

SMSF
(UNIT 8)
Channel Road.

ANNEXURE A

SEE A SOLICITOR ABOUT THIS LEASE

Lessor: Helen Margaret Ogle

Lessee: Who Presentation Services Pty Limited ACN 004 005 207

This annexure consists of 3 pages.

NOTE: Any alterations and additions to Lease Covenants in Annexure B must be made by additional clauses in Annexure A. The printed clauses in Annexure B are to remain in their copyright form without alteration.

SCHEDULE OF ITEMS (continued)

Item 10
(cls 2.3, 13.1)
(cl 13.7)

- A. The guarantor: _____ of _____
- B. Limit of guarantor's liability: _____

Item 11
(cl 3)

Additional leased property:

Item 12
(cl 4)

Option to renew

- A. Further period of 3 Years
- B. Further period of NA Years
- C. Maximum period of tenancy under this lease and permitted renewals: 6 Years
- D. First day option for renewal can be exercised: 30 October 2019
- E. Last day option for renewal can be exercised: 30 January 2020

Item 13
(cl 5)

A. Rent

For the lease period:
From the commencement date
to the first rent review date:

\$95,000.00 a year (ex. GST) in advance by
monthly instalments of \$7,916.67 (ex. GST)

Afterwards:

At the new yearly rent beginning on each
review date by monthly instalments of one
twelfth of the new yearly rent.

For the further period in item 12A:
From the commencement date
to the first rent review date:
(for example: Current market rent)
Afterwards:

Current rent increased by CPI
At the new yearly rent beginning on each
review date by monthly instalments of one
twelfth of the new yearly rent.

For the further period in item 12B:
From the commencement date
to the first rent review date:
(for example: Current market rent)
Afterwards:

Not Applicable
At the new yearly rent beginning on each
review date by monthly instalments of one
twelfth of the new yearly rent.

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Enquiry ID 2738341
Agent ID 81429403
Issue Date 18 Aug 2017
Correspondence ID 1658193881
Your reference SA:71766 Ogle

INFOTRACK PTY LIMITED
DX Box 578
SYDNEY

Land Tax Certificate under section 47 of the *Land Tax Management Act, 1956*.

This information is based on data held by the Office of State Revenue.

Land ID	Land address	Taxable land value
S79092/8	Unit 8, 5-7 CHANNEL RD MAYFIELD WEST 2304	\$76 100

There is **no land tax** charged on the land up to and including the 2017 tax year.

Yours sincerely,

Stephen R Brady

Chief Commissioner of State Revenue