & Joan Superannuation Fund for the financial year ending 30 June 2021.

**Fee:** \$250.00

**GST:** \$25.00

**Total:** \$275.00 ✓

Payment can be made with a cheque payable to Super Audits postal address being Box 3376 Rundle Mall 5000 or alternatively an EFT can be made BSB 015-056 Account No. 387392386.



# Policy Schedule

## Landlord Preferred Policy

**PAID**

2 November 2021

Fergs Retreat Pty Ltd  
PO Box 37988  
WINNELLIE NT 0821

**POLICY NUMBER:** TS2098396LPP  
**AMOUNT DUE:** \$ 0.00  
**DUE DATE:** 02/12/2021

**Insured:** Fergs Retreat Pty Ltd**Insured Address:** 9/8 Guider Court, JOHNSTON NT 0832

**Premium Type**  
New Business

**Period of Insurance**  
02/11/2021 until 12:01am 02/11/2022

**Managing Agent**  
LJ Hooker - Darwin

**Property Details**  
The land size is less than 2 acres.  
There is no business activity operated from this property.  
The property is kept well maintained and in good condition.

Sum Insured	
Contents/Building	\$60,000
Liability to Other	\$20,000,000
Weekly rent	Up to \$1,000

Excess per claim	
Loss of rent	\$0
Add. benefits in Sec 1, Liability	\$0
Tenant damage	\$500
Scorching or pet damage	\$250
Earthquake or Tsunami	\$200
Other claims	\$100

Please turn over and read Your duty to us: no misrepresentation. This Policy Schedule is based on the information you gave us, please check that this information is correct and complete. If any changes or additions need to be made now or during the period of insurance you must call us.

**Insurer:** AAI Limited ABN 48 006 297 807 AFSL 230659  
**Special Conditions/Additional Information**

**Annual Premium** **\$375.24**  
Includes GST of \$3 .01 and Stamp Duty of \$34.11 and ESL of \$0.00

**Includes:** Online Discount

Please turn over for important policy information and payment details



FOR THE YEAR 01/07/2021 TO 30/06/2022

# ANNUAL RATE NOTICE

E & O E SHOULD THE ADDRESS SHOWN ON THIS NOTICE BE INCORRECT  
PLEASE NOTIFY COUNCIL DIRECT IN WRITING ▼

## COUNCIL OFFICE

Civic Plaza 1 Chung Wah Terrace

PO Box 1 PALMERSTON NT 0831

T: (08) 8935 9922 | E: rates@palmerston.nt.gov.au

ABN: 42 050 176 900

Office Hours: Mon-Fri 8:00am to 5:00pm



001-0821 (950)

Fergs Retreat Pty Ltd at Barry & Joan Super Fund  
PO Box 37988  
WINNELLIE NT 0821

Assessment Number: 112669

Date of Issue: 19/07/2021

Due Date: 30/09/2021

[View 2021-22 Rates information](#)

PLEASE READ IMPORTANT INFORMATION OVERLEAF

## PROPERTY DETAILS

9/8 Guider Court, Johnston I Lot: 11956, Plan: 590

VALUATION DATE VALUATION NUMBER UNIMPROVED CAPITAL VALUE  
1/07/2020 59011956 \$86,000



Have your next Rate Notice delivered by email

Sign up and register your property today at  
<https://palmerston.ezybill.com.au>

Current Rates and Charges	Zoning	Rate in \$ or Minimum	Amount \$
Balance brought forward (Credits will be shown as a negative (-))			\$0.00
General Rate	MR	Minimum	\$1,257.00
Residential Waste Management 120L/240L		1 charge @ \$480.00	\$480.00
TOTAL DUE			\$1,737.00

ARREARS \$0.00 DUE DATE: IMMEDIATELY  
AND

FULL PAYMENT \$1,737.00 DUE DATE 30/09/2021

OR

1<sup>st</sup> Instalment \$435.00 DUE DATE 30/09/2021

2<sup>nd</sup> Instalment \$435.00 DUE DATE 30/11/2021

3<sup>rd</sup> Instalment \$434.00 DUE DATE 30/01/2022

4<sup>th</sup> Instalment \$434.00 DUE DATE 30/03/2022

Arrears balances are due and payable immediately.  
These balances accrue penalty interest of 8% pa calculated daily.

Instalment Options: Each instalment must be paid by or on the due date or the total rates balance becomes due and payable immediately. Payments received after the due date will incur interest at 8% pa calculated daily.

## Remittance Advice

Assessment Number: 112669

Name: Fergs Retreat Pty Ltd at Barry &

Full Payment: \$1,737.00

1st Instalment: \$435.00



In Person  
During office hours at the Civic Plaza  
or Palmerston Library



By Mail  
Please make cheque or money order  
payable to City of Palmerston and  
cross not negotiable



## 24 hour Internet

W: [www.palmerston.nt.gov.au](http://www.palmerston.nt.gov.au)

Payment Reference Number: 112669



## Phone Payments

Mastercard or Visa Payments

T: 1300 722 729

Payment Reference Number: 112669



BILLPAY CODE: 2851

REFERENCE: 112 6695

Pay in person at any post office

T: 13 18 16 W: [postbillpay.com.au](http://postbillpay.com.au)

POST billpay



BILLER CODE: 49023

REFERENCE NO: 112669 5

BPAY: Payment via internet or phone banking

BPAYVIEW: View & pay this bill using internet banking

BPAYVIEW REFERENCE NUMBER: 112669 5

ISSUED  
26/08/2021

CUSTOMER ID  
00353709-0

INVOICE NUMBER  
78165179



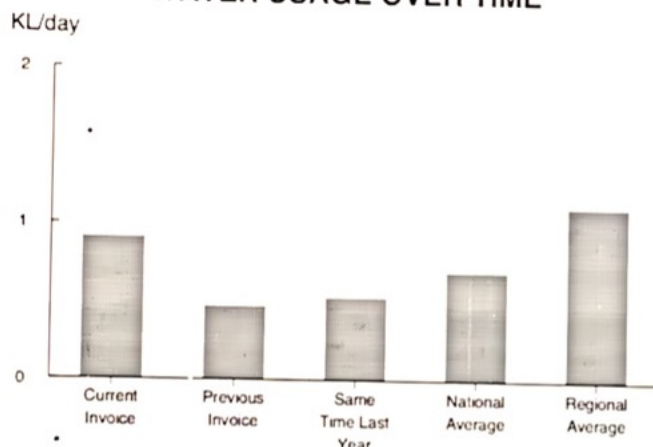
001-0821

FERGS RETREAT P/L ATO BARRY & JOAN SUPER  
FUND  
PO BOX 37988  
WINNELLIE, NT 0821

### YOUR ACCOUNT ACTIVITY

YOUR LAST BILL		PAYMENTS/ ADJUSTMENTS		BALANCE BROUGHT FORWARD		NEW CHARGES		TOTAL DUE
\$362.04	+	\$362.04CR	=	\$0.00	+	\$448.00	=	\$448.00

### COMPARE YOUR DAILY AVERAGE WATER USAGE OVER TIME



Well done your water use is below the Darwin average

**DUE DATE** 16/09/2021

Total amount of GST included in current charges is: \$0.00

Effective 1 July 2021, water, sewerage and electricity tariffs have changed. New rates are shown on the back of your bill. For further information, please visit [powerwater.com.au](http://powerwater.com.au)

### EASY WAYS TO PAY



**PowerWater**

Go to [powerwater.com.au](http://powerwater.com.au) to pay by credit card online.



BPAY®  
Bpay® biller code: 7526  
Ref: 0035370978165179 2



**e-billing**

Go to [powerwater.com.au](http://powerwater.com.au) to receive and pay your bill online.



**Direct Debit**  
A convenient way to pay  
powerwater.com.au. Instruct your bank to pay.

### REMITTANCE ADVICE

CUSTOMER 00353709-0  
DUE DATE 16/09/2021  
TOTAL DUE \$448.00  
CUSTOMER REFERENCE 0035370978165179 2  
CONSUMER NUMBER 2014882712



\*2844 00353709 78165179 2



# PowerWater

POWERWATER.COM.AU

TAX INVOICE

1800 245 092

ISSUED  
03/12/2021

CUSTOMER ID  
00353709-0

INVOICE NUMBER  
78999687



001-0821

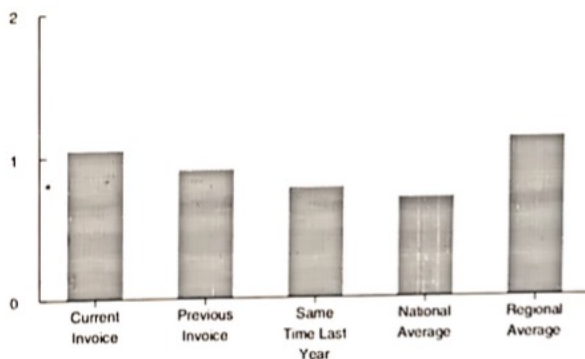
FERGS RETREAT P/L ATO BARRY & JOAN SUPER  
FUND  
PO BOX 37988  
WINNELLIE, NT 0821

## YOUR ACCOUNT ACTIVITY

YOUR LAST BILL		PAYMENTS/ ADJUSTMENTS		BALANCE BROUGHT FORWARD		NEW CHARGES		TOTAL DUE
\$448.00	+	\$448.00CR	=	\$0.00	+	\$504.63	=	\$504.63

## COMPARE YOUR DAILY AVERAGE WATER USAGE OVER TIME

KL/day



Well done your water use is below the Darwin average

DUE DATE

24/12/2021

Total amount of GST included in current charges is: \$0.00

Effective 1 July 2021, water, sewerage and electricity tariffs have changed. New rates are shown on the back of your bill. For further information, please visit [powerwater.com.au](http://powerwater.com.au)

## EASY WAYS TO PAY



**PowerWater**

Go to [powerwater.com.au](http://powerwater.com.au) to pay by credit card online.



BPAY®  
Bpay biller code: 7526  
Ref: 0035370978999687 3



**e-billing**

Go to [powerwater.com.au/e-billing](http://powerwater.com.au/e-billing) to receive, view and pay your bills online.



**Direct Debit**

A convenient way to pay. [powerwater.com.au/directdebit](http://powerwater.com.au/directdebit) your bills online.

## REMITTANCE ADVICE

CUSTOMER

00353709-0

DUE DATE

24/12/2021

TOTAL DUE

\$504.63

CUSTOMER REFERENCE

0035370978999687 3

CONSUMER NUMBER

2014882712



\*2844 00353709 78999687 3



ISSUED  
07/03/2022

CUSTOMER ID  
00353709-0

INVOICE NUMBER  
79725688



001-0821

FERGS RETREAT P/L ATO BARRY & JOAN SUPER  
FUND  
PO BOX 37988  
WINNELLIE, NT 0821

*Rid B Pay*

*28/3/22*

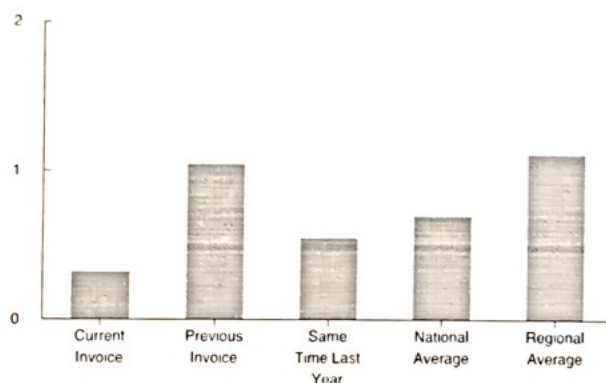
*Rec 23822 882 783*

### YOUR ACCOUNT ACTIVITY

YOUR LAST BILL		PAYMENTS/ ADJUSTMENTS		BALANCE BROUGHT FORWARD		NEW CHARGES		TOTAL DUE
\$504.63	+	\$504.63CR	=	\$0.00	+	\$342.82	=	\$342.82

### COMPARE YOUR DAILY AVERAGE WATER USAGE OVER TIME

KL/day



Well done your water use is below the Darwin average

DUE DATE

28/03/2022

Total amount of GST included in current charges is: \$0.00

Due to the recent effects of COVID your bill may be a few more or less days than previous, which may explain a small change in your bill. Find out more at <https://powerwater.com.au/your-bill>

### EASY WAYS TO PAY



**PowerWater**

Go to powerwater.com.au to pay by credit card online.



BPAY®  
Bpay biller code: 7526  
Ref: 0035370979725688 9



**e-billing**

Go to powerwater.com.au/e-billing to receive, view and pay your bills online.



**Direct Debit**

A convenient way to pay powerwater.com.au and rectdebit your bills online.

### REMITTANCE ADVICE

CUSTOMER 00353709-0  
DUE DATE 28/03/2022  
TOTAL DUE \$342.82  
CUSTOMER REFERENCE 0035370979725688 9  
CONSUMER NUMBER 2014882712



\*2844 00353709 79725688 9

ISSUED  
06/06/2022  
✓

CUSTOMER ID  
00353709-0

INVOICE NUMBER  
80440520



001-0821

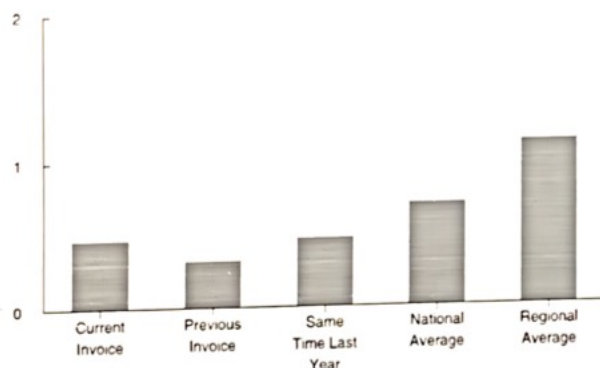
FERGS RETREAT P/L ATO BARRY & JOAN SUPER  
FUND  
✓  
PO BOX 37988  
WINNELLIE, NT 0821

### YOUR ACCOUNT ACTIVITY

YOUR LAST BILL		PAYMENTS/ ADJUSTMENTS		BALANCE BROUGHT FORWARD		NEW CHARGES		TOTAL DUE
\$342.82	+	\$342.82CR	=	\$0.00	+	\$374.07	=	\$374.07

### COMPARE YOUR DAILY AVERAGE WATER USAGE OVER TIME

KL/day



Well done your water use is below the Darwin average

DUE DATE

27/06/2022

Total amount of GST included in current charges is: \$0.00

Due to the recent effects of COVID your bill may be a few more or less days than previous, which may explain a small change in your bill. Find out more at <https://powerwater.com.au/your-bill>

### EASY WAYS TO PAY



**PowerWater**

Go to [powerwater.com.au](https://powerwater.com.au) to pay by credit card online.



BPAY®  
Bpay biller code: 7526  
Ref: 0035370980440520 7



**e-billing**

Go to [powerwater.com.au](https://powerwater.com.au) e-billing to receive, view and pay your bills online.



**Direct Debit**

A convenient way to pay [powerwater.com.au](https://powerwater.com.au) direct debit your bills online.

### REMITTANCE ADVICE

CUSTOMER 00353709-0  
DUE DATE 27/06/2022  
TOTAL DUE \$374.07  
CUSTOMER REFERENCE 0035370980440520 7  
CONSUMER NUMBER 2014882712



\*2844 00353709 80440520 7



ABN 39 485 575 328  
 Unit Titles Act 1979 (NT)

## NOTICE OF OVERDUE LEVIES

### FIRST NOTICE

Fergs Retreat Pty Ltd atf  
 Barry & Joan Superannuation  
 PO BOX 37988  
 WINNELLIE NT 0821

Date			
24 November 2021			
A/c No	9	Lot No	9
Unit	9	Page	1

Proprietors

**GUIDER - 8 U.P.N. 2013021**

Unpaid Levies							Account Balances	
Account	Period	Due Date	Amount	Discount	If paid by	Total Amount		
Admin Fund	01/10/21 to 31/12/21	01/10/21	381.88	0.00		381.88	Admin Fund	381.88
Sinking Fund	01/10/21 to 31/12/21	01/10/21	90.48	0.00		90.48	Sinking Fund	90.48
Interest			1.89	0.00		1.89	Overdue Interest	1.89
Gross Amount Due: \$474.25							Discount: Nil	
Net Amount Due: \$474.25								

Interest at the rate of 6.10% per annum is payable on overdue Levies.

Teller stamp and initials

Amount Paid
\$474.25
Date Paid
24/11/21

Our records indicate that your levies are in arrears. If you have paid recently please disregard this notice. If not, please attend to payment within 14 days to prevent further action being taken.

*never received original.*

#### Payment Options

- Telephone:** Call this number to pay by credit card using a land line or mobile phone. International +613 8648 0158
- Internet:** Visit this website to make a secure credit card payment over the internet.
- Direct Debit:** Make auto payments directly from your nominated bank account or credit card. Go to [www.stratapay.com/ddr](http://www.stratapay.com/ddr) to register.
- BPay:** Contact your participating financial institution to make a payment from your cheque or savings account using BPay.
- In Person:** Present this bill at any Post Office to make cash, cheque or debit card payments.
- Mail:** Send cheque with this slip by mail to: **StrataPay, Locked Bag 9 GCMC, Bundall Qld 9726 Australia**
- Internet Banking - EFT:** Use this BSB and Account Number to pay directly from your bank account in Australian Dollars (AUD). Account Name: StrataPay Bank, CBA, Sydney, Australia.

VISA



**STRATAPAY**

StrataPay Reference  
**1288 8498 9**

Amount Due Date  
**\$474.25 Immediately**

NORTH NT PTY LTD  
 2013020/0210009 Lot 9/9

Fergs Retreat Pty Ltd atf  
 Barry & Joan Superannuation  
 PO BOX 37988  
 WINNELLIE NT 0821



\*71 216 128884989 22



ABN 39 485 575 328

## Unit Titles Act 1979 (NT) NOTICE OF CONTRIBUTIONS

Fergs Retreat Pty Ltd atf  
 Barry & Joan Superannuation  
 PO BOX 37988  
 WINNELLIE NT 0821

Date of Notice	6 December 2021		
A/c No	9		
Lot No	9	Unit Number	9
Contrib Ent.	235		
Interest Ent.	0		

### GUIDER - 8 U.P.N. 2013020

Account	Period	Due Date	Amount	Discount	If paid by	Net Amount
Admin Fund	01/01/22 to 31/03/22	01/01/22	381.88	0.00		381.88
Sinking Fund	01/01/22 to 31/03/22	01/01/22	90.43	0.00		90.48
Interest on overdue Levies			0.09			0.09
<b>Totals</b>			<b>472.45</b>	<b>0.00</b>		<b>\$472.45</b>

**Interest at the rate of 6.10% per annum is payable on overdue Levies.**

**LEVIES IN ARREARS SHOULD BE PAID IMMEDIATELY TO AVOID AN ARREARS FEE OF \$33**

Teller stamp and initials

North Management would like to wish you a Merry Christmas and a Happy New Year!  
 Our office will be closed from 5 00pm on Wednesday 22nd December 2021 and re-open at 8 30am on Thursday 6th January 2022.  
 Please call 1300 997 756 for any Body Corporate related maintenance issues or emergencies during this time.

Amount Paid  
 \$472.45  
 Date Paid  
 29/12/21

#### Payment Options



Tel: 1300 552 311  
 Ref: 1288 8498 9

**Telephone:** Call this number to pay by credit card using a land line or mobile phone. International: +613 8648 0158



www.stratamax.com.au  
 Ref: 1288 8498 9

**Internet:** Visit this website to make a secure credit card payment over the internet.



Tel: 1300 552 311  
 Ref: 1288 8498 9

**Direct Debit:** Make auto payments directly from your nominated bank account or credit card. Go to www.stratapay.com/ddr to register.



Bill Code: 74625  
 Ref: 1288 8498 9

**BPAY:** Contact your participating financial institution to make a payment from your cheque or savings account using BPAY.



Billpay Code: 9/16  
 Ref No: 1288 8498 922

**In Person:** Present this bill at any Post Office to make cash, cheque or debit card payments.



Make cheque payable to:  
 StrataPay 1288 8498 9

**Mail:** Send cheque with this slip by mail to: StrataPay, Locked Bag 9 GCMC, Bundall Qld 9726 Australia



BSB 067-970  
 Account No: 1288 8498 9  
 (Applies to this bill only)

**Internet Banking - EFT:** Use this BSB and Account Number to pay directly from your bank account in Australian Dollars (AUD).  
 Account Name: StrataPay Bank CBA, Sydney, Australia

VISA



**STRATAPAY**

StrataPay Reference  
 1288 8498 9

Amount  
**\$472.45**

Due Date  
**01 Jan 22**

NORTH NT PTY LTD  
 2013020/02100009 Lot 9/9

Fergs Retreat Pty Ltd atf  
 Barry & Joan Superannuation  
 PO BOX 37988  
 WINNELLIE NT 0821



\*71 216 128884989 22

All payments made through StrataPay payment options are subject to User Terms and Conditions available at www.stratapay.com or by calling 1300 135 610 or email info@stratapay.com. By using the payment options provided by StrataPay you are taken to have read and understood these User Terms and Conditions prior to using StrataPay. Credit card acceptance is subject to notation above. Additional charges may apply.



ABN 39 485 575 328

## Unit Titles Act 1979 (NT) NOTICE OF CONTRIBUTIONS

Fergs Retreat Pty Ltd atf  
 Barry & Joan Superannuation  
 PO BOX 37988  
 WINNELLIE NT 0821

Date of Notice	2 March 2022		
A/c No	9		
Lot No	9	Unit Number	9
Contrib Ent.	235		
Interest Ent.	0		

Body Corporate for

### GUIDER - 8 U.P.N. 2013020

Account	Period	Due Date	Amount	Discount	If paid by	Net Amount
Admin Fund	01/04/22 to 30/06/22	01/04/22	381.88	0.00		381.88
Sinking Fund	01/04/22 to 30/06/22	01/04/22	90.48	0.00		90.48
Totals			472.36	0.00		\$472.36

**Interest at the rate of 6.10% per annum is payable on overdue Levies.**

**LEVIES IN ARREARS SHOULD BE PAID IMMEDIATELY TO AVOID AN ARREARS FEE OF \$33**

Teller stamp and initials

In case of common property maintenance emergencies,  
 our after-hours team will be contactable on 1300 997 756.

Rec N: 232822921727

Amount Paid  
 \$472.36  
 Date Paid  
 28/3/22

#### Payment Options



Tel: 1300 552 311  
 Ref: 1288 8498 9



www.stratamax.com.au  
 Ref: 1288 8498 9



Tel: 1300 552 311  
 Ref: 1288 8498 9



Billpay Code: 74625  
 Ref: 1288 8498 9



Billpay Code: 9216  
 Ref No: 1288 8498 922



Make cheque payable to:  
 StrataPay 1288 8498 9



BSB: 067-970  
 Account No: 1288 8498 9  
 (Applies to this bill only)

**Telephone:** Call this number to pay by credit card using a land line or mobile phone. International: +613 8648 0158

**Internet:** Visit this website to make a secure credit card payment over the internet.

**Direct Debit:** Make auto payments directly from your nominated bank account or credit card. Go to www.stratapay.com/ddr to register.

**BPay:** Contact your participating financial institution to make a payment from your cheque or savings account using BPay.

**In Person:** Present this bill at any Post Office to make cash, cheque or debit card payments.

**Mail:** Send cheque with this slip by mail to: **StrataPay, Locked Bag 9 GCMC, Bundall Qld 9726 Australia**

**Internet Banking - EFT:** Use this BSB and Account Number to pay directly from your bank account in Australian Dollars (AUD).  
 Account Name: StrataPay Bank: CBA, Sydney, Australia.

VISA



## \$TRATAPAY

StrataPay Reference

**1288 8498 9**

Amount  
**\$472.36**

Due Date  
**01 Apr 22**

NORTH NT PTY LTD  
 2013020/02100009 Lot 9/9

Fergs Retreat Pty Ltd atf  
 Barry & Joan Superannuation  
 PO BOX 37988  
 WINNELLIE NT 0821



\*71 216 128884989 22

All payments made through StrataPay payment options are subject to User Terms and Conditions available at www.stratapay.com or by calling 1300 135 810 or email info@stratapay.com. By using the payment options provided by StrataPay you are taken to have read and understood these User Terms and Conditions prior to using StrataPay. Credit card acceptance is subject to notat on above. Additional charges may apply.



ABN 39 485 575 328

## Unit Titles Act 1979 (NT) NOTICE OF CONTRIBUTIONS

Fergs Retreat Pty Ltd atf  
Barry & Joan Superannuation  
PO BOX 37988  
WINNELLIE NT 0821

Date of Notice	1 June 2022		
A/c No	9		
Lot No	9	Unit Number	9
Contrib Ent.	235		
Interest Ent.	0		

Body Corporate for

### GUIDER - 8 U.P.N. 2013020

Account	Period	Due Date	Amount	Discount	If paid by	Net Amount
Admin Fund	01/07/22 to 30/09/22	01/07/22	381.88	0.00		381.88
Sinking Fund	01/07/22 to 30/09/22	01/07/22	90.48	0.00		90.48
Totals			472.36	0.00		\$472.36

**Interest at the rate of 6.10% per annum is payable on overdue Levies.**

**LEVIES IN ARREARS SHOULD BE PAID IMMEDIATELY TO AVOID AN ARREARS FEE OF \$33**

After stamp and initials

In case of common property maintenance emergencies,  
our after-hours team will be contactable on 1300 997 756.

Amount Paid  
\$  
Date Paid  
/ /

#### Payment Options

-  Tel: 1300 552 311  
Ref: 1288 8498 9
-  www.stratamax.com.au  
Ref: 1288 8498 9
-  Tel: 1300 552 311  
Ref: 1288 8498 9
-  Biller Code: 74625  
Ref: 1288 8498 9
-  Billpay Code: 9216  
Ref No: 1288 8498 922
-  Make cheque payable to:  
StrataPay 1288 8498 9
-  BSB: 067-970  
Account No: 1288 8498 9  
(Applies to this bill only)

**Telephone:** Call this number to pay by credit card using a land line or mobile phone. International: +613 8648 0158

**Internet:** Visit this website to make a secure credit card payment over the internet.

**Direct Debit:** Make auto payments directly from your nominated bank account or credit card.  
Go to www.stratapay.com/ddr to register.

**BPAY:** Contact your participating financial institution to make a payment from your cheque or savings account using BPAY.

**In Person:** Present this bill at any Post Office to make cash, cheque or debit card payments.

**Mail:** Send cheque with this slip by mail to: **StrataPay, Locked Bag 9 GCMC, Bundall Qld 9726 Australia**

**Internet Banking - EFT:** Use this BSB and Account Number to pay directly from your bank account in Australian Dollars (AUD).  
Account Name: StrataPay Bank: CBA, Sydney, Australia.

VISA



## \$STRATAPAY

StrataPay Reference

**1288 8498 9**

Amount  
**\$472.36**

Due Date  
**01 Jul 22**

NORTH NT PTY LTD  
2013020/02100009 Lot 9/9

Fergs Retreat Pty Ltd atf  
Barry & Joan Superannuation  
PO BOX 37988  
WINNELLIE NT 0821



\*71 216 128884989 22

**FERGS RETREAT PTY LTD** ✓  
Company Number: **123 148 818**

COMPANY REPORT AT 30/06/2022

**Company Details**

<b>Company Number</b>	123 148 818	<b>Jurisdiction</b>	Australia
<b>Incorp Date</b>	15/12/2006	<b>State</b>	NT
<b>Company Type</b>	Small Proprietary	<b>Company Class</b>	Limited by Shares
<b>Home Unit</b>	No	<b>Non Profit</b>	No
<b>Super Trustee</b>	Yes	<b>Reference</b>	FER25
<b>Annual Review Date</b>	15/12/2022	<b>Partner(s)</b>	---
<b>Current Year AGM</b>	---	<b>Manager(s)</b>	---
<b>Previous Year AGM</b>	---		

**Company Addresses**

<b>Registered Office</b>	<b>Effective Date</b>
72 Cavenagh Street, Darwin, NT 0800	15/12/2006

**Previous:** ---

<b>Business Address</b>	<b>Effective Date</b>
10 Leslie Court, Howard Springs, NT 0835	15/12/2006

**Previous:** ---

<b>Meeting Address</b>	<b>Effective Date</b>
10 Leslie Court, Howard Springs, NT 0835	15/12/2006

<b>Location of Registers</b>	<b>Effective Date</b>
C/- Bdo Business Centre, 72 Cavenagh Street, Darwin, NT 0800	15/12/2006

**Company Officers**

**BARRY RONALD FERGUSON** ✓

10 Leslie Court, Howard Springs, NT 0835  
Born 09/04/1946 at MARYBOROUGH, Queensland

**Director**

**Appointed: 15/12/2006**

**Ceased: ---**

**Secretary**

**Appointed: 15/12/2006**

**Ceased: ---**

**CRAIG ANTHONY FERGUSON** ✓

21 Packsaddle Road, Marlow Lagoon, NT 0830  
Born 26/05/1971 at DARWIN, Northern Territory

**Director**

**Appointed: 16/05/2008**

**Ceased: ---**

**JOAN DOROTHY FERGUSON** ✓

10 Leslie Court, Howard Springs, NT 0835  
Born 30/11/1947 at MARYBOROUGH, Victoria

**Director**

**Appointed: 15/12/2006**

**Ceased: ---**

**SIERRA MELITA FERGUSON** ✓

21 Packsaddle Road, Marlow Lagoon, NT 0830

Born 18/01/1983 at BERRI, South Australia

**Director****Appointed: 31/05/2016****Ceased: ---****Members**

	Beneficial Owner	Number
<b>ORD - ORDINARY SHARES</b>		
<b>BARRY RONALD FERGUSON</b> 10 Leslie Court, Howard Springs, NT 0835	Held under shareholder's name	1
<b>CRAIG ANTHONY FERGUSON</b> 21 Packsaddle Road, Marlow Lagoon, NT 0830	Held under shareholder's name	1
<b>JOAN DOROTHY FERGUSON</b> 10 Leslie Court, Howard Springs, NT 0835	Held under shareholder's name	1
<b>SIERRA MELITA FERGUSON</b> 21 Packsaddle Road, Marlow Lagoon, NT 0830	Held under shareholder's name	1

**Issued Capital**

Class	Description	Number	Amount Payable	Amount Paid
ORD	ORDINARY SHARES	4	\$0.00	\$4.00
		<b>4</b>	<b>\$4.00</b>	<b>\$4.00</b>

**Documents for FERGS RETREAT PTY LTD**

Document Date	Document	Status Date	Status
03/01/2007	Form - 362 APPOINTMENT OR CESSATION OF ASIC AGENT	03/01/2007	LODGED
03/01/2007	Form - 362 APPOINTMENT OR CESSATION OF ASIC AGENT	03/01/2007	SENT TO CLIENT
15/12/2007	Form - 480 ANNUAL COMPANY STATEMENT	07/01/2008	DOCUMENT PROCESSED
07/01/2008	Form - 492 AMENDMENT TO LODGED DOCUMENT - NOT REQUISITIONED	25/01/2008	LODGED
16/05/2008	Form - 484 CHANGE TO COMPANY DETAILS	23/05/2008	LODGED
15/12/2008	Form - 480 ANNUAL COMPANY STATEMENT	18/12/2008	DOCUMENT PROCESSED
15/12/2009	Form - 480 ANNUAL COMPANY STATEMENT	17/12/2009	DOCUMENT PROCESSED
15/12/2010	Form - 480 ANNUAL COMPANY STATEMENT	22/12/2010	DOCUMENT PROCESSED
12/01/2011	Form - 484 CHANGE TO COMPANY DETAILS	12/01/2011	SENT TO CLIENT
12/01/2011	Form - 484 CHANGE TO COMPANY DETAILS	04/02/2011	LODGED
15/12/2011	Form - 480 ANNUAL COMPANY STATEMENT	16/12/2011	DOCUMENT PROCESSED
15/12/2012	Form - 480 ANNUAL COMPANY STATEMENT	17/12/2012	DOCUMENT PROCESSED
15/12/2013	Form - 480 ANNUAL COMPANY	17/12/2013	DOCUMENT PROCESSED

15/12/2014	STATEMENT Form - 480	ANNUAL	COMPANY	17/12/2014	DOCUMENT PROCESSED
15/12/2015	STATEMENT Form - 480	ANNUAL	COMPANY	16/12/2015	DOCUMENT PROCESSED
31/05/2016	STATEMENT Form - 484	CHANGE TO	COMPANY	15/06/2016	LODGED
31/05/2016	DETAILS Form - 484	CHANGE TO	COMPANY	15/06/2016	LODGED
15/12/2016	DETAILS Form - 480	ANNUAL	COMPANY	19/12/2016	DOCUMENT PROCESSED
15/12/2017	STATEMENT Form - 480	ANNUAL	COMPANY	20/12/2017	DOCUMENT PROCESSED
15/12/2018	STATEMENT Form - 480	ANNUAL	COMPANY	21/12/2018	DOCUMENT PROCESSED
16/12/2019	STATEMENT Form - 480	ANNUAL	COMPANY	01/01/2020	DOCUMENT PROCESSED
17/12/2020	STATEMENT Form - 480	ANNUAL	COMPANY	20/12/2020	DOCUMENT PROCESSED
16/12/2021	STATEMENT Form - 480	ANNUAL	COMPANY	20/12/2021	DOCUMENT PROCESSED



# QS SERVICES

QUANTITY SURVEYORS & COST CONSULTANTS

5 Whitfield Street, Darwin  
Postal Address:  
GPO Box 4009  
Darwin NT 0801  
Telephone: (08) 8941 0116  
Facsimile: (08) 8941 0864  
Email: info@qsservices.com.au  
www.qsservices.com.au



Tax agent  
03649009



Fergs Retreat Pty Ltd as Trustee for Barry & Joan Superannuation Fund  
Unit 9/8 Guider Court  
Johnston NT 0832

3 April 2020

Building Approval Date :  
Issue Of Certificate Of Occupancy Date :  
Acquisition Date:  
Date as a Rental Property:

2 October 2012  
7 May 2013  
29 May 2013  
18 July 2013

Asset	Asset Cost	Effective Life (Years)	Prime Cost Rate	Diminishing Value Rate
<b><u>DIVISION 40</u></b>				
<b><u>Decline in value Deduction</u></b>				
<b>Air Conditioning Plant</b>				
Split Systems	\$7,700.00	10	10.00%	20.00%
<b>Hot Water System</b>				
Solar	\$4,200.00	15	6.67%	13.33%
<b>Fixtures and Fittings</b>				
Ceiling fans	\$2,030.00	5	20.00%	40.00%
Window Blinds	\$4,050.00	10	10.00%	20.00%
Exhaust Fan	\$1,440.00	10	10.00%	20.00%
<b>Kitchen Assets</b>				
Cooktop	\$2,000.00	12	8.33%	16.67%
Wall Oven	\$1,900.00	12	8.33%	16.67%
Rangehood	\$550.00	12	8.33%	16.67%
Dishwasher	\$950.00	10	10.00%	20.00%
<b>Fire Control Assets</b>				
Smoke Alarms	\$240.00	6	16.67%	33.33%
<b>Outdoor Assets</b>				
<b>Gardening Watering Installations</b>				
Control Panels, Pumps and Timing Device	\$480.00	5	20.00%	40.00%
<b><u>DIVISION 43</u></b>				
<b><u>Capital Works Deduction</u></b>				
<b>Estimated Capital Cost of Building</b>	\$217,770.00	40	2.50%	
Verandah	\$8,260.00	40	2.50%	
Carport	\$23,740.00	40	2.50%	
<b><u>Shared Portion of Total</u></b>				
<b><u>External Works</u></b>				
Exposed Aggregate Driveway & Parking	\$10,140.00	40	2.50%	
Fencing	\$9,190.00	40	2.50%	
Clothesline	\$400.00	40	2.50%	
Letterbox	\$340.00	40	2.50%	
<b>Total Construction Cost</b>	<b>\$295,380.00</b>			

Construction Estimating Pty Ltd  
trading as - QS Services  
ABN 74 009 643 574

1990 - 2020 Celebrating 30 Years

ANNUAL DEPRECIATION PRIME COST METHOD  
FINANCIAL YEAR ENDING 30th JUNE

Asset	Opening Value	Rental 2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	2053	2054
DIVISION 40																																										
Decline in Value Deduction																																										
Air Conditioning Plant																																										
Split Systems	7,700	732	770	770	770	770	770	770	770	770	770	38																														
Hot Water System																																										
Solar	4,200	266	280	280	280	280	280	280	280	280	280	280	280	280	280	280	14																									
Fixtures and Fittings																																										
Ceiling fans	2,030	386	406	406	406	406	20																																			
Window Blinds	4,050	385	405	405	405	405	405	405	405	405	405	20																														
Exhaust Fan	1,440	137	144	144	144	144	144	144	144	144	144	7																														
Kitchen Assets																																										
Cooktop	2,000	158	167	167	167	167	167	167	167	167	167	167	167	8																												
Wall Oven	1,900	151	158	158	158	158	158	158	158	158	158	158	158	8																												
Rangehood	550	44	46	46	46	46	46	46	46	46	46	46	46	2																												
Dishwasher	950	90	95	95	95	95	95	95	95	95	95	5																														
Fire Control Assets																																										
Smoke Alarms	240	38	40	40	40	40	40	2																																		
Outdoor Assets																																										
Gardening Watering Installations																																										
Control Panels, Pumps and Timing C	480	91	96	96	96	96	5																																			
Division 40 Total	25,540	2,478	2,607	2,607	2,607	2,607	2,130	2,067	2,065	2,065	2,065	721	651	298	280	280	14																									
DIVISION 43																																										
Capital Works Deduction																																										
Estimated Capital Cost of Building	217,770	5,176	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	5,444	268	
Verandah	8,260	196	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	207	
Carport	23,740	564	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	594	29	
Shared Portion of Total																																										
External Works																																										
Exposed Aggregate Driveway & Parking	10,140	241	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	254	13	
Fencing	9,190	218	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	230	
Clothesline	400	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10	10		
Letterbox	340	8	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9	9		
Division 43 Total	269,840	6,413	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	333	
Project Total	295,380	6,892	9,353	9,353	9,353	9,353	8,878	8,813	8,811	8,811	8,811	7,467	7,397	7,044	7,026	7,026	6,760	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	6,746	333

Disclaimer  
This report is prepared by Q.S Services as construction cost consultants, and includes actual or estimated values for items which may be depreciable under relevant tax legislation. The report does not provide tax advice and the taxpayer must discuss the contents of this report with a tax advisor prior to using the information in a tax return. The report relates to only the current owner of the property.

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**Unit 9/8 Guider Court, Johnston NT 0832**  
**40 YEAR DEPRECIATION SCHEDULE COMPARISON**

Prime Cost Method				Diminishing Value Method		
Tax Year	Division 40 Plant & Equipment	Division 43 Capital Works Allowance	Total	Division 40 Plant & Equipment	Division 43 Capital Works Allowance	Total
2013 /2014	2,478	6,413	8,892	4,957	6,413	11,370
2014 /2015	2,607	6,746	9,353	4,080	6,746	10,826
2015 /2016	2,607	6,746	9,353	3,186	6,746	9,932
2016 /2017	2,607	6,746	9,353	2,515	6,746	9,261
2017 /2018	2,607	6,746	9,353	2,003	6,746	8,749
2018 /2019	2,130	6,746	8,876	1,606	6,746	8,352
2019 /2020	2,067	6,746	8,813	1,296	6,746	8,042
2020 /2021	2,065	6,746	8,811	1,050	6,746	7,796
2021 /2022	2,065	6,746	8,811	855	6,746	7,601
2022 /2023	2,065	6,746	8,811	698	6,746	7,444
2023 /2024	721	6,746	7,467	571	6,746	7,317
2024 /2025	651	6,746	7,397	468	6,746	7,214
2025 /2026	298	6,746	7,044	386	6,746	7,132
2026 /2027	280	6,746	7,026	318	6,746	7,064
2027 /2028	280	6,746	7,026	261	6,746	7,007
2028 /2029	14	6,746	6,760	217	6,746	6,963
2029 /2030	0	6,746	6,746	178	6,746	6,924
2030 /2031	0	6,746	6,746	148	6,746	6,894
2031 /2032	0	6,746	6,746	123	6,746	6,869
2032 /2033	0	6,746	6,746	102	6,746	6,848
2033 /2034	0	6,746	6,746	85	6,746	6,831
2034 /2035	0	6,746	6,746	71	6,746	6,817
2035 /2036	0	6,746	6,746	59	6,746	6,805
2036 /2037	0	6,746	6,746	51	6,746	6,797
2037 /2038	0	6,746	6,746	43	6,746	6,789
2038 /2039	0	6,746	6,746	36	6,746	6,782
2039 /2040	0	6,746	6,746	30	6,746	6,776
2040 /2041	0	6,746	6,746	26	6,746	6,772
2041 /2042	0	6,746	6,746	22	6,746	6,768
2042 /2043	0	6,746	6,746	20	6,746	6,766
2043 /2044	0	6,746	6,746	17	6,746	6,763
2044 /2045	0	6,746	6,746	12	6,746	6,758
2045 /2046	0	6,746	6,746	10	6,746	6,756
2046 /2047	0	6,746	6,746	9	6,746	6,755
2047 /2048	0	6,746	6,746	8	6,746	6,754
2048 /2049	0	6,746	6,746	7	6,746	6,753
2049 /2050	0	6,746	6,746	7	6,746	6,753
2050 /2051	0	6,746	6,746	7	6,746	6,753
2051 /2052	0	6,746	6,746	4	6,746	6,750
2052 /2053	0	6,746	6,746	1	6,746	6,747
2053 /2054	0	333	333	1	333	334
<b>Total</b>	<b>25,540</b>	<b>269,840</b>	<b>295,380</b>	<b>25,540</b>	<b>269,840</b>	<b>295,380</b>