

Phoebe Crescent Property Trust

**Trial Balance****As At 30 Jun 2022**

Income	Debit	As at 30 Jun 2022 Credit	Quantity
<b>Investment Income</b>			
Rent			
Direct Property			
10 Phoebe Crescent, Kensington		\$ 72,783.26	
Total Direct Property		\$ 72,783.26	
Total Rent		\$ 72,783.26	
Total Investment Income		\$ 72,783.26	
Total Income		\$ 72,783.26	

**Expenses**

<b>Other Expenses</b>			
Accountancy Fee	\$ 4,790.00		
ASIC Annual Lodgement Fee	\$ 276.00		
Bank Fees			
Cash At Bank			
WBC Bank Account	\$ 31.50		
Total Cash At Bank	\$ 31.50		
Total Bank Fees	\$ 31.50		
Property Expenses			
Land Tax			
Direct Property			
10 Phoebe Crescent, Kensington	\$ 1,988.30		
Total Direct Property	\$ 1,988.30		
Total Land Tax	\$ 1,988.30		
Total Property Expenses	\$ 1,988.30		
Valuation Fees			
Direct Property			
10 Phoebe Crescent, Kensington	\$ 1,700.00		
Total Direct Property	\$ 1,700.00		
Total Valuation Fees	\$ 1,700.00		
Total Other Expenses	\$ 8,785.80		
Total Expenses	\$ 8,785.80		

**Income Tax**

Total Income Tax	\$ 0.00		
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**Profit & Loss Clearing Account**

Total Profit & Loss Clearing Account	\$ 63,997.46		
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**Assets**

<b>Investments</b>			
Direct Property			
10 Phoebe Crescent, Kensington	\$ 1,208,150.74		1
Total Direct Property	\$ 1,208,150.74		
Total Investments	\$ 1,208,150.74		

**Other Assets**

<b>Cash At Bank</b>	
WBC Bank Account	\$ 1,048,788.21
<b>Total Cash At Bank</b>	<b>\$ 1,048,788.21</b>
<b>Receivables</b>	
Equity Income Receivable	
Unit Holding Purchase	\$ 138,000.00
<b>Total Equity Income Receivable</b>	<b>\$ 138,000.00</b>
<b>Total Receivables</b>	<b>\$ 138,000.00</b>
<b>Other Taxes Refundable</b>	
Activity Statement Payable/Refundable	\$ 8,975.00
GST Payable/Refundable	\$ 149.59
<b>Total Other Taxes Refundable</b>	<b>\$ 9,124.59</b>
<b>Total Other Assets</b>	<b>\$ 1,195,912.80</b>
<b>Beneficiary Accounts</b>	
Mr Kelvin Hill	\$ 42.02
Mrs Phillipa Hill	\$ 42.02
<b>Total Beneficiary Accounts</b>	<b>\$ 84.04</b>
<b>Total Assets</b>	<b>\$ 2,404,147.58</b>

**Liabilities****Other Creditors and Accruals**

Accountancy Fee	\$ 1,980.00
Sundry Liabilities	
Sundry Creditors	\$ 5,000.00
<b>Total Sundry Liabilities</b>	<b>\$ 5,000.00</b>
<b>Valuation Fees</b>	
Direct Property	
10 Phoebe Crescent, Kensington	\$ 1,650.00
<b>Total Direct Property</b>	<b>\$ 1,650.00</b>
<b>Total Valuation Fees</b>	<b>\$ 1,650.00</b>
<b>Total Other Creditors and Accruals</b>	<b>\$ 8,630.00</b>

**Beneficiary Accounts**

AJ & CL Hornbuckle Family Superannuation Fund	\$ 4,500.58
CCVD Rowland Super Fund	\$ 1,553.44
Fooks Family Super Fund	\$ 2,914.73
Kirk Super Fund	\$ 270.23
Longview Superannuation Fund	\$ 169.96
Menindee Superannuation Trust Fund	\$ 101.20
P & S McCorkell Superannuation Fund	\$ 405.16
R & S Rowland Superannuation Fund	\$ 1,019.32
RJ & JR Super Fund	\$ 72.96
<b>Total Beneficiary Accounts</b>	<b>\$ 11,007.58</b>
<b>Total Liabilities</b>	<b>\$ 19,637.58</b>

**Equity****Contributed Unit Capital**

AJ & CL Hornbuckle Family Superannuation Fund	\$ 463,000.00	463,636
CCVD Rowland Super Fund	\$ 160,000.00	160,220
Fooks Family Super Fund	\$ 300,000.00	300,412
Kirk Super Fund	\$ 189,500.00	189,555
Longview Superannuation Fund	\$ 105,000.00	105,055
Menindee Superannuation Trust Fund	\$ 190,000.00	190,041
Mr Kelvin Hill	\$ 27,500.00	27,500
Mrs Phillipa Hill	\$ 27,500.00	27,500
P & S McCorkell Superannuation Fund	\$ 137,910.00	137,944
R & S Rowland Superannuation Fund	\$ 626,764.00	627,039
RJ & JR Super Fund	\$ 157,336.00	157,370

Total Contributed Unit Capital	\$	2,384,510.00	
Total Equity	\$	2,384,510.00	
<b>Net Total</b>	\$	2,412,933.38	\$ 2,412,933.38

Hello Liz,

Please find attached as requested. **I have also reimbursed our super fund from the Unit Trust.** Trust this is what you wanted done? The invoice description is for 10 Phoebe Crescent, Kensington.

I've also forwarded the Westpac eSaver account details to Russell and asked him to contact the bank to close this account.

Kind Regards

*Sue Rowland*

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**From:** Elizabeth Meiklejohn <[ElizabethM@virtusuper.com.au](mailto:ElizabethM@virtusuper.com.au)>

**Sent:** Monday, August 8, 2022 1:41 PM

**To:** Sue Rowland <[sue.rowland@furnlink.com.au](mailto:sue.rowland@furnlink.com.au)>

**Cc:** Russell Rowland <[russell.rowland@furnlink.com.au](mailto:russell.rowland@furnlink.com.au)>

**Subject:** FW: R & S ROWLAND SUPER FUND - 2022 Documentation Request

Hi Sue

We would like to make a start on your Super Fund's 2022 financial statements this week.

1. Bank statements showing the 30 June 2022 closing balance
  - a. Westpac Savings Account 806163
  - b. Westpac Working Account 806139
  - c. Westpac eSaver account 55-5130
    - i. Can this account be closed?
2. Invoice for the \$1,650 payment on 1/11/2021 Opteon
  - a. Should this invoice have been paid by the Property Trust? If yes, please arrange for the Property Trust to reimburse your Super Fund.

If you have any questions in relation to the above, please do not hesitate to contact me.

Kind regards



Elizabeth Meiklejohn SSA CA  
Senior Associate

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**From:** Elizabeth Meiklejohn  
**Sent:** Tuesday, 19 July 2022 3:40 PM  
**To:** Sue Rowland <[sue.rowland@furnlink.com.au](mailto:sue.rowland@furnlink.com.au)>  
**Cc:** Russell Rowland (<[russell.rowland@furnlink.com.au](mailto:russell.rowland@furnlink.com.au)> <[russell.rowland@furnlink.com.au](mailto:russell.rowland@furnlink.com.au)>  
**Subject:** R & S ROWLAND SUPER FUND - 2022 Documentation Request

Hi Sue

We would like to make a start on the Super Fund's 2022 financials and annual return next week.

Would you be able to please email through the following information:

1. Bank statements showing the 30 June 2022 closing balance
  - a. Westpac Savings Account 806163
  - b. Westpac Working Account 806139
  - c. Westpac eSaver account 55-5130
    - i. Can this account be closed?
2. Invoice for the \$1,650 payment on 1/11/2021 Opteon
  - a. Should this invoice have been paid by the Property Trust? If yes, please arrange for the Property Trust to reimburse your Super Fund.