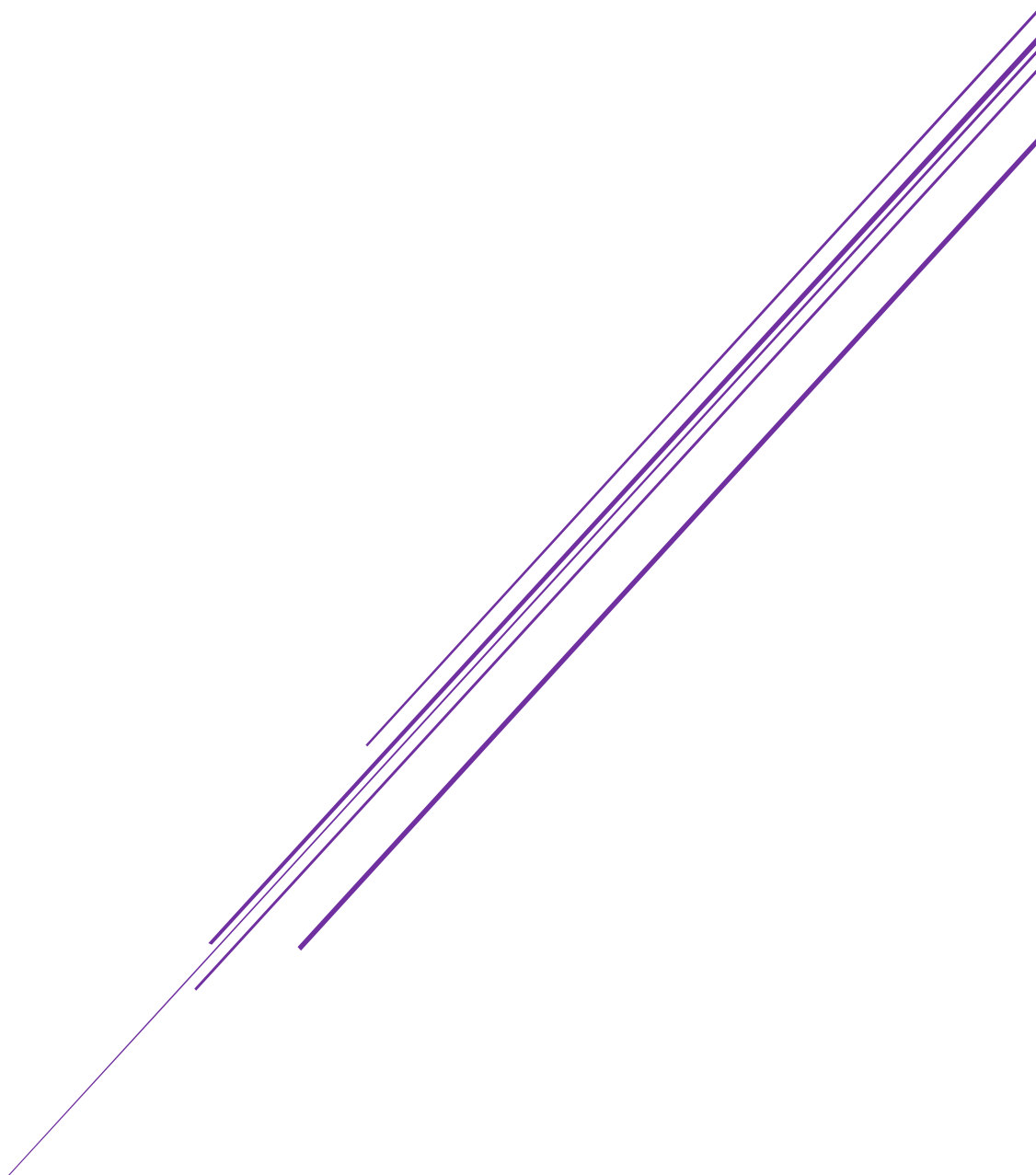




Wong Family Super Fund

as at 30/06/2021



Accounting Services
Working Papers

**PYP A1-Sophia Wang**
16/01/2019 17:48:37

10/10 Comments 

Hi,
FYI. No need to do amendment as I had done from my end.
1. In dectible notice the Trustee name spelled wrong. It should be 'R&L Wong Pty Ltd', not 'R&1 Wong Pty Ltd'.
2. And on page 2 of dectible notice , section D. Some words are overlaped - format is not very good.
Cheers.

Our set up is correct. This was actually R&L but Simple fund does not allow capital letter for whole phrase.
We will manually fix this into R & L Wong Pty Ltd to make sure the word looks correct on non-reference report.

Instruction 2021_ Wong Family Superannuation Fund

1. Rent relief for tenant due to Covid-19
2. Transferred a property from Robert Wong FT NO2 to Wong Family Superannuation Fund, using in specie contribution
 - Letter advise is attached
 - Settlement statement is attached
3. After transferred property, the estimate turnover will be more than \$75,000, hence Registered GST.

Property was untenanted when transferring and only found a new tenant around June 2021. Client had to pay money for tenant to do the renovation and also gave few months' rent for free.

4. Can you please also draft June 2021 BAS to lodge at the same time. Thanks.

Job Name: Wong SF – 2021FY
Query Date: 04/08/2021

Item	Query Register	Client Response	Resolved?
1.	<p>Please confirm if CBA A/c: 3466 belongs to super fund as the holder's name is Larisa Wong but not trustee. (NO)</p> <p>In case this is SF' bank account, please provide bank statement for period 01/09/2020 to 30/06/2021. (NA)</p> <p>In case this is not SF's bank account, please advise treatment for \$200 x 5 (totalling \$1,000) transfer from super fund to Larisa.</p>	<p>Client made mistake, thought she could open a new superfund account and make high interest rate but later on she realised the bank account didn't setup properly by CBA so she transferred all the money back to superfund.</p>	☑
2.	<p>Please provide statement for CBA term deposit A.c#40382 for period 05/07/2020 to 30/06/2021.</p> <p>Alternatively, please confirm this has matured on 23/11/2020 and there was \$3,301.06 interest paid on mature day.</p>	<p>Please see client summary for CBA A/c: 3466</p> <p>After previous term deposit matured. Client setup an new account and transferred the money into 3466 to get high interest rate, then she realised the account didn't setup properly, so transferred all the money back to super account.</p>	☑
3.	<p>Please provide 30/06/2021 holding confirmation for Paladin Energy Ltd.</p> <p>Notice we have used Hin***6207 and postcode 5159 saved on BGL file but it did not work.</p>	<p>Client still holds this shares.</p> <p>I included a letter from paladin and a balance downloaded from Commsec.</p>	☑
4.	<p>Please confirm if \$82.50 accounting fee invoice#3277 issued on 27/05/2021 was paid out of pocket during the year.</p> <p>If this is the case, please advise if we should record the payment as sundry creditor as both members have got \$300k non-concessional contribution on this year.</p>	<p>This accounting fee was paid in 2021-FY. 2022FY event per WP2.4</p> <p>Client shouldn't have any non-concessional contribution after in specie contribution for purchase the new property. Please refer to the letter of issues by us.</p>	☑
5.	<p>Please provide below document for 276 Flinders Street:</p> <ul style="list-style-type: none"> - tax depreciation report (Done) - 30/06/2021 market value 	<p>Please still use last year value</p>	☑

- | | | |
|--|---------------|---|
| 6. For the 48 Unley Road, we would leave at cost base. Otherwise, please advise. | Cost base | ☒ |
| Please also provide document for \$23,375 upstream payment made on 21/05/2021 and \$11,440 made on 21/05/2021. | Check invoice | |
| 7. Please provide supporting document to clear all suspense transaction in attachment page 1. | See below | ☒ |
| 8. We could not locate this job on XERO tax. Please help. | Created | ☒ |

Below transactions were because client used personal account paid outgoings to agent as tenant refused to pay money due to COVID, later on, agent refund money to superfund, and superfund refund it to her personal name. Please refer to agent email.

These just money in and out, should offset each other.

14/7/20	1,392.00	Direct Credit 195319 Commercial SA Tr /
7/7/20	320.36	Direct Credit 195319 Commercial SA Tr /
20/8/20	(1,392.00)	Transfer to other Bank NetBank
20/8/20	(320.36)	Transfer to other Bank NetBank transfer mistake

Below transactions were a bit similar to previous transactions. New tenant didn't pay outgoings at start, so client used her personal account paid outgoings first, later on ternate paid outgoings to agent, agent paid client's superfund account and superfund refunded to client personal account.

These just money in and out, should offset each other.

21/6/21	(1,412.07)	Transfer To LARISA WONG NetBank redirect
21/6/21	1,412.07	Transfer From Upstream PM CREDIT TO ACCOUNT

Please remember to claim GST back for transaction from 05/06/2021

Some invoice was invoiced to wrong entity and wasn't invoiced to R & L Wong Pty Ltd ATF The Wong Family Superannuation. I have asked agent to fix it but haven't heard anything back from them.

From: Sophia <sophia@duwin.com.au>
Sent: Wednesday, 11 August 2021 3:24 PM
To: David Shinnick <david.shinnick@upstreamproperty.com>
Cc: Larisa wong <larisawong@hotmail.com>
Subject: FW: invoices
Importance: High

Hi David,

Thanks for the chat on the phone. 48 Unley street has already been transferred to Larisa's SMSF last financial year.
 Because superfund has more restricted requirements, some information need to be amended.
 I have included four invoices Larisa sent me that need to be amended.
 Could you please:

1. change all the invoice to correct entity, R & L Wong Pty Ltd ATF The Wong Family Superannuation.
2. change all the invoice date after 6th May

In addition, can you please also send me last year landlord statement. This also needs to address to correct entity R & L Wong Pty Ltd ATF The Wong Family Superannuation.
 Thanks a lot.

Kind Regards,
Sophia Wang | Chartered Accountant, Tax Agent & Mortgage Broker

21/5/21	(23,375.00)	Transfer To Upstream NetBank 48 unley rd unley	Invoice provided. Money provided for new tenant to
21/5/21	(11,440.00)	Transfer To CAFE CHINA NetBank upstream fee	Invoice provided. Agent fee, for leasing out the new property 48 Unley RD
6/5/21	(605.00)	Transfer to other Bank NetBank CONVEYANCING FEE	Check Settlement statement

Client transferred -2,818.90 last financial year as tenant didn't pay some outgoings last financial year. The break down costs, please see agent's & client's summary.

01 Jul 2020	Credit Interest	+ \$4.40	+ \$40,143.77
30 Jun 2020	Transfer to other Bank NetBank	- \$2,818.90	+ \$40,139.37
26 Jun 2020	Transfer From RLwong CREDIT TO ACCOUNT	+ \$30,000.00	+ \$42,958.27

I need to get back to you about this later.

21/8/20	(1,105.54)	Transfer to other Bank CommBank app outgoing
---------	------------	--

Job Name:	Wong SF – 2021FY
Query Date:	25/08/2021

Item	Query Register	Client Response	Resolved?																												
1.	<p>For CBA term deposit A.c#40382, please clarify below issues:</p> <ul style="list-style-type: none"> - whether \$181,802.76 deposit into CBA#3466 on 15/07/2020 is total principal and interest income when the term deposit matured. <p>Yes</p> <ul style="list-style-type: none"> - the \$183,301.06 and \$8.53 transfer back to SF on 23/11/2020 and 08/12/2020 included \$1,000 refund (\$200 x 5 withdrawals from CBA#3070) and \$506.83 additional interest income. We believe this interest should have been recorded as Larissa's income per Prefiling report. Please confirm if this was not the case so we can take up this as interest income for super fund. <p>https://www.ato.gov.au/Rates/Key-superannuation-rates-and-thresholds/?page=2#Unused concessional cap carry forward</p> <p>Unused concessional cap carry forward</p> <p>From 1 July 2018 if you have a total superannuation balance of less than \$500,000 on 30 June of the previous financial year, you may be entitled to contribute more than the general concessional contributions cap and make additional concessional contributions for any unused amounts.</p> <p>The first year you will be entitled to carry forward unused amounts is the 2019–20 financial year. Unused amounts are available for a maximum of five years, after which they will expire.</p> <p>2020</p> <p>The contributions made in 2020 totalled \$30,000 and was split as follows:-</p> <table> <thead> <tr> <th></th><th>Concessional</th><th>Non Concessional</th><th>Total</th></tr> <tr> <th></th><th>\$</th><th>\$</th><th>\$</th></tr> </thead> <tbody> <tr> <td>Robert</td><td>13,300</td><td>500</td><td>13,800</td></tr> <tr> <td>Larisa</td><td>16,200</td><td>-</td><td>16,200</td></tr> <tr> <td></td><td>-----</td><td>-----</td><td>-----</td></tr> <tr> <td></td><td>29,500</td><td>500</td><td>30,000</td></tr> <tr> <td></td><td>=====</td><td>=====</td><td>=====</td></tr> </tbody> </table> <p>(Attachment page 1)</p>		Concessional	Non Concessional	Total		\$	\$	\$	Robert	13,300	500	13,800	Larisa	16,200	-	16,200		-----	-----	-----		29,500	500	30,000		=====	=====	=====	<p>You are right for this one. I think need to treat this \$506.83 interest as concessional contribution. I double checked and found Robert still have some concessional contribution left (use carry forward rule)</p> <p>In 2020FY Robert's balance is lower than \$500,000 and he only put in \$13,300 concessional contribution, so still have bit concessional contributions left.</p>	<input checked="" type="checkbox"/>
	Concessional	Non Concessional	Total																												
	\$	\$	\$																												
Robert	13,300	500	13,800																												
Larisa	16,200	-	16,200																												
	-----	-----	-----																												
	29,500	500	30,000																												
	=====	=====	=====																												
2.	<p>As \$82.50 accounting fee invoice#3277 issued on 27/05/2021 was paid out of pocket during the year and both members can't accept further non-concessional contribution, we would record this as sundry creditor. Please remind client to withdraw this before year end to rectify the issue.</p>	<p>Sorry, This amount was paid by client in 2022 FY, not 2021FY. Typo in last Query register.</p> <p>Client didn't pay out of pocket.</p>	<input checked="" type="checkbox"/>																												

3. Please provide supporting document to clarify \$1,105.54 withdrawal on 21/08/2020 with narration "transfer to other Bank CommBank app outgoing".

CITY ADEAIDE 4TH Q	674.15	
SA WATER 4TH Q	306.8	
COMM SA BANK/FEE	10	
COMM SA MANAGE FEE	114.59	
TOTAL	1105.54	
PAID TO COMM SA 2818.90 FROM ANZ REST ACC		
BALANCE	1712.36	PAID TO HERE
ANOTHTHER 2818.9 PAID FOR STRATA FEE IN JUNE WAIT FOR REFUND		

From: April Lee - Commercial SA <April@commercialsa.com.au>
 Sent: Wednesday, 29 July 2020 11:03 AM
 To: Larisa wong <larisawong@hotmail.com>
 Cc: Claire An - Commercial SA <Claire@commercialsa.com.au>
 Subject: Ground Floor, 276 Flinders St, Adelaide - Invoices Paid

Hi Larisa,

The 2nd lot of \$2818 that you transferred to us have been used to pay the following invoices and disbursed to you as summarised below:-

City of Adelaide 4 th quarter	\$ 674.15
SA Water 4 th quarter	\$ 306.80
Commercial SA Bank / Administration Fee	\$11.00
Commercial SA FIXED MANAGEMENT FEES	\$ 114.59
Subtotal	\$1,106.54
Payment to the owner	\$ 1,712.36
Total	\$ 2,818.90

As discussed yesterday, we will refund the CSA payments to you and transfer the funds to the account that you have nominated in your email dated 07.07.2020.

Once again, I apologise for the oversight.

Kind regards
April Lee
 Asset Manager
april@commercialsa.com.au

This transaction was a bit complicated. Client used personal account paid to \$2,818.90 Real estate agent, and agent used \$1,105.54 to pay all different outgoings (This was refunded to client personal account later on).

Remaining \$1712.36 was refunded by gent to client's personal account.



4. Per our reconciliation of rental income on attachment page 2 and 3, please clarify:

- why the super fund still received 1,712.36 on July period while it is owing \$3,925.44 expense? Was \$3,925.44 paid out of pocket?
 \$1,712.36 is connected to above question \$1,105.54 .

- what is nature of \$125.59 received on August period while there is no record of income and expense?

Direct Credit 195319 Commercial SA Tr /
 (Let me double check this one with agent)

Click here to reply



5. For the 48 Unley Road, please advise below issues: ☒

- was the property available for rent on settlement date? This would affect the treatment of Upstream expense.

Yes, property was untenant for about one year. Only rented out after the transfer.

- what is completion date for \$23,375 renovation (paid to Arya Fine Indian Cuisine)?

It's tough market, the property was untenant for about one year. That was one of the requirements from the new tenant.

One is to allow half year or 3 months of rent for free, can't remember fully.

Second is to give renovation fee \$23,375 for them to renovate the place.









- was the \$440 upstream admin fee paid out of pocket on 2021FY? If so, please remind client to withdraw this before 2022FY year end to rectify the issue (same as above query #2). In case it has not been paid yet, please notify us.

This fee should be still part of old entity as it is part of advertisement fee for looking new tenant and the date of this invoice was before the transferring property.

Client made mistake to include this fee in Superfund, please don't record it. I will report in old entity.

Job Name:	Wong SF – 2021FY
Query Date:	31/08/2021

Item	Query Register	Client Response	Resolved?													
1.	<p>As client has paid \$2,819.90 out of pocket to agent for rental expense, please advise if you wish to record this as Robert's personal concessional contribution.</p> <p>If not, please remind client to withdraw now.</p> <p>(Attached contribution cap report for your further investigation)</p>	<p>This money has been refunded already. Did you read the my notes from last queries?</p> <div><p>This transaction was a bit complicated. Client used personal account paid to \$2,818.90 Real estate agent, and agent used \$1,105.54 to pay all different outgoings (This was refunded to client personal account later on).</p><p>Remaining \$1712.36 was refunded by gent to client's personal account.</p></div> <table><tr><td>21/8/20</td><td>(1,105.54)</td><td>Transfer to other Bank CommBank app outgoing</td></tr></table> <table><tr><td>Total Profit</td><td>-3,657.76</td></tr><tr><td>Total GST</td><td>-267.68</td></tr><tr><td>Total Inclusive Profit</td><td>-3,925.44</td></tr><tr><td>Transfers</td><td>0.00</td></tr><tr><td>Owner Disbursement</td><td>1,712.36</td></tr></table>	21/8/20	(1,105.54)	Transfer to other Bank CommBank app outgoing	Total Profit	-3,657.76	Total GST	-267.68	Total Inclusive Profit	-3,925.44	Transfers	0.00	Owner Disbursement	1,712.36	<input checked="" type="checkbox"/>
21/8/20	(1,105.54)	Transfer to other Bank CommBank app outgoing														
Total Profit	-3,657.76															
Total GST	-267.68															
Total Inclusive Profit	-3,925.44															
Transfers	0.00															
Owner Disbursement	1,712.36															

<p>2. Please clarify why super fund got refund of \$125.59 on August while there was no record of income and expense?</p>	<div data-bbox="662 203 1185 779">  RE: Ground Floor, 276 Flinders St, Adelaide - o... <div>  Claire An - Commercial SA <Claire@commerci...> Today at 08:39 <div> To:  Sophia;  Iarisa wong; Cc:  Samantha Aish - Commercial SA </div> </div> <div>  You replied to this message on 31/8/21, 10:29. </div> <p>Hi Sophia,</p> <p>This was regarding Management fees refund.</p> <div> <p>Ledger Transfer Details</p> <p>From Ledger: - From Account: -</p> <p>To Ledger: - To Account: -</p> <p>Description: Management Fees Refund Tax Type: - Amount: \$125.59</p> <p>Transferred by: Jeremy Cotterill On: 5/08/2020 11:13:07 AM</p> </div> </div>	
<p>3. For the 48 Unley Road, please advise below issues:</p> <ul style="list-style-type: none"> - we understand that the property was available for rent on settlement date 21/04/2021 so \$11,440 Upstream expense would be treated as deductible legal expense. Otherwise, please notify us. YES - for \$23,375 paid to Arya Fine Indian Cuisine on 21/05/2021, please advise if we should record it as renovation cost and start depreciation on payment day Not sure about this. Yes for now (Attached recent response for your recall) 	<p>Agent didn't charge for that month fee.</p> <p>Click here to reply</p>	

WONG FAMILY SUPERANNUATION FUND

FINANCIAL STATEMENTS

AND REPORTS

FOR THE PERIOD 1 JULY 2020 TO 30 JUNE 2021

WONG FAMILY SUPERANNUATION FUND
FINANCIAL STATEMENTS INDEX

Statement of Financial Position
Operating Statement

WONG FAMILY SUPERANNUATION FUND
STATEMENT OF FINANCIAL POSITION AS AT 30 JUNE 2021

	2021	2020
	\$	\$
Investments		
Fixed Interest Securities (Australian)	-	180,000.00
Real Estate Properties (Australian)	1,602,479.28	725,418.95
Shares in Listed Companies (Australian)	1,519.25	295.00
	<u>1,603,998.53</u>	<u>905,713.95</u>
Other Assets		
CBA Accel Cash #3070	15,862.23	40,139.37
GST Payable/Refundable	2,841.85	-
	<u>18,704.08</u>	<u>40,139.37</u>
Total Assets	<u>1,622,702.61</u>	<u>945,853.32</u>
Less:		
Liabilities		
Income Tax Payable (Note 5)	13,826.85	12,626.65
PAYG Payable	-	5,697.00
	<u>13,826.85</u>	<u>18,323.65</u>
Net Assets Available to Pay Benefits	<u>1,608,875.76</u>	<u>927,529.67</u>
Represented by:		
Liability for Accrued Benefits (Notes 2, 3)		
Wong, Robert (Accumulation)	634,816.95	300,675.89
Wong, Larisa (Accumulation)	974,058.81	626,853.78
	<u>1,608,875.76</u>	<u>927,529.67</u>

WONG FAMILY SUPERANNUATION FUND
OPERATING STATEMENT
FOR THE YEAR ENDED 30 JUNE 2021

	2021	2020
	\$	\$
Income		
Capital Gains/(Losses) - Taxable	WP111.1 (21,303.60)	-
Increase in Market Value of Investments (Note 4)	WP130.1 22,527.85	-
Interest Received	WP105.1 1,947.04	1,312.07
Member/Personal Contributions - Concessional (Taxable)	50,506.83	29,500.00
Member/Personal Contributions - Non Concessional (Undeducted)	WP118.1 600,000.00	500.00
Rent Received	WP116.1 70,396.74	49,416.96
	724,074.86	80,729.03
Expenses		
Accountancy Fees	WP166 1,705.00	2,365.00
Administration Costs	WP131 55.00	54.00
ATO Supervisory Levy	259.00	259.00
Auditor's Remuneration	WP166 440.00	440.00
Decrease in Market Value of Investments (Note 4)	-	16,274.99
Depreciation	WP135 2,077.67	2,121.00
Rental Property Expenses	WP175.1 24,365.25	11,957.60
	28,901.92	33,471.59
Benefits Accrued as a Result of Operations before Income Tax	695,172.94	47,257.44
Income Tax (Note 5)		
Income Tax Expense	WP9 13,826.85	9,189.30
	13,826.85	9,189.30
Benefits Accrued as a Result of Operations	681,346.09	38,068.14

**WONG FAMILY SUPERANNUATION FUND
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 JUNE 2021**

1. Summary of Significant Accounting Policies

The trustees have prepared the financial statements on the basis that the superannuation fund is a non-reporting entity because there are no users dependent on general purpose financial statements. The financial statements are therefore special purpose financial statements that have been prepared in order to meet the requirements of the Superannuation Industry (Supervision) Act 1993 and associated Regulations, the trust deed of the fund and the needs of members.

The financial statements have been prepared on a cash basis unless stated otherwise and are based on historical costs, except for investments which have been measured at market value.

The following significant accounting policies, which are consistent with the policies applied in the previous period unless otherwise stated, have been adopted in the preparation of the financial statements.

The financial statements were authorised for issue by the trustees/ directors of the trustee company.

a. Measurement of Investments

The fund initially recognises:

- i. an investment when it controls the future economic benefits expected to flow from the asset. For financial assets, the trade date is considered to be the date on which control of the future economic benefits attributable to the asset passes to the Fund; and
- ii. a financial liability on the date it becomes a party to the contractual provisions of the instrument.

Investments of the fund have been measured at market values, which refers to the amount that a willing buyer could reasonably be expected to pay to acquire an asset from a willing seller if the following assumptions are made:

- that the buyer and the seller deal with each other at arm's length in relation to the sale;
- that the sale occurred after proper marketing of the asset; and
- that the buyer and the seller acted knowledgeably and prudentially in relation to the sale.

Market value has been determined as follows:

- i. shares and other securities listed on the Australian Securities Exchange by reference to the relevant market quotations at the end of the reporting period;
- ii. units in managed funds by reference to the unit redemption price at the end of the reporting period;
- iii. fixed-interest securities by reference to the redemption price at the end of the reporting period;
- iv. unlisted investments are stated at trustees' assessment based on estimated market value at balance date or where necessary, an external valuer's opinion; and
- v. investment properties at the trustees' assessment of the market value or where necessary a qualified independent valuer's opinion at the end of reporting period.

Financial liabilities, such as trade creditors and other payables, are measured at the gross value of the outstanding balance at the end of the reporting period. The trustees have determined that the gross value of the fund's financial liabilities is equivalent to their market values. Any remeasurement changes in the gross values of non-current financial liabilities (including liabilities for members' accrued benefits) are recognised in the operating statement in the periods in which they occur.

b. Cash and Cash Equivalents

Cash and cash equivalents include cash on hand and at call, deposits with banks and short-term, highly liquid investments that are readily convertible to cash and subject to an insignificant risk of change in value.

**WONG FAMILY SUPERANNUATION FUND
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 JUNE 2021**

c. Revenue

Revenue is recognised to the extent that it is probable that the economic benefits will flow to the Fund and the revenue can be reliably measured. Revenue is recognised at the fair value of the consideration received or receivable.

Interest revenue

Interest revenue is recognised in respect of fixed-interest securities, and cash and cash equivalent balances. Interest revenue is recognised as it accrues.

Dividend revenue

Dividend revenue is recognised when the dividend has been paid or, in the case of dividend reinvestment schemes, when the dividend is credited to the benefit of the fund.

Rental revenue

Rental revenue arising from operating leases on investment properties is recognised upon receipt.

Distribution revenue

Distributions from unit trusts and managed funds are recognised as at the date the unit value is quoted ex-distributions and, if not received at the end of the reporting period, are reflected in the statement of financial position as a receivable at net market value.

Remeasurement changes in market values

Remeasurement changes in the market values of assets are recognised as income and determined as the difference between the market value at year-end or consideration received (if sold during the year) and the market value as at the prior year-end or cost (if acquired during the period).

Contributions

Contributions and transfers in are recognised when the control and the benefits from the revenue have been attained and are recorded by the Fund, gross of any taxes, in the period to which they relate.

d. Liability for Accrued Benefits

The liability for accrued benefits represents the fund's present obligation to pay benefits to members and beneficiaries and has been calculated as the difference between the carrying amount of the assets and the carrying amount of the other payables and income tax liabilities as at the end of the reporting period.

e. Goods and Services Tax (GST)

Revenues, expenses and assets are recognised net of the amount of GST, except where the amount of GST incurred is not recoverable from the Australian Taxation Office (ATO).

The net amount of GST recoverable from, or payable to, the ATO is included with other receivables or other payables in the statement of financial position.

f. Critical Accounting Estimates and Judgements

The preparation of financial statements requires the trustees to make judgements, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets and liabilities, income and expenses. Actual results may differ from these estimates.

Estimates and underlying assumptions are reviewed on an ongoing basis. Revisions to accounting estimates are recognised in the period in which the estimate is revised and in any future period affected.

WONG FAMILY SUPERANNUATION FUND
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 JUNE 2021

2. Liability for Accrued Benefits

Changes in the Liability for Accrued Benefits are as follows:

	2021	2020
	\$	\$
Liability for Accrued Benefits at beginning of period	927,529.67	889,461.53
Add:		
Benefits Accrued as a Result of Operations	681,346.09	38,068.14
- Adjustment of Deferred Tax Liability /Deferred Tax Asset	-	-
Liability for Accrued Benefits at end of period	<u>1,608,875.76</u>	<u>927,529.67</u>

3. Vested Benefits

Vested benefits are benefits which are not conditional upon continued membership of the fund (or any other factor other than resignation from the fund) and include benefits which members were entitled to receive had they terminated their fund membership as at the reporting date.

	2021	2020
	\$	\$
Vested Benefits	<u>1,608,875.76</u>	<u>927,529.67</u>

4. Changes in Market Values

Investments and other assets of the fund are valued at the end of the reporting period as described in Note 1 - Summary of Significant Accounting Policies. A detailed schedule of investments is attached to these financial statements. A summary of the change in Market Values is as follows:

	2021	2020
	\$	\$
Real Estate Properties (Australian)	-	(5,211.00)
Shares in Listed Companies (Australian)	<u>22,527.85</u>	<u>(11,063.99)</u>
	<u>22,527.85</u>	<u>(16,274.99)</u>

5. Income Tax

Income Tax is payable by the superannuation fund at the rate of 15% on the contributions received and the income of the fund. There has been no change in the Income Tax rate during the year.

The Income Tax payable by the superannuation fund has been calculated as follows:

WONG FAMILY SUPERANNUATION FUND
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 JUNE 2021

	2021	2020
	\$	\$
Benefits accrued as a result of operations before income tax	695,172.94	47,257.44
Prima facie income tax on accrued benefits	104,275.94	7,088.62
Add/(Less) Tax Effect of:		
Increase in Market Value of Investments	(3,379.18)	-
Member/Personal Contributions - Non Concessional (Undeducted)	(90,000.00)	(75.00)
Decrease in Market Value of Investments	-	2,441.25
Depreciation	(265.50)	(265.50)
Accounting (Profits)/Losses on Sale of Investments	3,195.54	-
Other	.05	(.07)
	(90,449.09)	2,100.68
Income Tax Expense	13,826.85	9,189.30
Income tax expense comprises:		
Income Tax Payable/(Refundable)	13,826.85	(2,585.70)
Tax Instalments Paid	-	11,775.00
	13,826.85	9,189.30

6. Reconciliation of Net Cash provided by Operating Activities to Benefits Accrued from Operations after Income Tax

	2021	2020
	\$	\$
Benefits accrued from operations after income tax	681,346.09	38,068.14
Add/(Less) non cash amounts included in benefits accrued from operations		
Capital Gains/(Losses) - Taxable	21,303.60	-
Increase in Market Value of Investments	(22,527.85)	-
Member/Personal Contributions - Concessional (Taxable)	(50,000.00)	-
Member/Personal Contributions - Non Concessional (Undeducted)	(600,000.00)	-
Rent Received	(11,662.10)	-
Decrease in Market Value of Investments	-	16,274.99
Depreciation	2,077.67	2,121.00
Rental Property Expenses	11,662.10	-
Income Tax Expense	13,826.85	9,189.30
Other non cash items	(21,165.50)	(2,752.00)
	(656,485.23)	24,833.29
Net cash provided by operating activities	24,860.86	62,901.43

WONG FAMILY SUPERANNUATION FUND
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 30 JUNE 2021

7. Reconciliation of Cash

For the purpose of the statement of cash flows, cash includes cash on hand and in banks. Cash at the end of the reporting period as shown in the statement of cash flows is reconciled to the related item in the Statement of Financial Position or Statement of Net Assets as follows:

	2021	2020
	\$	\$
Cash	<u>15,862.23</u>	<u>40,139.37</u>

WONG FAMILY SUPERANNUATION FUND
MEMBER'S SUMMARY REPORT AT 30 JUNE 2021

Member's Details	O/B	Increases				Decreases							C/B
		Contrib	Tra In	Profit	Ins Pol	Tax	Exp	Ins Pol	Tra Out	Ben Pd	Excess Tax	Refund Con	
WONG, ROBERT Member Mode: Accumulation A/C Description: Accumulation 4 the Boulevard Flagstaff Hill SA 5159	300,676	325,507		14,488		5,854							634,817
WONG, LARISA Member Mode: Accumulation A/C Description: Accumulation 4 the Boulevard Flagstaff Hill SA 5159	626,854	325,000		30,178		7,973							974,059
	927,530	650,507		44,666		13,827							1,608,876

Member's Statement
WONG FAMILY SUPERANNUATION FUND

MR ROBERT WONG
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

The Trustee of the above named fund wishes to advise you of the circumstances of your entitlement in the Fund at 30 June 2021 and for the reporting period 1 July 2020 to 30 June 2021.

Your Details		Your Balance	
Date of Birth	11 May 1963	Total Benefits	\$634,816.95
Tax File Number	Provided	Comprising:	
Date Joined Fund	6 August 2017	- Preserved	\$634,816.95
Service Period Start Date	1 April 1987	- Restricted Non Preserved	
Date Left Fund		- Unrestricted Non Preserved	
Member Mode	Accumulation	Including:	
Account Description	Accumulation	- Tax Free Component	\$416,499.85
Current Salary		- Taxable Component	\$218,317.10
Vested Amount	\$634,816.95		
Insured Death Benefit			
Total Death Benefit	\$634,816.95		
Disability Benefit			
Nominated Beneficiaries			

Your Detailed Account	Preserved	Restricted Non Preserved	Unrestricted Non Preserved	Total
Opening Balance at 1 July 2020	300,675.89			300,675.89
<u>Add: Increases to Member's Account</u>				
<u>During the Period</u>				
Concessional Contributions	25,506.83			25,506.83
Non-Concessional Contributions	300,000.00			300,000.00
Other Contributions				
Govt Co-Contributions				
Employer Contributions - No TFN				
Proceeds of Insurance Policies				
Share of Net Income/(Loss) for period	14,487.75			14,487.75
Transfers in and transfers from reserves				
	339,994.58			339,994.58
	640,670.47			640,670.47
<u>Less: Decreases to Member's Account</u>				
<u>During the Period</u>				
Benefits/Pensions Paid				
Contributions Tax	3,826.02			3,826.02
Income Tax	2,027.50			2,027.50
No TFN Excess Contributions Tax				
Division 293 Tax				
Excess Contributions Tax				
Refund Excess Contributions				
Insurance Policy Premiums Paid				
Management Fees				
Share of fund expenses				
Transfers out and transfers to reserves				
	5,853.52			5,853.52
Member's Account Balance at 30/06/2021	634,816.95			634,816.95

Reference: WONGSF / 501

Availability of Other Fund Information

Other information about the Fund is available at your request from the Trustee. If you would like any further information, please contact the Trustee.

Trustee's Disclaimer

This statement has been prepared by the Trustee for the member whose name appears at the top of this statement. Every effort has been made by the Trustee to ensure the accuracy and completeness of this Statement. The Trustee does not accept any liability for any error, omission or misprint. All amounts shown in relation to benefits do not take into account any amounts which may be withheld to satisfy the requirements imposed by the Income Tax Assessment Act 1936.

Signed by all the trustees of the fund

Robert Wong
Director

Larisa Wong
Director

Statement Date: / /

Member's Statement
WONG FAMILY SUPERANNUATION FUND

MRS LARISA WONG
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

The Trustee of the above named fund wishes to advise you of the circumstances of your entitlement in the Fund at 30 June 2021 and for the reporting period 1 July 2020 to 30 June 2021.

Your Details		Your Balance	
Date of Birth	6 February 1961	Total Benefits	\$974,058.81
Tax File Number	Provided	Comprising:	
Date Joined Fund	6 August 2017	- Preserved	\$974,058.81
Service Period Start Date	19 July 1990	- Restricted Non Preserved	
Date Left Fund		- Unrestricted Non Preserved	
Member Mode	Accumulation	Including:	
Account Description	Accumulation	- Tax Free Component	\$738,447.34
Current Salary		- Taxable Component	\$235,611.47
Vested Amount	\$974,058.81		
Insured Death Benefit			
Total Death Benefit	\$974,058.81		
Disability Benefit			
Nominated Beneficiaries			

Your Detailed Account	Preserved	Restricted Non Preserved	Unrestricted Non Preserved	Total
Opening Balance at 1 July 2020	626,853.78			626,853.78
<u>Add: Increases to Member's Account</u>				
<u>During the Period</u>				
Concessional Contributions	25,000.00			25,000.00
Non-Concessional Contributions	300,000.00			300,000.00
Other Contributions				
Govt Co-Contributions				
Employer Contributions - No TFN				
Proceeds of Insurance Policies				
Share of Net Income/(Loss) for period	30,178.36			30,178.36
Transfers in and transfers from reserves				
	355,178.36			355,178.36
	982,032.14			982,032.14
<u>Less: Decreases to Member's Account</u>				
<u>During the Period</u>				
Benefits/Pensions Paid				
Contributions Tax	3,750.00			3,750.00
Income Tax	4,223.33			4,223.33
No TFN Excess Contributions Tax				
Division 293 Tax				
Excess Contributions Tax				
Refund Excess Contributions				
Insurance Policy Premiums Paid				
Management Fees				
Share of fund expenses				
Transfers out and transfers to reserves				
	7,973.33			7,973.33
Member's Account Balance at 30/06/2021	974,058.81			974,058.81

Reference: WONGSF / 502

Availability of Other Fund Information

Other information about the Fund is available at your request from the Trustee. If you would like any further information, please contact the Trustee.

Trustee's Disclaimer

This statement has been prepared by the Trustee for the member whose name appears at the top of this statement. Every effort has been made by the Trustee to ensure the accuracy and completeness of this Statement. The Trustee does not accept any liability for any error, omission or misprint. All amounts shown in relation to benefits do not take into account any amounts which may be withheld to satisfy the requirements imposed by the Income Tax Assessment Act 1936.

Signed by all the trustees of the fund

Robert Wong
Director

Larisa Wong
Director

Statement Date: / /

WONG FAMILY SUPERANNUATION FUND

Trial Balance at 30/06/2021

Printed: Thursday 9 September, 2021 @ 09:55:42

Last Year	Account	Account Name	Units	Debits \$	Credits \$
	235	Capital Gains/(Losses) - Taxable			
	235/002	Liquefied Natural Gas Limited (LNG)		21,303.60	
	247	Increase in Market Value of Investments			22,527.85
	250	Interest Received			
(339.88)	250/001	CBA Accel Cash #3070			144.28
(972.19)	250/002	Term Deposit			1,802.76
	260	Member/Personal Contributions - Concessional (Taxable)			
(13,300.00)	260/001	Wong, Robert			25,506.83
(16,200.00)	260/002	Wong, Larisa			25,000.00
	261	Member/Personal Contributions - Non Concessional (Undeducted)			
(500.00)	261/001	Wong, Robert			300,000.00
	261/002	Wong, Larisa			300,000.00
	280	Rent Received			
(49,416.96)	280/001	276 Flinders Street, Adelaide			70,396.74
2,365.00	301	Accountancy Fees		1,705.00	
54.00	302	Administration Costs		55.00	
259.00	304	ATO Supervisory Levy		259.00	
440.00	307	Auditor's Remuneration		440.00	
16,274.99	330	Decrease in Market Value of Investments			
	334	Depreciation			
2,121.00	334/001	276 Flinders Street, Adelaide		2,018.00	
	334/002	48 Unley Road - Renovation		59.67	
11,957.60	425	Rental Property Expenses		24,365.25	
9,189.30	485	Income Tax Expense		13,826.85	
38,068.14	490	Profit/Loss Allocation Account		681,346.09	
	501	Wong, Robert (Accumulation)			
(168,869.29)	501/001	Opening Balance - Preserved/Taxable			184,176.04
(115,999.85)	501/002	Opening Balance - Preserved/Tax Free			116,499.85
(13,800.00)	501/016	Member/Personal Contributions - Preserved			325,506.83
(5,527.83)	501/031	Share of Profit/(Loss) - Preserved/Taxable			14,487.75
1,995.00	501/051	Contributions Tax - Preserved		3,826.02	
1,526.08	501/053	Income Tax - Preserved/Taxable		2,027.50	
	502	Wong, Larisa (Accumulation)			
(166,145.05)	502/001	Opening Balance - Preserved/Taxable			188,406.44
(438,447.34)	502/002	Opening Balance - Preserved/Tax Free			438,447.34
(16,200.00)	502/016	Member/Personal Contributions - Preserved			325,000.00
(11,729.61)	502/031	Share of Profit/(Loss) - Preserved/Taxable			30,178.36
2,430.00	502/051	Contributions Tax - Preserved		3,750.00	
3,238.22	502/053	Income Tax - Preserved/Taxable		4,223.33	
40,139.37	604	CBA Accel Cash #3070		15,862.23	
	724	Fixed Interest Securities (Australian)			
180,000.00	724/001	Term Deposit			
	772	Real Estate Properties (Australian)			
725,418.95	772/001	276 Flinders Street, Adelaide	1.0000	723,400.95	
	772/002	48 Unley Road	1.0000	857,888.00	

WONG FAMILY SUPERANNUATION FUND

Trial Balance at 30/06/2021

Printed: Thursday 9 September, 2021 @ 09:55:42

Last Year	Account	Account Name	Units	Debits \$	Credits \$
	772/003 776	48 Unley Road - Renovation Shares in Listed Companies (Australian)	1.0000	21,190.33	
295.00	776/001 840 850	Paladin Energy Ltd (PDN) GST Payable/Refundable Income Tax Payable	2,950.0000	1,519.25 2,841.85	
(24,401.65)	850/001	Income Tax Payable			13,826.85
11,775.00	850/004	Tax Instalments Paid			
(5,697.00)	860	PAYG Payable			
0.00				<u>2,381,907.92</u>	<u>2,381,907.92</u>

Current Year Profit/(Loss): \$695,172.94

SMSF Tax Return

WP8.1
2021

1 Jul 2020—30 Jun 2021

TFN Recorded

PART A ELECTRONIC LODGMENT DECLARATION (FORM P, T, F, SMSF OR EX)

This declaration is to be completed where the tax return is to be lodged via the Tax Office's electronic lodgment service (ELS). It is the responsibility of the taxpayer to retain this declaration for a period of five years after the declaration is made, penalties may apply for failure to do so.

Privacy

The ATO is authorised by the *Taxation Administration Act 1953* to request the provision of tax file numbers (TFNs). The ATO will use the TFNs to identify each partner or beneficiary or entity in our records. It is not an offence not to provide the TFNs. However, you cannot lodge your tax return electronically if you do not quote your TFN.

Taxation law authorises the ATO to collect information and to disclose it to other government agencies. For information about your privacy go to ato.gov.au/privacy

The Australian Business Register

The Commissioner of Taxation, as Registrar of the Australian Business Register, may use the ABN and business details which you provide on this tax return to maintain the integrity of the register.

Please refer to the privacy statement on the Australian Business Register (ABR) website (www.abr.gov.au) for further information – it outlines our commitment to safeguarding your details.

Electronic Funds Transfer – Direct Debit

Where you have requested an EFT direct debit some of your details will be provided to your financial institution and the Tax Office's sponsor bank to facilitate the payment of your taxation liability from your nominated account.

Tax File Number	Name of partnership, trust, fund or entity	Year
TFN Recorded	Wong Family Superannuation Fund	2021

I authorise my tax agent to electronically transmit this tax return via the electronic lodgment service.

Important

Before making this declaration please check to ensure that all income has been disclosed and the tax return is true and correct in every detail. If you are in doubt about any aspect of the tax return, place all the facts before the Tax Office. The tax law provides heavy penalties for false or misleading statements on tax returns.

Declaration - I declare that:

- the information provided to my registered tax agent for the preparation of this tax return, including any applicable schedules is true and correct, and
- the agent is authorised to lodge this tax return.

Signature of partner, trustee or director	Date

PART B ELECTRONIC FUNDS TRANSFER CONSENT

This declaration is to be completed when an electronic funds transfer EFT of a refund is requested and the tax return is being lodged through the electronic lodgment service ELS.

This declaration must be signed by the taxpayer prior to the EFT details being transmitted to the Tax Office. If you elect for an EFT, all details below must be completed.

Important

Care should be taken when completing EFT details as the payment of any refund, including any family tax benefit, will be made to the account specified.

Agent Ref No.

26010963

Account Name

R&L Wong PL ATF Wong Family SF

I authorise the refund to be deposited directly to the account specified.

Signature	Date

PART D TAX AGENTS CERTIFICATE (SHARED FACILITIES USERS ONLY)**Client Ref****Agent Ref No.**

26010963

Contact Name

0881216066

Contact No.

0881216066

Declaration - I declare that:

- I have prepared this tax return and/or family tax benefit tax claim in accordance with the information supplied by the taxpayer
- I have received a declaration made by the taxpayer that the information provided to me for the preparation of this document is true and correct, and
- I am authorised by the taxpayer to lodge this tax return and any applicable schedules that are attached.

Agent's Signature	Date

Section A: Fund information

Period start 01/07/2020

Period end 30/06/2021

1 TAX FILE NUMBER TFN Recorded

2 NAME OF SELF-MANAGED SUPERANNUATION FUND (SMSF) Wong Family Superannuation Fund

3 AUSTRALIAN BUSINESS NUMBER 93 409 044 286

4 CURRENT POSTAL ADDRESS

Address	Town/City	State	Postcode
1/246 Franklin Street	Adelaide	SA	5000

5 ANNUAL RETURN STATUS

Is this the first required return for a newly registered SMSF? No

6 SMSF AUDITOR

Title Mr

First name Anthony

Other name William

Family name Boys

SMSF auditor number 100014140

Contact number 04-10712708

Auditor Address	Town/City	State	Postcode
PO Box 3376	Rundle Mall	SA	5000

Date audit was completed **A** 09/09/2021

Was part A of the audit report qualified? **B** No

Was part B of the audit report qualified? **C** No

7 ELECTRONIC FUNDS TRANSFER (EFT)

A. Fund's financial institution account details

BSB number 067167

Account number 20653070

Account name R&L Wong PL ATF Wong Family SF

I would like my tax refunds made to this account Yes

8 STATUS OF SMSF

Australian superannuation fund? **A** Yes

Fund benefit structure **B** A

Does the fund trust deed allow acceptance of the Government's Super Co-contribution and Low Income Super Contribution? **C** Yes

Section B: Income

11 INCOME

Prior year losses brought forward

Other Net Capital Losses		\$21,304.00
Did you have a CGT event during the year?	G	Yes
Have you applied an exemption or rollover?	M	No
Net capital gain	A	\$0.00

Losses carried forward

Other Net Capital Losses		\$21,304.00
Gross rent and other leasing and hiring	B	\$70,397.00
Gross interest income	C	\$1,947.00

Assessable contributions	(R1 + R2 + R3 less R6)	R	\$50,507.00
Assessable personal contributions		R2	\$50,507.00
No-TFN-quoted contributions		R3	\$0.00

Gross income	W	\$122,851.00
Total assessable income	V	\$122,851.00

Section C: Deductions and non-deductible expenses

12 DEDUCTIONS

		Deductions	Non-Deductible Expenses
Capital works expenditure	D1	\$1,770.00	D2
Low value pool		\$2,078.00	
Decline in value of depreciating assets	E1	\$2,078.00	E2
SMSF auditor fee	H1	\$440.00	H2
Investment expenses	I1	\$24,365.00	I2
Management and administration expenses	J1	\$2,019.00	J2
Totals	N	\$30,672.00	Y
Total SMSF expenses		(N + Y)	Z
Taxable income or loss		(TOTAL ASSESSABLE INCOME less TOTAL DEDUCTIONS)	O
			\$92,179.00

Section D: Income tax calculation statement

13 CALCULATION STATEMENT		
Taxable income	A	\$92,179.00
Tax on taxable income	T1	\$13,826.85
Tax on no-TFN-quoted contributions	J	\$0.00
Gross tax	B	\$13,826.85
Subtotal	(B less C – cannot be less than zero) T2	\$13,826.85
Subtotal	(T2 less D – cannot be less than zero) T3	\$13,826.85
REFUNDABLE TAX OFFSETS	(E1 + E2 + E3 + E4) E	\$0.00
Complying fund's franking credits tax offset	E1	\$0.00
Tax Payable	T5	\$13,826.85
Tax offset refunds (Remainder of refundable tax offsets)	I	\$0.00
Supervisory levy	L	\$259.00
Supervisory levy adjustment for wound up funds	M	\$0.00
Supervisory levy adjustment for new funds	N	\$0.00
Amount payable	S	\$14,085.85

Section E: Losses

14 LOSSES		
Net capital losses carried forward to later income years	V	\$21,304.00

Section H: Assets and liabilities

15 ASSETS		
15b Australian direct investments		
Cash and term deposits	E	\$15,862.00
Listed shares	H	\$1,519.00
Non-residential real property	K	\$1,602,479.00
15d Overseas direct investments		
Total Australian and overseas assets	U	\$1,619,860.00

16

LIABILITIES

Total member closing account balances	W	\$1,608,876.00
Other liabilities	Y	\$10,985.00
Total liabilities	Z	\$1,619,861.00

Section K : Declarations

PREFERRED TRUSTEE OR DIRECTOR CONTACT DETAILS

Title	Mrs
First name	Larisa
Family name	Wong
Non-individual trustee name	R&L Wong Pty Ltd
Contact number	08 81216066

TAX AGENT'S CONTACT DETAILS

Practice name	The Trustee for Duwin Trust
First name	Sophia
Family name	Wang
Contact number	08 81216066

Member 1 — Wong, Larisa (TFN Recorded)

WP8.7

Account status	Open	
Tax File Number	TFN Recorded	
INDIVIDUAL NAME		
Title	Mrs	
Given name	Larisa	
Other given names		
Family name	Wong	
Suffix		
Date of birth	6 Feb 1961	
Date of death		
CONTRIBUTIONS		
Opening account balance	\$626,854.00	
Employer contributions	A	
Principal Employer ABN	A1	
Personal contributions	B	\$325,000.00
CGT small business retirement exemption	C	
CGT small business 15 year exemption	D	
Personal injury election	E	
Spouse and child contributions	F	
Other third party contributions	G	
Proceeds from primary residence disposal	H	
Receipt date	H1	
Assessable foreign superannuation fund amount	I	
Non-assessable foreign superannuation fund amount	J	
Transfer from reserve: assessable amount	K	
Transfer from reserve: non-assessable amount	L	
Contributions from non-complying funds and previously non-complying funds	T	
Any other contributions (including Super Co-contributions and Low Income Super Contributions)	M	
Total Contributions	N	\$325,000.00

OTHER TRANSACTIONS

Allocated earnings or losses	O	\$22,205.00
Inward rollovers and transfers	P	
Outward rollovers and transfers	Q	
TRIS Count		
Accumulation phase account balance	S1	\$974,059.00
Retirement phase account balance – Non CDBIS	S2	
Retirement phase account balance – CDBIS	S3	
Accumulation phase value	X1	\$974,059.00
Retirement phase value	X2	
Outstanding Limited recourse borrowing arrangement	Y	
Lump Sum payment	R1	
Income stream payment	R2	
Closing account balance	S	\$974,059.00

Member 2 — Wong, Robert (TFN Recorded)

WP8.9

Account status	Open
Tax File Number	TFN Recorded
INDIVIDUAL NAME	
Title	Mr
Given name	Robert
Other given names	
Family name	Wong
Suffix	
Date of birth	11 May 1963
Date of death	
CONTRIBUTIONS	
Opening account balance	\$300,676.00
Employer contributions	A
Principal Employer ABN	A1
Personal contributions	B \$325,507.00
CGT small business retirement exemption	C
CGT small business 15 year exemption	D
Personal injury election	E
Spouse and child contributions	F
Other third party contributions	G
Proceeds from primary residence disposal	H
Receipt date	H1
Assessable foreign superannuation fund amount	I
Non-assessable foreign superannuation fund amount	J
Transfer from reserve: assessable amount	K
Transfer from reserve: non-assessable amount	L
Contributions from non-complying funds and previously non-complying funds	T
Any other contributions (including Super Co-contributions and Low Income Super Contributions)	M
Total Contributions	N \$325,507.00

OTHER TRANSACTIONS

Allocated earnings or losses	O	\$8,634.00
Inward rollovers and transfers	P	
Outward rollovers and transfers	Q	
TRIS Count		
Accumulation phase account balance	S1	\$634,817.00
Retirement phase account balance – Non CDBIS	S2	
Retirement phase account balance – CDBIS	S3	
Accumulation phase value	X1	\$634,817.00
Retirement phase value	X2	
Outstanding Limited recourse borrowing arrangement	Y	
Lump Sum payment	R1	
Income stream payment	R2	
Closing account balance	S	\$634,817.00

Capital Gains Tax Schedule

1 CURRENT YEAR CAPITAL GAINS AND CAPITAL LOSSES	Capital gains	Capital losses
Shares in companies listed on an Australian securities exchange	A	K \$21,304.00
Other shares	B	L
Units in unit trusts listed on an Australian securities exchange	C	M
Other units	D	N
Real estate situated in Australia	E	O
Other real estate	F	P
Amount of capital gains from a trust (including a managed fund)	G	
Collectables	H	Q
Other CGT assets and any other CGT events	I	R
Amount of capital gain previously deferred under transitional CGT relief for superannuation funds	S	
Total current year	J	A \$21,304.00
2 CAPITAL LOSSES		
Total current year capital losses applied		B
Total prior year net capital losses applied		C
Total capital losses transferred in applied (only for transfers involving a foreign bank branch or permanent establishment of a foreign financial entity)		D
Total capital losses applied		E
3 UNAPPLIED NET CAPITAL LOSSES CARRIED FORWARD		
Net capital losses from collectables carried forward to later income years		A
Other net capital losses carried forward to later income years		B \$21,304.00
4 CGT DISCOUNT		
Total CGT discount applied		A
5 CGT CONCESSIONS FOR SMALL BUSINESS		
Small business active asset reduction		A
Small business retirement exemption		B
Small business rollover		C
Total small business concessions applied		D \$0.00
6 NET CAPITAL GAIN		
		A \$0.00
1J less 2E less 4A less 5D (cannot be less than zero). Amount will appear at label A, Net capital gain on your tax return		
7 EARNOUT ARRANGEMENTS		
Income year earnout right created		F
Amended net capital gain or capital losses carried forward		G

WP8.12

8 OTHER CGT INFORMATION REQUIRED (IF APPLICABLE)

Small business 15 year exemption – exempt capital gains	A
Capital gains disregarded by a foreign resident	B
Capital gains disregarded as a result of a scrip for scrip rollover	C
Capital gains disregarded as a result of an inter-company asset rollover	D
Capital gains disregarded by a demerging entity	E

Losses schedule

Part A Losses carried forward to the 2021–2022 income year

1 TAX LOSSES CARRIED FORWARD TO LATER INCOME YEARS

2020–2021	B	
2019–2020	C	
2018–2019	D	
2017–2018	E	
2016–2017	F	
2015–2016 and earlier years	G	
Total	U	

2 NET CAPITAL LOSSES CARRIED FORWARD TO LATER INCOME YEARS

2020–2021	H	\$21,304.00
2019–2020	I	
2018–2019	J	
2017–2018	K	
2016–2017	L	
2015–2016 and earlier years	M	
Total	V	\$21,304.00

Part B Ownership and same business test

1 WHETHER CONTINUITY OF MAJORITY OWNERSHIP TEST PASSED

2020–2021	A
2019–2020	B
2018–2019	C
2017–2018	D
2016–2017	E
2015–2016 and earlier years	F

2 AMOUNT OF LOSSES DEDUCTED FOR WHICH THE CONTINUITY OF MAJORITY OWNERSHIP TEST IS NOT PASSED BUT THE BUSINESS CONTINUITY TEST IS SATISFIED – EXCLUDES FILM LOSSES

Tax losses	G
Net capital losses	H

3 LOSSES CARRIED FORWARD FOR WHICH THE BUSINESS CONTINUITY TEST MUST BE SATISFIED BEFORE THEY CAN BE DEDUCTED IN LATER YEARS – EXCLUDES FILM LOSSES

Tax losses	I
Net capital losses	J

4 DO CURRENT YEAR LOSS PROVISIONS APPLY?

Is the company required to calculate its taxable income or tax loss for the year under Subdivision 165-B or its net capital gain or net capital loss for the year under Subdivision 165-CB of the <i>Income Tax Assessment Act 1997</i> (ITAA 1997)?	K
--	----------

Part C Unrealised losses

Has a changeover time occurred in relation to the company after 1.00pm by legal time in the Australian Capital Territory on 11 November 1999?

L

At the changeover time did the company satisfy the maximum net asset value test under section 152-15 of ITAA 1997?

M

If you selected No at M, has the company determined it had an unrealised net loss at the changeover time?

N

If you selected Yes at N, what was the amount of unrealised net loss calculated under section 165-115E of ITAA 1997?

O**Part D Life insurance companies**

Complying superannuation class tax losses carried forward to later income years

P

Complying superannuation net capital losses carried forward to later income years

Q**Part E Controlled foreign company losses**

Current year CFC losses

M

CFC losses deducted

N

CFC losses carried forward

O**Part F Tax losses reconciliation statement**

Balance of tax losses brought forward from the prior income year

A

ADD Uplift of tax losses of designated infrastructure project entities

B

SUBTRACT Net forgiven amount of debt

C

ADD Tax loss incurred (if any) during current year

D

ADD Tax loss amount from conversion of excess franking offsets

E

SUBTRACT Net exempt income

F

SUBTRACT Tax losses forgone

G

SUBTRACT Tax losses deducted

H

SUBTRACT Tax losses transferred out under Subdivision 170-A (only for transfers involving a foreign bank branch or a PE of a foreign financial entity)

I

Total tax losses carried forward to later income years

J**\$0.00**

WONG FAMILY SUPERANNUATION FUND
STATEMENT OF TAXABLE INCOME
FOR THE YEAR ENDED 30 JUNE 2021

	2021
	\$
Benefits Accrued as a Result of Operations before Income Tax	WP5.4 695,173.00
Less:	
Increase in Market Value of Investments	WP130.1 (22,528.00)
Member/Personal Contributions - Non Concessional (Undeducted)	WP118.1 (300,000.00)
Member/Personal Contributions - Non Concessional (Undeducted)	(300,000.00)
Building Depreciation	WP135 (1,770.00)
	(624,298.00)
	70,875.00
Add:	
Accounting Capital Losses	WP111.1 21,304.00
	21,304.00
Taxable Income	92,179.00
Tax Payable on Taxable Income	13,826.85
Income Tax Payable/(Refund)	13,826.85
Add:	
Supervisory levy	259.00
Total Amount Due or Refundable	14,085.85



046

WONG FAMILY SUPERANNUATION FUND
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

Account Number 06 7167 20653070

Statement Period 1 Jul 2020 - 30 Sep 2020

Closing Balance \$15,474.25 CR

Enquiries 13 2221

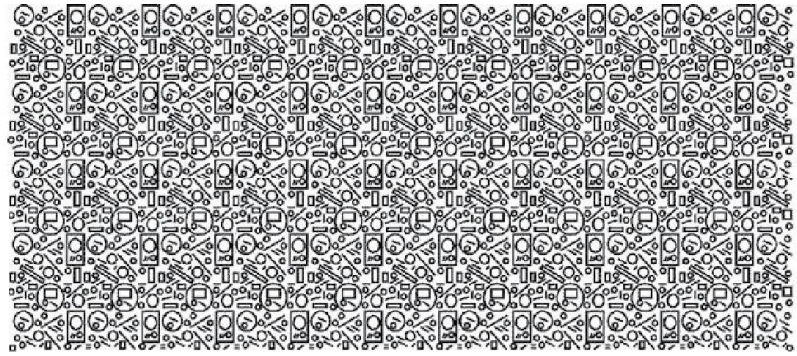
Accelerator Cash Account

Name: R&L WONG PTY LTD ATF WONG FAMILY 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
01 Jul	2020 OPENING BALANCE			\$40,139.37 CR
01 Jul	CREDIT INTEREST EARNED on this account to June 30, 2020 is \$339.88			
01 Jul	Credit Interest		4.40	\$40,143.77 CR
07 Jul	Direct Credit 195319 Commercial SA Tr /		320.36	\$40,464.13 CR
14 Jul	Direct Credit 195319 Commercial SA Tr /		1,392.00	\$41,856.13 CR
16 Jul	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$41,656.13 CR
01 Aug	Credit Interest		10.47	\$41,666.60 CR
07 Aug	Direct Credit 195319 Commercial SA Tr /		125.59	\$41,792.19 CR
17 Aug	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$41,592.19 CR
20 Aug	Transfer to other Bank NetBank transfer mistake	320.36		\$41,271.83 CR
20 Aug	Transfer to other Bank NetBank	1,392.00		\$39,879.83 CR
21 Aug	Transfer to other Bank CommBank app outgoing	1,105.54		\$38,774.29 CR
26 Aug	TAX OFFICE PAYMENTS NetBank BPAY 75556 4934090442862760 income tax2	15,212.35		\$23,561.94 CR
26 Aug	TAX OFFICE PAYMENTS NetBank BPAY 75556 4934090442862760 act stat4	5,697.00		\$17,864.94 CR
26 Aug	ASIC NetBank BPAY 17301 2296209189895 ASIC	55.00		\$17,809.94 CR
01 Sep	Credit Interest		9.31	\$17,819.25 CR



Date	Transaction	Debit	Credit	Balance
16 Sep	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$17,619.25 CR
24 Sep	Transfer to other Bank CommBank app accountant fee	2,145.00		\$15,474.25 CR
30 Sep 2020	CLOSING BALANCE			\$15,474.25 CR

Opening balance	-	Total debits	+	Total credits	=	Closing balance
\$40,139.37 CR		\$26,527.25		\$1,862.13		\$15,474.25 CR

Your Credit Interest Rate Summary

Date	Balance	Standard Credit Interest Rate (p.a.)
30 Sep	\$0.00 and over	0.30%

Note. Interest rates are effective as at the date shown but are subject to change.



046

WONG FAMILY SUPERANNUATION FUND
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

Account Number 06 7167 20653070

Statement Period 1 Oct 2020 - 31 Dec 2020

Closing Balance \$225,996.47 CR

Enquiries 13 2221

Accelerator Cash Account

Name: R&L WONG PTY LTD ATF WONG FAMILY 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
01 Oct	2020 OPENING BALANCE			\$15,474.25 CR
01 Oct	Credit Interest		4.25	\$15,478.50 CR
15 Oct	Transfer to other Bank NetBank FLINDER ST STRATA	1,392.00		\$14,086.50 CR
16 Oct	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$13,886.50 CR
01 Nov	Credit Interest		3.72	\$13,890.22 CR
03 Nov	Direct Credit 012721 ATO ATO005000013683955		2,326.70	\$16,216.92 CR
12 Nov	Direct Credit 195319 Commercial SA Tr /		6,576.94	\$22,793.86 CR
16 Nov	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$22,593.86 CR
19 Nov	Direct Credit 195319 Commercial SA Tr /		16,414.00	\$39,007.86 CR
23 Nov	Transfer from CommBank app		183,301.06	\$222,308.92 CR
01 Dec	Credit Interest		7.29	\$222,316.21 CR
08 Dec	Transfer from CommBank app		8.53	\$222,324.74 CR
24 Dec	Direct Credit 195319 Commercial SA Tr /		3,671.73	\$225,996.47 CR
31 Dec	2020 CLOSING BALANCE			\$225,996.47 CR

Opening balance	-	Total debits	+	Total credits	=	Closing balance
\$15,474.25 CR		\$1,792.00		\$212,314.22		\$225,996.47 CR



046

WONG FAMILY SUPERANNUATION FUND
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

Account Number 06 7167 20653070

Statement Period 1 Jan 2021 - 31 Mar 2021

Closing Balance \$245,925.62 CR

Enquiries 13 2221

Accelerator Cash Account

Name: R&L WONG PTY LTD ATF WONG FAMILY 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
01 Jan	2021 OPENING BALANCE			\$225,996.47 CR
01 Jan	Credit Interest		18.96	\$226,015.43 CR
29 Jan	Direct Credit 195319 Commercial SA Tr /		5,488.90	\$231,504.33 CR
01 Feb	Credit Interest		19.24	\$231,523.57 CR
12 Feb	Direct Credit 195319 Commercial SA Tr /		9,298.51	\$240,822.08 CR
01 Mar	Credit Interest		18.19	\$240,840.27 CR
12 Mar	Direct Credit 195319 Commercial SA Tr /		5,085.35	\$245,925.62 CR
31 Mar	2021 CLOSING BALANCE			\$245,925.62 CR

Opening balance	-	Total debits	+	Total credits	=	Closing balance
\$225,996.47 CR		Nil		\$19,929.15		\$245,925.62 CR

Your Credit Interest Rate Summary

Date	Balance	Standard Credit Interest Rate (p.a.)
31 Mar	\$0.00 and over	0.10%

Note. Interest rates are effective as at the date shown but are subject to change.



046

WONG FAMILY SUPERANNUATION FUND
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

Account Number 06 7167 20653070

Statement Period 1 Apr 2021 - 30 Jun 2021

Closing Balance \$15,862.23 CR

Enquiries 13 2221

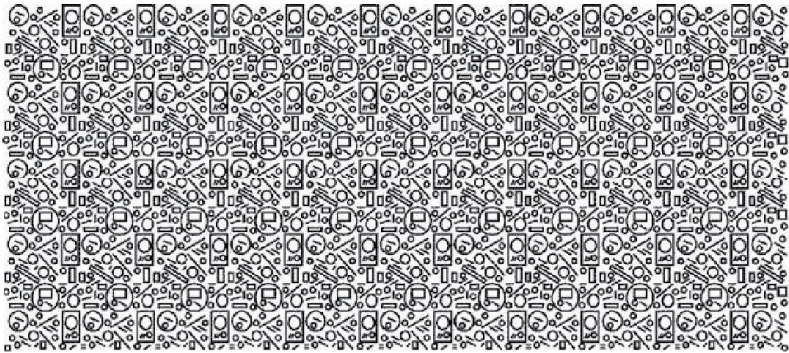
Accelerator Cash Account

Name: R&L WONG PTY LTD ATF WONG FAMILY 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
01 Apr	2021 OPENING BALANCE			\$245,925.62 CR
01 Apr	Credit Interest		20.73	\$245,946.35 CR
12 Apr	Direct Credit 195319 Commercial SA Tr /		3,793.83	\$249,740.18 CR
01 May	Credit Interest		20.41	\$249,760.59 CR
06 May	Transfer to other Bank NetBank CONVEYANCING FEE	605.00		\$249,155.59 CR
06 May	Transfer to other Bank NetBank land title office	7,338.00		\$241,817.59 CR
08 May	Transfer To LARISA WONG CommBank App purchase	100,000.00		\$141,817.59 CR
10 May	Transfer To LARISA WONG CommBank App purchase	100,000.00		\$41,817.59 CR
12 May	Direct Credit 195319 Commercial SA Tr /		5,720.66	\$47,538.25 CR
21 May	Transfer To CAFE CHINA NetBank upstream fee	11,440.00		\$36,098.25 CR
21 May	Transfer To Upstream NetBank 48 unley rd unley	23,375.00		\$12,723.25 CR
01 Jun	Credit Interest		7.31	\$12,730.56 CR
21 Jun	Transfer From Upstream PM CREDIT TO ACCOUNT		1,412.07	\$14,142.63 CR
21 Jun	Transfer To LARISA WONG NetBank redirect	1,412.07		\$12,730.56 CR



Date	Transaction	Debit	Credit	Balance
30 Jun	Direct Credit 195319 Commercial SA Tr /		3,131.67	\$15,862.23 CR
30 Jun 2021	CLOSING BALANCE			\$15,862.23 CR
</				

Your Credit Interest Rate Summary

Date	Balance	Standard Credit Interest Rate (p.a.)
30 Jun	\$0.00 and over	0.10%

Note. Interest rates are effective as at the date shown but are subject to change.

WONG FAMILY SUPERANNUATION FUND
INVESTMENT SUMMARY REPORT AT 30 JUNE 2021

Investment	Units	Ave Cost	Mkt Price	Cost	Market	Unrealised Gain/(Loss)	Percent Gain/(Loss)	Percent Total	
Cash/Bank Accounts									
CBA Accel Cash #3070		15,862.23	15,862.2300	15,862.23 WP10.6	15,862.23			0.98%	
				15,862.23	15,862.23			0.98%	
Real Estate Properties (Australian)									
276 Flinders Street, Adelaide	1.0000	723,400.95	723,400.9500	at cost per WP2.1	723,400.95	723,400.95		44.66%	
48 Unley Road	1.0000	857,888.00	857,888.0000		857,888.00	857,888.00		52.96%	
48 Unley Road - Renovation	1.0000	21,190.33	21,190.3300		21,190.33	21,190.33		1.31%	
					1,602,479.28	1,602,479.28		98.93%	
Shares in Listed Companies (Australian)									
Paladin Energy Ltd (PDN)	2,950.0000 WP40.2	0.18	0.5150		526.50	1,519.25	992.75	188.56%	0.09%
					526.50	1,519.25	992.75	188.56%	0.09%
					1,618,868.01	1,619,860.76	992.75	0.06%	100.00%

Date: 25/08/2021

Dear Sir/Madam,

Thank you for your enquiry and below is the account balance(s) of your portfolio as of close of business on: 30/06/2021

**PALADIN ENERGY LTD
PDN FULLY PAID ORDINARY SHARES**

Name	Share Type	Register	Quantity
R&L WONG PTY LTD <WONG FAMILY SUPER FUND> X*****6207	CHESS Sponsored	WA	2950
Total			2950

[HIN: X0078496207](#)
[Postcode: 5071](#)

Sincerely,
Computershare

Only Computershare managed holdings are listed.

WONG FAMILY SUPERANNUATION FUND
DETAILED PURCHASE AND DISPOSAL REPORT
AT 30 JUNE 2021

Date	Details	Units	Unit Price	Amount
Fixed Interest Securities (Australian)				
<u>Term Deposit</u>				
23/11/2020	Transfer from CommBank app	(1.0000)	180,000.0000	(180,000.00)
		(1.0000)		(180,000.00)
Real Estate Properties (Australian)				
<u>276 Flinders Street, Adelaide</u>				
30/06/2021	record depreciation expenseCGT date: 14/09/2017			WP135 (2,018.00)
				(2,018.00)
<u>48 Unley Road</u>				
06/05/2021	Transfer to other Bank NetBank land title office	1.0000	7,338.0000	7,338.00
06/05/2021	Transfer to other Bank NetBank CONVEYANCING FEECGT date: 06/05/2021			WP40.4 605.00
06/05/2021	GST adjustment at 30/06/2021CGT date: 06/05/2021			(55.00)
08/05/2021	Transfer To LARISA WONG CommBank App purchaseCGT date: 06/05/2021			100,000.00
10/05/2021	Transfer To LARISA WONG CommBank App purchaseCGT date: 06/05/2021			100,000.00
30/06/2021	record in-specie contribution cost baseCGT date: 06/05/2021			650,000.00
		1.0000		857,888.00
<u>48 Unley Road - Renovation</u>				
21/05/2021	Transfer To Upstream NetBank 48 unley rd unley	1.0000	23,375.0000	WP40.6 23,375.00
21/05/2021	GST adjustment at 30/06/2021CGT date: 21/05/2021			(2,125.00)
30/06/2021	record depreciationCGT date: 21/05/2021			(59.67)
		1.0000		21,190.33
Shares in Listed Companies (Australian)				
<u>Liquefied Natural Gas Limited (LNG)</u>				
29/06/2021	Disposal of 46,767.0000 unit(s) purchased on 09/03/2018 in Liquefied Natural Gas Limited (LNG)	(46,767.0000)	0.4555	(21,303.60)
		(46,767.0000)		(21,303.60)
				\$675,756.73

Purchaser's Settlement Statement

21 April 2021

Ref: KLA:620161

LARJ Pty Ltd
 as trustee of the Wong Family Superannuation Fund
 4 The Boulevard
 Flagstaff Hill SA 5159

Transfer of 48 Unley Road, Unley SA 5061

Vendor: LARJ Pty Ltd as trustee of The Robert Wang Family Trust No 2

Purchase Price (based on market value of \$850,000.00)		\$850,000.00
--	--	--------------

Concession and non-concessional contribution by Larissa Wong and Robert Wong	\$650,000.00	
--	--------------	--

Adjustment of rates and taxes		Nil
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TO: Stamp duty on transfer (based on value of \$850,000.00 and subject to RevenueSA approval – if applicable \$40,580.00)		\$0.00
--	--	--------

TO: Lands Titles Office fee on transfer		\$7,338.00
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TO: Legal fees – conveyancing (\$550.00 + \$55.00 GST)		\$605.00
--	--	----------

Balance amount due by you at settlement	\$207,943.00	
--	---------------------	--

TOTAL	\$857,943.00	\$857,943.00
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E & O E



Arya Fine Indian Cuisine
 48 Unley Road, Unley, 5061
 PH: 08 8267 6388
 FAX: 08 8267 6399
 ABN: 66 105 314 172

Tax Invoice

Bill To:

Date: 07 May 2021

R & L Wong Pty Ltd atf The Wong
 Family Superannuation Fund
 4 The Boulevard, Flagstaff Hill SA 5159

Payment on 21/05/2021 WP10.5
Depreciation= 21,250 * 2.5%*41/365= 59.67

Date	Description	Price/head	Total
	Demolition and removal of decking		
	Demolition of concrete path		
	Stripping of heaters, lights & cables		
	Updating the toilets		
	Demolition of the bars and building a wall		
	Level and concrete floor		\$12,000
	Hybrid flooring material and installation		\$6,250
	Painting Work		\$3,000
	Total (excluding Gst)		\$21,250
	Gst 10%		\$2,125
	Total (including Gst)		\$23,375

Electronic Payment Details

Name: Padma Rawat

Bank: Commonwealth Bank

BSB: 065 114

A/C: 1026 0328



15 March 2021

Dear Larissa,

TRANSFER OF 48 UNLEY ROAD, UNLEY ("The Property") TO WONG SUPERANNUATION FUND ("SMSF")

You have made the decision to transfer The Property to your SMSF. As such we bring the following Tax and Compliance issues to your attention.

Please note, this document is not meant to be a Statement of Advice as we are not licensed to provide Financial Planning Advice. This document is provided to you by Us your Accountants to further educate you as to your Roles & Responsibilities as Trustees of your own SMSF.

All calculations are merely an estimate and will be dependent on preparing final tax returns.

Issue 1: Can the SMSF buy The Property?	<p>Your SMSF can buy real commercial property from a member or related party.</p> <p>SMSF's are prohibited from buying residential property from a member or related party.</p> <p>The Property is currently owned by Robert Wong Family Trust No 2 (RWFT) which is a related party.</p>
Issue 2: At what value does the SMSF need to buy The Property at?	<p>All dealings your SMSF has with related parties must be done at market value.</p> <p>You have obtained an independent market valuation which shows a value of \$850,000.</p>
Issue 3: Does the SMSF has enough funds to buy The Property?	<p>You have advised the SMSF has a cash balance of \$240,000 as at 3/3/2021.</p> <p>This means the SMSF has a cash shortfall of \$610,000 before any contributions.</p> <p>However after contributions there won't be a shortfall.</p> <p>Calculations are as follows:-</p>

	<p>Market Value \$850,000</p> <p>Stamp Duty \$ 0</p> <p>-----</p> <p>Total Funds Required \$850,000</p> <p>Less: Cash \$(240,000)</p> <p>-----</p> <p>Shortfall Before Contributions \$610,000</p> <p>The Shortfall can be funded by way of contributions as follows:-</p> <p>Concessional Contribution</p> <ul style="list-style-type: none"> - Larissa \$25,000 - Robert \$25,000 <p>Non Concessional Contribution (Trigger Bring Forward Rule).</p> <ul style="list-style-type: none"> - Larissa \$300,000 - Robert \$300,000 <p>Total \$650,000</p> <p>Excess Cash After Contributions \$40,000</p>
Issue 4: Is the SMSF allowed to receive the contributions?	<p>You are allowed to make Deductible and Non Deductible Contributions so long as you meet an Age Test and Work Test.</p> <p>Any one less than 67 yo (65 yo in 2020) is allowed to make contributions.</p> <p>After 67 yo, you will need to meet the Work Test in order contribution.</p> <p>In 2021 FY you will be 60 yo Larissa and 58 yo Robert. Therefore you can contribute and the Work Test is not applicable.</p>
Issue 5: What are your Contributions Limit?	<p>In general, your contribution limits are as follows:-</p> <p>\$25,000 per person per annum if you want to claim a tax deduction (Concessional Limit)</p> <p>\$100,000 per person per annum if you do not claim a tax deduction (Non Concessional Limit)</p> <p>You can only put in Non Concessional Contribution if your Total Super Balance is less than \$1.6M. You and Robert each has Total Super Balances less than the \$1.6M limit.</p> <p>You are allowed to contribute up to 3 times the Non Concessional Limit if you have not already Triggered the Bring Forward Rule.</p> <p>In 2018 you Triggered the Bring Forward Rule. In 2021 you are eligible to contribute Non Concessional Contributions again.</p>
Issue 6: What is the Tax Consequence to RWFT?	<p>RWFT2 will make a Capital Loss of approximately \$58,243 calculated as follows:-</p> <p>Deemed Market Value \$850,000</p> <p>Less: Cost Base per Financials \$(908,243)</p> <p>Capital Loss \$(58,243)</p>

	<p>Subject to the Trust Loss Rules, this Capital Loss can be carried forward indefinitely by the trust to offset any future capital gains.</p> <p>If you were to pass away, the Losses in the Trust can be used by your children assuming they still pass the Trust Loss Rules.</p>																																						
Issue 7: What will the SMSF financials look like after buying The Property?	<p><u>Per 30/6/2020 Financials</u></p> <table> <tr> <td>Cash at Bank</td><td>\$220,000</td></tr> <tr> <td>Flinders St Property</td><td>\$725,000</td></tr> <tr> <td>Less: Liabilities</td><td>\$(18,000)</td></tr> <tr> <td>Total Equity</td><td>\$927,000</td></tr> </table> <table> <tr> <td>Larissa</td><td>\$626,854</td></tr> <tr> <td>Robert</td><td>\$300,676</td></tr> </table> <p><u>Assumed Balance Sheet After Purchase</u></p> <table> <tr> <td>Cash at Bank</td><td>\$20,000</td></tr> <tr> <td>Unley Rd Property</td><td>\$850,000</td></tr> <tr> <td>Flinders St Property</td><td>\$725,000</td></tr> <tr> <td>Less: Liabilities</td><td>\$(18,000)</td></tr> <tr> <td>Total Equity</td><td>\$1,595,000</td></tr> </table> <table> <tr> <td>Larissa</td><td>\$951,854</td></tr> <tr> <td>Robert</td><td>\$625,676</td></tr> </table> <p><u>Assumed Profit & Loss After Purchase</u></p> <table> <tr> <td colspan="2">Assumed Rental Profit</td></tr> <tr> <td>- Flinder St</td><td>\$55,000</td></tr> <tr> <td>- Unley Rd</td><td>\$(15,000)</td></tr> <tr> <td>Super Fund Exps</td><td>\$(3,000)</td></tr> <tr> <td></td><td>-----</td></tr> <tr> <td>Assumed Profit</td><td>\$37,000</td></tr> </table>	Cash at Bank	\$220,000	Flinders St Property	\$725,000	Less: Liabilities	\$(18,000)	Total Equity	\$927,000	Larissa	\$626,854	Robert	\$300,676	Cash at Bank	\$20,000	Unley Rd Property	\$850,000	Flinders St Property	\$725,000	Less: Liabilities	\$(18,000)	Total Equity	\$1,595,000	Larissa	\$951,854	Robert	\$625,676	Assumed Rental Profit		- Flinder St	\$55,000	- Unley Rd	\$(15,000)	Super Fund Exps	\$(3,000)		-----	Assumed Profit	\$37,000
Cash at Bank	\$220,000																																						
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Super Fund Exps	\$(3,000)																																						

Assumed Profit	\$37,000																																						
Issue 8: If the SMSF started a pension, what will be the tax benefits to the SMSF?	<p>When a member starts a pension, the members percentage of the super fund will be tax free.</p> <p>Approx % of the fund is as follows</p> <table> <tr> <td>Larissa</td><td>\$951,854 approx 60%</td></tr> <tr> <td>Robert</td><td>\$625,676 approx 40%</td></tr> <tr> <td></td><td>-----</td></tr> <tr> <td>Total Equity</td><td>\$1,595,000</td></tr> </table> <p>Assuming only Larissa started the pension, $60\% \times \\$37,000$ will be tax free. Which is a tax savings of $15\% \times 60\% \times \\$37,000 = \\$3,330$.</p> <p>Assuming both Larissa and Robert started the pension, $100\% \times \\$37,000$ will be tax free. Which is a tax savings of $15\% \times 100\% \times \\$37,000 = \\$5,550$</p>	Larissa	\$951,854 approx 60%	Robert	\$625,676 approx 40%		-----	Total Equity	\$1,595,000																														
Larissa	\$951,854 approx 60%																																						
Robert	\$625,676 approx 40%																																						

Total Equity	\$1,595,000																																						



Income tax 002

Date generated	03/08/2021
Overdue	\$0.00
Not yet due	\$0.00
Balance	\$0.00

Transactions

6 results found - from 03 August 2019 to 03 August 2021 sorted by processed date ordered newest to oldest

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
29 Oct 2020	3 Nov 2020	EFT refund for Income Tax for the period from 01 Jul 19 to 30 Jun 20	\$2,326.70		\$0.00
28 Oct 2020	28 Oct 2020	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 19 to 30 Jun 20		\$2,326.70	\$2,326.70 CR
28 Aug 2020	28 Aug 2020	General interest charge			\$0.00
28 Aug 2020	27 Aug 2020	Payment received		\$15,212.35	\$0.00
1 Jun 2020	1 Jun 2020	General interest charge			\$15,212.35 DR
15 Feb 2020	18 May 2020	Tax return Self Man Superfund - Income Tax for the period from 01 Jul 18 to 30 Jun 19	\$15,212.35		\$15,212.35 DR



Activity statement 004

Date generated	03/08/2021
Overdue	\$0.00
Not yet due	\$0.00
Balance	\$0.00

Transactions

17 results found - from 03 August 2019 to 03 August 2021 sorted by processed date ordered newest to oldest

Processed date	Effective date	Description	Debit (DR)	Credit (CR)	Balance
20 Apr 2021	28 Apr 2021	Original Activity Statement for the period ending 31 Mar 21		\$0.00	\$0.00
7 Mar 2021	2 Mar 2021	Original Activity Statement for the period ending 31 Dec 20		\$0.00	\$0.00
25 Sep 2020	28 Oct 2020	Original Activity Statement for the period ending 30 Sep 20		\$0.00	\$0.00
28 Aug 2020	28 Aug 2020	General interest charge			\$0.00
28 Aug 2020	27 Aug 2020	Payment received		\$5,697.00	\$0.00
28 Aug 2020	3 Aug 2020	General interest charge			\$5,697.00 DR
26 Aug 2020	28 Jul 2020	Client initiated amended Activity Statement for the period ending 30 Jun 20 - PAYG Instalments		\$3,925.00	\$5,697.00 DR
3 Aug 2020	3 Aug 2020	General interest charge			\$9,622.00 DR
2 Aug 2020	28 Jul 2020	Original Activity Statement for the period ending 30 Jun 20 - PAYG Instalments	\$3,925.00		\$9,622.00 DR
1 Jun 2020	1 Jun 2020	General interest charge			\$5,697.00 DR
10 May 2020	28 Apr 2020	Original Activity Statement for the period ending 31 Mar 20 - PAYG Instalments	\$5,697.00		\$5,697.00 DR
22 Jan 2020	21 Jan 2020	Payment received		\$3,039.00	\$0.00
19 Jan 2020	28 Feb 2020	Original Activity Statement for the period ending 31 Dec 19 - PAYG Instalments	\$3,039.00		\$3,039.00 DR
30 Nov 2019	30 Nov 2019	General interest charge			\$0.00
21 Nov 2019	20 Nov 2019	Payment		\$3,039.00	\$0.00
3 Nov 2019	28 Oct 2019	Original Activity Statement for the period ending 30 Sep 19 - PAYG Instalments	\$3,039.00		\$3,039.00 DR
17 Oct 2019	22 Oct 2019	EFT refund	\$3,067.00		\$0.00

Tax registrations

Account

Activity statement 004 THE TRUSTEE FOR WONG FAMIL ▼

Registrations

Current

Historical

Current registrations

Type	Lodgment cycle	Date of registration
Goods & Services Tax	Quarterly	06/05/2021
Reporting method Simpler		
Is the entity required by law to register for GST? Yes		
Date of registration 06/05/2021		
GST turnover \$75,000 to \$149,999		
Lodgment cycle Quarterly		
Cash or non-cash (accruals) accounting Cash		
Does the entity import goods into Australia? No		
Pay as you go Instalments	Quarterly	01/01/2019

WONG FAMILY SUPERANNUATION FUND

GST TRANSACTION LIST FOR THE PERIOD 01/07/2020 TO 30/06/2021

Printed: Tuesday 31 August, 2021 @ 14:08:17

Date	Ref	Type	GST Rate	Supplies				Purchases				
				Total	GST Free	Input Taxed	GST Charged	Capital	Other	Partial GST	No GST	GST Paid ABN not quoted
280/001	276 Flinders Street, Adelaide											
12/05/2021	WP10	B	100%	5,720.66			520.06					
30/06/2021	WP10	B	100%	3,131.67			52.48					
				8,852.33			572.54					
425	Rental Property Expenses											
21/05/2021	WP10	B	100%					11,440.00	WP175.2		1,040.00	
30/06/2021	1	N	100%					2,924.09	WP175.4	785.80	194.39	
30/06/2021	5	N	GST Free					59.67		59.67		
772/002	48 Unley Road							14,423.76		845.47	1,234.39	
06/05/2021	WP10	B	100%					605.00	WP40.4		55.00	
								605.00			55.00	
772/003	48 Unley Road - Renovation											
21/05/2021	WP10	B	100%					23,375.00	WP40.6		2,125.00	
								23,375.00			2,125.00	
				8,852.33			572.54	23,980.00	14,423.76	845.47	3,414.39	

Business Activity Statement Summary

Label G1	\$8,852	Label 1A	\$573	Amount Payable / (Refundable)	(\$2,842)
Label G2		Label 4			
Label G3		Label 2A	\$573		
		Label 2B	\$3,414		
Label G10	\$23,980	Label IB	\$3,414	GST Payable/(Refundable)	(\$2,842)
Label G11	\$14,424				
Label W4					

* includes rounding adjustment to taxable supplies and purchases

WONG FAMILY SUPERANNUATION FUND
GENERAL LEDGER FOR THE PERIOD 01/07/2020 TO 30/06/2021
FROM ACCOUNT 250/000 TO 250/999 - ENTRIES: ALL
Printed: Tuesday 31 August, 2021 @ 09:34:58

Date	Ref	Type	Units	Debits \$	Credits \$	Balance \$
<u>250</u> <u>Interest Received</u>						
<u>250/001</u> <u>CBA Accel Cash #3070</u>						
01/07/2020	WP10	Bank Statement			4.40	(4.40)
		Narration: Credit Interest				
01/08/2020	WP10	Bank Statement			10.47	(14.87)
		Narration: Credit Interest				
01/09/2020	WP10	Bank Statement			9.31	(24.18)
		Narration: Credit Interest				
01/10/2020	WP10	Bank Statement			4.25	(28.43)
		Narration: Credit Interest				
01/11/2020	WP10	Bank Statement			3.72	(32.15)
		Narration: Credit Interest				
01/12/2020	WP10	Bank Statement		WP10	7.29	(39.44)
		Narration: Credit Interest				
01/01/2021	WP10	Bank Statement			18.96	(58.40)
		Narration: Credit Interest				
01/02/2021	WP10	Bank Statement			19.24	(77.64)
		Narration: Credit Interest				
01/03/2021	WP10	Bank Statement			18.19	(95.83)
		Narration: Credit Interest				
01/04/2021	WP10	Bank Statement			20.73	(116.56)
		Narration: Credit Interest				
01/05/2021	WP10	Bank Statement			20.41	(136.97)
		Narration: Credit Interest				
01/06/2021	WP10	Bank Statement			7.31	(144.28)
		Narration: Credit Interest				
<u>250/002</u> <u>Term Deposit</u>						
23/11/2020	WP10	Bank Statement		WP105.2	1,802.76	(1,802.76)
		Narration: Transfer from CommBank app				

Total Debits:

Total Credits: **\$1,947.04**Current Year Profit/(Loss): **N/A**

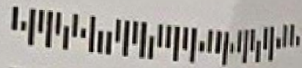
GoalSaver 065-155 10943466

DATE	Transfer in Branch Marion from 067-167 20653070	TRANSFER FROM ACCEL CASH ACC	CREDIT INT	BONUS INTEREST	DIRECT CREDIT COMM	Transfer back to 067- 167 20653070	BALANCE
BAL B/F						0	
15.7.20	181,802.76						181,802.76
16.7.20	1,802.76 interest \$180k principal	200.00					182,002.76
1.8..20			8.48	75.04			182,086.28
17.8.20		200.00					182,286.28
1.9.20			15.47	128.52			182,430.27
16.9.20		200.00					182,630.27
1.10.20			15.00	120.02			182,765.29
16.10.20		200.00					182,965.29
1.11.20			15.53	120.24			183,101.06
16.11.20		200.00					183,301.06
23.11.20						183,301.06	-
CLOSED							0.00

Total interest for term deposit= 1802.76

TOTAL	181802.76	54.48	443.82	183301	0
	DIRECT CREDIT FLINDERN STREET	CREDIT INT	TERM DEPOSIT PROCEED	DIRECT CREDIT ATO	ASIC FEE

\$498.3 to be treated as
Robert contribution per
WP2.4



046

THE TRUSTEES
WONG FAMILY SUPERANNUATION FUND
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

Date printed	22 June 2020
Term Deposit number	06 5156 50140382
Current balance	\$180,000.00
Investment term	8 months
At an interest rate of	1.50% p.a.
Invested on	5 November 2019
To mature on	5 July 2020
Interest option	Compound Annually

Review your Term Deposit before it matures

Your Term Deposit is due to mature on 5 July 2020. As at the date of this notice, we have the maturity instruction 'Place in Holding Facility' recorded for your account. This instruction will be applied on 5 July 2020 unless you let us know otherwise.

Account name	R&L WONG PTY LTD AS TRUSTEES FOR WONG FAMILY SUPERANNUATION FUND
Interest paid this financial year	\$0.00
Interest payable by maturity date if your funds remain invested until maturity	\$1,797.53

What do you need to do?

Review your Term Deposit and update your instructions if you want to make a change to these. You can do this at any point prior to maturity, or during the grace period. Prior to maturity, interest rates are indicative only, and may change before your maturity date.

As a guide if you chose to renew, based on your current term and balance as at the date of this notice (including any headline or special offers), the interest rate for the new term would be 0.15% p.a. This may change significantly by the time your Term Deposit matures. To confirm what the interest rate applied to the new term will be, contact us during the grace period so you can make changes if needed.

What are your maturity options?

You can:

- **Renew** your Term Deposit, with a wide variety of investment terms and the ability to add or withdraw funds
- **Withdraw** your funds in full and close your Term Deposit account
- **Temporarily** place your funds in a holding facility, a feature where you can access your funds without penalty until you decide your next move.

For the latest indicative interest rates, including rates for holding facility, go to www.commbank.com.au/tdrates

How to give us instructions

Log on to NetBank to provide instructions online, visit any CommBank branch, contact your Relationship Manager or Adviser or call 13 2221.

If you forget to provide instructions before maturity, or just change your mind, don't worry - you have the **7 day grace period** from 5 July 2020 to 11 July 2020 to provide alternative renewal or withdrawal instructions without notice or penalty. This will take effect from 5 July 2020.

WONG FAMILY SUPERANNUATION FUND
DETAILED INVESTMENT DISPOSALS REPORT AT 30 JUNE 2021

Date	Investment	Disposal Method	Units Sold	Purchase Cost	Cost Base Adjustments	Adjusted Cost Base	Consideration	Notional Gain Realised	Total Prof/(Loss)	Taxable Prof/(Loss)	Non Taxable Prof/(Loss)	Accounting Prof/(Loss)
Shares in Listed Companies (Australian)												
<u>Liquefied Natural Gas Limited (LNG)</u>												
29/06/2021	Disposal	Other	46,767.0000	21,303.60		21,303.60			(21,303.60)	(21,303.60)		(21,303.60)
			46,767.0000	21,303.60		21,303.60			(21,303.60)	(21,303.60)		(21,303.60)
				21,303.60		21,303.60			(21,303.60)	(21,303.60)		(21,303.60)
				21,303.60		21,303.60			(21,303.60)	(21,303.60)		(21,303.60)

a loss declaration has been issued and the capital loss can therefore be claimed in the financial year the declaration is issued (this declaration was issued on 17 June 2021)	29/06/2021
we understand the company failed to pay its annual listing fees by close of business on Friday, 26 February 2021	26/02/2021
delisted from the close of trading on Friday, 26 February 2021, pursuant to Listing rule 17.15.	26/02/2021
Under Listing Rule 17.6, any entity (if not already suspended) that has not paid its annual listing fees by close of business on Friday, 19 February 2021 will have its securities suspended from official quotation before the commencement of trading on Monday, 22 February 2021. The company has not paid the second instalment of its annual listing fees in respect of the year ending 30 June 2021 but the securities are already suspended from official quotation.	22/02/2021
The DOCA proponent, Aureus LNG GmbH, was unable to satisfy the conditions precedent to enable the DOCA to be effectuated. At the concurrent meetings of the Companies' creditors held on 8 February 2021, creditors resolved to terminate the DOCA and place each of the Companies into liquidation. Pursuant to the provisions of the Corporations Act 2001, Craig Crosbie, Simon Theobald and Daniel Walley have been appointed Liquidators of the Companies. The Liquidators will now realise the remaining assets of the Companies, assess claims from creditors and make distributions to creditors where possible.	08/02/2021
On 29 January 2021 the DOCA proponent, Aureus LNG GmbH, was granted an extension to the date by which the conditions precedent for the effectuation of the DOCA need to be satisfied by the Deed Administrators in accordance with the provisions of the DOCA until 5:00pm (AEDT) on Friday, 5 February 2021.	29/01/2021
Following concurrent meetings of the Companies' creditors on 15 January 2021, a further extension of the Sunset Date has been granted pursuant to the provisions of the DOCA until 5:00PM AEDT on 29 January 2021.	18/01/2021
On 17 December 2020, the Company received a further request from Aureus to extend the Sunset Date. On 18 December 2020, the Deed Administrators issued to Aureus a further Notice pursuant to the Deed to further extend the Sunset Date until 5pm (AEDT) on 15 January 2021. A copy of the DOCA has beenlodged with the Australian Securities and Investments Commission in accordance with Section 450B of the Corporations Act 2001.	29/12/2020
The company, together with four of its wholly owned subsidiaries, had executed a DOCA on 8 October 2020. Upon request from the DOCA proponent, Aureus LNG GmbH, the date by which the conditions precedent for the effectuation of the DOCA need to be satisfied has been extended by the Deed Administrators in accordance with the provisions of the DOCA from 8 December 2020 until 5:00pm (AEDT) on 18 December 2020.	14/12/2020
On 5 November 2020, ASIC made an order granting the company relief from various financial reporting obligations, specifically from 5 November 2020 until the earlier of 5 November 2022 or 2 months from the date that the company ceases to be under external administration. Also, until the last day of the Deferral Period, the Order grants the above relief to the company in relation to the financial year ended 30 June 2020 to the extent of any continuing obligation on the company under Part 2M.3 of the Act in relation to that financial year.	09/11/2020
Together with four of its wholly owned subsidiaries, the company executed a DOCA on 8 October 2020. The DOCA gives effect to the deed proposal made by Aureus LNG GmbH.	09/10/2020
The company intends to rely upon an automatic deferral of ASIC reporting obligations for up to 6 months following the appointment of administrators on 30 April 2020. LNG would ordinarily be required to comply with its financial reporting obligations by 30 September 2020 per Section 319(3)(b) of the Act. A six-month deferral of obligations affords LNG until 30 October 2020 by which to comply.	15/07/2020
The company's administrators have obtained orders from the Supreme Court of Victoria confirming that the administrators are justified and acting reasonably in proceeding with a process seeking expressions of interest in relation to either a recapitalisation of the company and/or its remaining subsidiaries or one or more transactions in respect of the group's remaining assets. The Court granted all of the orders sought in the Application on 8 July 2020. The administrators will commence the Stage 2 process immediately and are targeting indicative offers by 24 July 2020.	09/07/2020
The administrators are applying for judicial advice prior to commencing a process seeking expressions of interest in relation to either a recapitalisation of the company and/or its remaining subsidiaries, or one or more transactions in respect of the group's remaining assets. The application is due to be heard by the Supreme Court of Victoria, via a Zoom meeting,on Wednesday 8 July, 2020 at 10:30 AM (Melbourne time).	30/06/2020
S&P Dow Jones Indices Announces June 2020 Quarterly Rebalance of the S&P/ASX Indices. All Ordinaries "" Effective at the Open on June 22, 2020 - Removal - Liquefied Natural Gas Limited.	12/06/2020
On 25 May 2020 (Sydney time), the Company terminated the GEM Transaction pursuant to the terms of the underlying agreement, due to GEM's failure to close the transaction within the required timeframe. Shortly thereafter, the Company entered into a new transaction under which it has sold its interests in the US Entities to another party, Magnolia LNG Holdings, LLC, for a cash price of US\$2.0 million. The Magnolia Transaction was signed and closed on 26 May 2020. The Company and Magnolia have also agreed to work together on a potential recapitalisation proposal for the Company.	26/05/2020
The Company has entered into a binding sale transaction in respect of its interest in subsidiary entities that own and operate the Magnolia LNG Project, including Pecan Inc., LNG Management Services, LLC and LNG Technology, LLC. The Transaction does not include the Company's interest in the business and assets of the Bear Head LNG project, which remain owned by entities controlled by the Company. While the Company's patented optimized single mixed refrigerant liquefaction process technology will be sold as part of the Transaction, the Bear Head LNG project will retain a perpetual licence to use that technology.	12/05/2020
Crosbie, Simon Theobald and Daniel Walley of PwC Australia were appointed joint and several Voluntary Administrators of four of the Company's wholly owned subsidiaries on 6 May 2020. The subsidiary companies are LNG International, LNG Technology, Mayflower, and North American LNG. The Voluntary Administrators are continuing to assess the assets and business of the Company and its Australian Subsidiaries, and are working closely with the US-based management team in this regard.	08/05/2020
suspended from Official Quotation in accordance with Listing Rule 17.5 from the commencement of trading today, 1 May 2020, following failure to lodge the relevant periodic report by the due date	01/05/2020
Craig Crosbie, Simon Theobald and Daniel Walley of PricewaterhouseCoopers Australia are appointed joint and several Voluntary Administrators of the Company	30/04/2020
The suspension of trading in the securities of Liquefied Natural Gas Limited will be lifted immediately, following the release by LNG of an announcement regarding a proposed convertible note funding agreement.	27/03/2020
LNG-9 PTE LTD has informed LNGL that LNG9's Bidder's Statement is to be lodged with ASIC in mid-April 2020 for despatch to shareholders by late April 2020. LNGL will issue its Target's Statement as soon as practicable (and no later than 15 days) after the Bidder's Statement is despatched to shareholders. LNGL's Board of Directors remains of the unanimous view that LNGL shareholders should accept the LNG9 Offer once received (in the absence of a superior proposal being received) and will make this recommendation in the Target's Statement. First Wall Street Capital Corp. has advised LNGL that it will not provide funds according to the terms of the legally binding Secured Convertible Note Subscription Deed. LNGL has therefore terminated the deed and the security provided under that deed and reserves all of its rights against First Wall Street Capital Corp. LNG9 has informed LNGL that it intends to work with LNGL to provide or arrange new sources of funding as a supplement to existing cash on hand to improve LNGL's working capital position and sustain its operations through to at least the end of the LNG9 offer period. Based on discussions held to date, LNGL anticipates that new sources of funding on terms acceptable to LNGL and LNG9 will be obtained, although that is not certain.	27/03/2020
LNGL requests that the voluntary suspension from quotation remain in place until the release of an announcement in respect of the proposed secured convertible note funding arrangement, which is expected to occur as soon as possible and, in any event, before open of trade on Friday 27 March 2020.	24/03/2020

Financial Summary

For the period Jul 2020 to Jun 2021

Owner: R&L Wong Pty Ltd Atf Wong Family Super Fund
Property: Ground Floor, 276 Flinders Street
Ledger: R&L Wong Pty Ltd Atf Wong Family Super Fund - 276 Flinders Street
Managed by: April Lee

Commercial SA Property Group Pty Ltd

GPO Box 2138
SA 5001
Australia
32 094 348 795

Commercial SA
Finding better

R&L Wong Pty Ltd Atf Wong Family Super Fund
4 The Boulevard
FLAGSTAFF HILL SA 5159

	Jul 2020	Aug 2020	Sep 2020	Oct 2020	Nov 2020	Dec 2020	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Total
Income													
Registered GST on 2nd of May 2021													
Net income = 70,843.69 - 572.54 GST + 125.59 WP2.8 = 70,396.74													
401.5 - Rental Adjustment	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	288.47	0.00	288.47
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
402 - Rent	0.00	0.00	0.00	0.00	25,252.36	8,417.72	4,208.86	8,418.52	4,208.86	4,309.34	3,917.58	4,361.44	63,094.68
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	391.76	0.00	391.76
403 - Rent Deferment	0.00	0.00	0.00	0.00	-4,419.18	-1,494.15	0.00	-499.29	0.00	0.00	896.88	0.00	-5,515.74
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	89.68	0.00	89.68
9051 - Strata	0.00	0.00	0.00	0.00	2,530.92	0.00	1,265.45	0.00	0.00	0.00	0.00	0.00	3,796.37
GST	0.00	0.00	0.00	0.00	0.00	0.00	126.55	0.00	0.00	0.00	0.00	0.00	126.55
9089 - General Outgoings	0.00	0.00	0.00	0.00	7,949.14	0.00	1,002.08	2,004.16	1,002.08	1,002.08	910.98	1,022.92	14,893.44
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	91.10	0.00	91.10
9163 - RENT CREDIT/ REBATE	0.00	0.00	0.00	0.00	-4,419.18	-1,494.15	0.00	-499.29	0.00	0.00	0.00	0.00	-6,412.62
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Income	0.00	0.00	0.00	0.00	26,894.06	5,429.42	6,476.39	9,424.10	5,210.94	5,311.42	6,013.91	5,384.36	70,144.60
Total GST	0.00	0.00	0.00	0.00	0.00	0.00	126.55	0.00	0.00	0.00	572.54	0.00	699.09
Total Inclusive Income	0.00	0.00	0.00	0.00	26,894.06	5,429.42	6,602.94	9,424.10	5,210.94	5,311.42	6,586.45	5,384.36	70,843.69

Expenses													
100111 - Tribunal preparation& attendance fees	0.00	0.00	0.00	0.00	225.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	225.00
GST	0.00	0.00	0.00	0.00	22.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	22.50
546 - Water Rates	306.80	0.00	0.00	0.00	248.10	240.10	248.25	0.00	0.00	0.00	0.00	240.10	1,283.35
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

9173.0 - Council Rates	674.15	0.00	0.00	0.00	1,480.40	0.00	740.20	0.00	0.00	0.00	740.20	0.00	3,634.95
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9175.0 - Emergency Services Levy	0.00	0.00	0.00	0.00	889.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	889.40
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9210 - LOCKS, KEYS & CARD KEYS	0.00	0.00	0.00	0.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	40.00
GST	0.00	0.00	0.00	0.00	4.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4.00
9223 - Audit Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	450.00	450.00
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	45.00	45.00
9237 - STRATA LEVIES	2,562.64	0.00	0.00	1,265.45	0.00	1,265.45	0.00	0.00	0.00	1,265.45	0.00	1,265.45	7,624.44
GST	256.26	0.00	0.00	126.55	0.00	126.55	0.00	0.00	0.00	126.55	0.00	126.55	762.46
9264 - Management Fee	104.17	0.00	0.00	0.00	833.36	104.17	104.17	104.17	104.17	104.17	104.17	104.17	1,666.72
GST	10.42	0.00	0.00	0.00	83.36	10.42	10.42	10.42	10.42	10.42	10.42	10.42	166.72
9273.1 - Bank / Administration Fee	10.00	0.00	0.00	0.00	70.00	10.00	10.00	10.00	10.00	10.00	10.00	10.00	150.00
GST	1.00	0.00	0.00	0.00	7.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	15.00
Total Expenses	3,657.76	0.00	0.00	1,265.45	3,786.26	1,619.72	1,102.62	114.17	114.17	1,379.62	854.37	2,069.72	15,963.86
Total GST	267.68	0.00	0.00	126.55	116.86	137.97	11.42	11.42	11.42	137.97	11.42	182.97	1,015.68
Total Inclusive Expenses	3,925.44	0.00	0.00	1,392.00	3,903.12	1,757.69	1,114.04	125.59	125.59	1,517.59	865.79	2,252.69	16,979.54
Profit	2,819.9 was paid out of pocket and \$1,105.54 was paid from bank WP2.5 1,392 was paid from bank per WP112.4 Expense without GST = 16,979.54- 194.39 = 16,785.15												
Total Profit	-3,657.76	0.00	0.00	-1,265.45	23,107.80	3,809.70	5,373.77	9,309.93	5,096.77	3,931.80	5,159.54	3,314.64	54,180.74
Total GST	-267.68	0.00	0.00	-126.55	-116.86	-137.97	115.13	-11.42	-11.42	-137.97	561.12	-182.97	-316.59
Total Inclusive Profit	-3,925.44	0.00	0.00	-1,392.00	22,990.94	3,671.73	5,488.90	9,298.51	5,085.35	3,793.83	5,720.66	3,131.67	53,864.15
Transfers	0.00	125.59	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	125.59
Owner Disbursement	1,712.36	125.59	0.00	0.00	22,990.94	3,671.73	5,488.90	9,298.51	5,085.35	3,793.83	5,720.66	3,131.67	61,019.54

Subject: Ground Floor, 276 Flinders St, Adelaide - Refund
Date: Wednesday, 19 August 2020 at 11:55:48 Australian Central Standard Time
From: April Lee - Commercial SA <April@commercialsa.com.au>
To: larisa wong <larisawong@hotmail.com>
CC: Claire An - Commercial SA <Claire@commercialsa.com.au>, Shanshan Wang <sophia@duwin.com.au>
Attachments: image005.jpg, image006.jpg, image007.jpg, image008.jpg

Hi Larisa,

The \$1,712.36 that you have accidentally paid into our trust account have been reimbursed back to you in two amounts as summarised below:-

06.07.2020 - \$320.36
13.07.2020 - \$1392

I have copied Sophia into the email so that she knows this is your money and not income from the tenant. Thank you.

Kind regards
April Lee
Asset Manager
april@commercialsa.com.au



M 0438 873 655
F (08) 8231 9377

Level 1, 185 Victoria Square, Adelaide SA 5000
GPO Box 2138, Adelaide SA 5001
<http://www.commercialsa.com.au>



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Subject: Ground Floor, 276 Flinders St, Adelaide - Strata Levy
Date: Thursday, 15 October 2020 at 10:53:27 Australian Central Daylight Time
From: April Lee - Commercial SA <April@commercialsa.com.au>
To: larisa wong <larisawong@hotmail.com>
CC: Samantha Aish - Commercial SA <Samantha@commercialsa.com.au>, Sophia <sophia@duwin.com.au>, Claire An - Commercial SA <Claire@commercialsa.com.au>
Attachments: image005.jpg, image006.jpg, image007.jpg, image008.jpg, 20200921_R & L Wong Pty Ltd ATF The Wong Family Superannuation.pdf

Hi Larisa,

As per our discussion this morning, please find attached the strata levy for Flinders St that needs to be paid as we currently have no funds.

The total amount for this invoice is \$1392.00. Please transfer the funds to our trust account as detailed below:-

A/C Name: Commercial SA Trust 2
BSB: 085-458
A/C No: 491 886 853
Reference: Landlord funds Flinders St

Can you let me know once you have transfer the money so that I can make sure trust account is aware of it? Thank you.

Kind regards

April Lee

Asset Manager

april@commercialsa.com.au



M 0438 873 655
F (08) 8231 9377

Level 1, 185 Victoria Square, Adelaide SA 5000
GPO Box 2138, Adelaide SA 5001
<http://www.commercialsa.com.au>

DEED OF ARRANGEMENT

THIS DEED OF ARRANGEMENT is made on the 2nd day of November 2020

BETWEEN:

R & L Wong Pty Ltd ("lessor")

AND

FSP Trading Pty Ltd ("lessee")

RECITALS

- A. The lessor is the owner of the premises situated at 276 Flinders Street, Adelaide.
- B. On 19 December 2018 the lessor and lessee as assignee entered into a lease for the premises referred to at Clause A herein.
- C. The lease is due to expire on 31 March 2022 with a right of renewal of five years.
- D. The lessor and lessee have agreed to vary the lease to take account of COVID-19 impacts and relief provided.

OPERATIVE PART

1. Arrangement

The lessor and the lessee agree that:

a. this arrangement will apply from 1 April 2020 to 1 March 2022.

b. during this arrangement:

- i. for the period 1 April 2020 to 30 June 2020;
- ii. the lessor will waive rent in the amount of \$841.77 per month;
- iii. the lessor will defer rent in the amount of \$841.77 per month;
- vi. the lessee will pay rent in the amount of \$2525.32 per month.

- for the period 1 July 2020 to 30 September 2020;
- i. the lessor will waive rent in the amount of \$631.33 per month;
- ii. the lessor will defer rent in the amount of \$631.33 per month;
- iii. the lessee will pay rent in the amount of \$2946.20 per month.

- for the period 1 October 2020 to 31 December 2020;
- i. the lessor will waive rent in the amount of 50% of the reduced turnover for each month as compared with the same month in 2019;
- ii. the lessor will defer rent in the amount of 50% of the reduced turnover each month as compared with the same month in 2019;

iii. the lessee will pay the balance of the monthly rent for each month after deducting the waived and deferred rent for those months.

2. In respect of the rental for the period 1 October 2020 to 31 December 2020, the lessee shall supply to the lessor within 7 days of the end of each month, its turnover for each month together with its turnover for the corresponding month in 2019 and shall pay the adjusted rent after allowing for the waiver and deferral by the 14th day of the end of each month.

2.1 Turnover to be provided by way of Point of Sale reports.

3. The lessee shall pay to the lessor the sum of \$16,414.00 being rental payable up to and including 30 September 2020 being the amount payable after taking into account the rent deferred and waived hereunder within 14 days of the date hereof.
4. The lessee shall pay to the lessor the rent deferred for the period 1 April 2020 to 31 December 2020 in equal monthly instalments with the first payment to be made on 1 March 2021 and succeeding payments to be made on the first day of each calendar month thereafter up to and including 1 March 2022
5. The lessee shall pay to the lessor outgoings in the sum of \$10,480.06 being outgoings due up to and including 30 November 2020 within 14 days of the date hereof
6. The lessor will not impose any fees, interest or other charges with respect to rent waived or deferred under Clause 1.b.
7. Confidentiality

Except for the purposes of:

- a) obtaining legal or accounting advice regarding this Deed;
- b) complying with a legal obligation;
- c) enforcing the terms of this Deed;

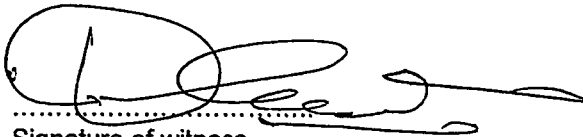
each party must keep the terms of this Deed confidential.

8. Proper law and jurisdiction

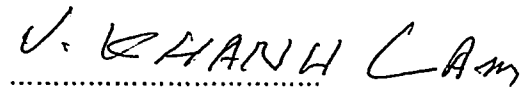
This Deed is governed by the laws of South Australia. Each party agrees to submit to the jurisdiction of the South Australian courts and agrees that any proceedings arising out of or in connection with this Deed may be brought in any court in South Australia.

EXECUTION

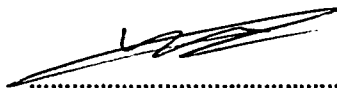
SIGNED SEALED AND DELIVERED by the lessor in the presence of:




Signature of witness



Name of witness

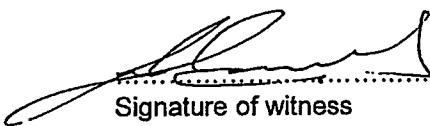


Signature of Robert Wong,
Director of R & L Wong Pty Ltd (the lessor)

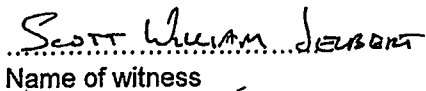


Signature of Larisa Wong,
Director of R & L Wong Pty Ltd (the lessor)

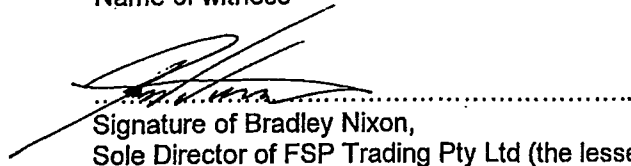
SIGNED SEALED AND DELIVERED by the lessee in the presence of:



Signature of witness



Name of witness



Signature of Bradley Nixon,
Sole Director of FSP Trading Pty Ltd (the lessee)

DISCLAIMER: The template is a draft published by the SBC to help parties to record their own agreements. It may not be suitable for all leasing arrangements. Parties should seek their own legal and financial advice as to whether this template is appropriate for their needs. The SASBC will not be liable to a party for the use or reliance on this template.

INFORM | MEDiate | ADVOCATE



**Small Business
Commissioner**
SOUTH AUSTRALIA

Terms of Settlement

File Number: OSBC-20- 027286

Commissioner: John Chapman

Between the following Parties:

R & L WONG PTY LTD

ACN: 630 336 471

and

FSP TRADING PTY LTD

ACN:620 918 989

Dated this 2nd day of November 2020

Each party agrees with, and represents to, the other Party or Parties as follows:

Background

1. Each Party, or its representative, if the Party is incapacitated, has the authority to enter into this binding agreement to settle the dispute between them ("Agreement").
2. All Parties have read and understood the content and meaning of this Agreement and have had the opportunity to obtain independent legal, financial and taxation advice from their legal and financial

representatives concerning this Agreement or have elected to waive their right to adjourn the proceedings and obtain independent legal and financial advice prior to signing this Agreement and have requested and been offered an interpreter if a Party has poor language or literacy skills.

3. All Parties have agreed to enter into this Agreement by their own free will and without force, duress or any inducements of any nature and have had the opportunity to consult with professionals of their choice prior to making any agreement.

Dispute

4. The Parties have been in dispute in relation to all of the matters notified to the Office of the Small Business Commissioner of South Australia (OSBC) as being in dispute and/or issue in OSBC Matter **20-027286** regarding the commercial lease of the café restaurant trading as The Flinders Street Project, situated on the Ground Floor of 276 Flinders Street Adelaide SA 5000. (the **Dispute**) . Further details are set out in **Schedule 1** to this Agreement.
5. The Parties have engaged in a mediation facilitated by the Small Business Commissioner.
6. The Parties have expressly agreed to fully and finally settle the issues in the Dispute between them as agreed in **Schedule 2** to this Agreement.

Releases

7. Upon each of the Parties complying with all of their respective obligations under this Agreement, each of the Parties will release and forever discharge the other Parties, including their respective directors, employees, assignees or successors, from all liabilities, claims, suits, demands, costs, actions or proceedings whether past, present or future, arising out of or related to the Dispute described in Schedule 1.

Agreement is final and binding

8. This Agreement is final and binding on all the Parties and upon fulfillment of its terms may be relied upon as a defence and bar to any future proceedings in relation to all matters arising out of or related to the Dispute.

Confidentiality

9. Unless otherwise required by law, the Parties will keep the provisions of this Agreement confidential, provided that the Parties may disclose the Agreement to their legal or financial advisers.

Obligation to give full effect to Agreement

10. Each Party must do or cause to be done all things necessary or reasonably desirable to give full effect to this Agreement and the transactions contemplated by it (including, but not limited to, the execution of documents).

Non-Disparagement

11. The Parties agree to refrain from disparaging or denigrating the other by making, or having cause to be made, any disparaging comments, posts, tweets or other public or private comment in respect of the other.

Jurisdiction

12. This Agreement will be governed by and construed in accordance with the laws for the time being in force in the State of South Australia. The Parties agree that should any dispute arise requires the determination or order of a Court then such action will only be issued out of and heard by either:
- i. the Courts of the State of South Australia sitting in Adelaide; or
 - ii. a Federal Court sitting in Adelaide.

Costs

13. Each Party must bear its own legal, accounting and other costs (if any) for the preparation and execution of this Agreement.

Entire Agreement

14. Together with the relevant Mediation Agreement that has been executed by the parties, this document constitutes the entire agreement between the Parties in relation to its subject matter. All prior discussions, undertakings, agreements and representations in relation to that subject matter are replaced by this Agreement and have no further effect.

Other

15. If this Agreement conflicts with any other document, agreement or arrangement, this Agreement prevails to the extent of the inconsistency.
16. The provisions of this Agreement will not merge on completion of any transaction contemplated in this Agreement and, to the extent any provision has not been fulfilled, will remain in force.
17. Should any clause, or part of any clause in this Agreement, contravene any existing or future law rendering that clause invalid or unenforceable, such part will be severable and that clause and this Agreement will be deemed to be amended by the deletion of that part which is invalid or unenforceable; AND such invalidity and/ or unenforceability will not affect the validity or enforceability of the remainder of the clause and this Agreement which will remain in full force and effect.

[to the next page and 'Counterparts']

Counterparts

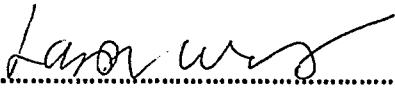
18. This Agreement may be executed in counterparts, such that the execution will be complete when each party holds a copy of this Agreement signed by the other Parties, even though the signatures of all Parties do not appear on the same copy.

The Parties have signed this Agreement

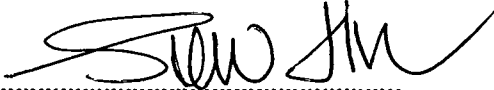
DATED this 2nd day of November 2020



.....
Signature of Robert Wong,
Director of R & L Wong Pty Ltd (the lessor)



.....
Signature of Larisa Wong,
Director of R & L Wong Pty Ltd (the lessor)



.....
Signature of April Lee , Agent Commercial SA
on behalf of Robert Wong,
Director of R & L Wong Pty Ltd (the lessor)



.....
Signature of Bradley Nixon,
Sole Director of FSP Trading Pty Ltd (the lessee)

DISCLAIMER: The template is a draft published by the SASBC to help parties to record their own agreements. It may not be suitable for all disputes. Parties should seek their own legal and financial advice as to whether this template is appropriate for their needs. The SASBC will not be liable to a party for the use of or reliance on this template.

SCHEDULE 1**DATED the 2nd day of November 2020 IN OSBC Matter 20- 027286****BETWEEN:****R & L WONG PTY LTD****ACN: 630 336 471****and****FSP TRADING PTY LTD****ACN:620 918 989**

The Parties named above have been in dispute in relation to the following matters:

The original lease was entered into by the former lessor and a former lessee on 1 April 2017 for a period of 5 years, expiring on 31 March 2022. During that period, R & L Wong Pty Ltd took over the lease.

On 19 December 2018, the lease was assigned from One Speckled Egg Pty Ltd to the current lessee, FSP Trading Pty Ltd. Mr Bradley James Nixon of FSP Trading Pty Ltd is the new Guarantor for the lessee.

Matters in dispute include, but are not limited to, the amount of rent to be paid by the lessee to the lessor, and any amounts of rent to be waived or deferred from 1 March 2020, and otherwise during the COVID-19 prescribed period (with reference to the National Cabinet Mandatory Code of Conduct - SME Commercial Leasing Principles During COVID-19).

Through its Agent, Commercial SA, the lessor has indicated to OSBC its willingness to mediate the matters indicated above with the lessee.

SCHEDULE 2

DATED the 2nd day of November 2020 IN OSBC Matter 20- 027286

BETWEEN:

R & L WONG PTY LTD

ACN: 630 336 471

and

FSP TRADING PTY LTD

ACN:620 918 989

The parties named above are parties to the Mediation conducted on the 2nd day of November 2020 through the Office of the Small Business Commissioner (SA).

Pursuant to that mediation, the parties have jointly agreed to the following terms to resolve the matters in dispute:

.....

Refer to the attached Deed of Arrangement


WONG FAMILY SUPERANNUATION FUND
GENERAL LEDGER FOR THE PERIOD 01/07/2020 TO 30/06/2021
FROM ACCOUNT 260/000 TO 261/999 - ENTRIES: ALL
Printed: Tuesday 31 August, 2021 @ 09:38:19

Date	Ref	Type	Units	Debits \$	Credits \$	Balance \$
<u>260</u> <u>Member/Personal Contributions - Concessional (Taxable)</u>						
<u>260/001</u> <u>Wong, Robert</u>						
23/11/2020	WP10	Bank Statement			498.30	(498.30)
		Narration: Transfer from CommBank app				
08/12/2020	WP10	Bank Statement			8.53	(506.83)
		Narration: Transfer from CommBank app				
30/06/2021	2	Journal - Non Cash			25,000.00	(25,506.83)
		Narration: record in-specie contribution cost base				
						\$50,506.83
<u>260/002</u> <u>Wong, Larisa</u>						
30/06/2021	2	Journal - Non Cash			25,000.00	(25,000.00)
		Narration: record in-specie contribution cost base				
<u>261</u> <u>Member/Personal Contributions - Non Concessional (Undeducted)</u>						
<u>261/001</u> <u>Wong, Robert</u>						
30/06/2021	2	Journal - Non Cash			300,000.00	(300,000.00)
		Narration: record in-specie contribution cost base				
						\$600,000
<u>261/002</u> <u>Wong, Larisa</u>						
30/06/2021	2	Journal - Non Cash			300,000.00	(300,000.00)
		Narration: record in-specie contribution cost base				
Total Debits:						
Total Credits:				\$650,506.83		
Current Year Profit/(Loss):				N/A		


	<p>Market Value \$850,000</p> <p>Stamp Duty \$ 0</p> <p>-----</p> <p>Total Funds Required \$850,000</p> <p>Less: Cash \$(240,000)</p> <p>-----</p> <p>Shortfall Before Contributions \$610,000</p> <p>The Shortfall can be funded by way of contributions as follows:-</p> <p>Concessional Contribution</p> <p>- Larissa \$25,000</p> <p>- Robert \$25,000</p> <p>Non Concessional Contribution (Trigger Bring Forward Rule).</p> <p>- Larissa \$300,000</p> <p>- Robert \$300,000</p> <p>Total \$650,000</p> <p>Excess Cash After Contributions \$40,000</p>
Issue 4: Is the SMSF allowed to receive the contributions?	<p>You are allowed to make Deductible and Non Deductible Contributions so long as you meet an Age Test and Work Test.</p> <p>Any one less than 67 yo (65 yo in 2020) is allowed to make contributions.</p> <p>After 67 yo, you will need to meet the Work Test in order contribution.</p> <p>In 2021 FY you will be 60 yo Larissa and 58 yo Robert. Therefore you can contribute and the Work Test is not applicable.</p>
Issue 5: What are your Contributions Limit?	<p>In general, your contribution limits are as follows:-</p> <p>\$25,000 per person per annum if you want to claim a tax deduction (Concessional Limit)</p> <p>\$100,000 per person per annum if you do not claim a tax deduction (Non Concessional Limit)</p> <p>You can only put in Non Concessional Contribution if your Total Super Balance is less than \$1.6M. You and Robert each has Total Super Balances less than the \$1.6M limit.</p> <p>You are allowed to contribute up to 3 times the Non Concessional Limit if you have not already Triggered the Bring Forward Rule.</p> <p>In 2018 you Triggered the Bring Forward Rule. In 2021 you are eligible to contribute Non Concessional Contributions again.</p>
Issue 6: What is the Tax Consequence to RWFT?	<p>RWFT2 will make a Capital Loss of approximately \$58,243 calculated as follows:-</p> <p>Deemed Market Value \$850,000</p> <p>Less: Cost Base per Financials \$(908,243)</p> <p>Capital Loss \$(58,243)</p>

Job Name:	Wong SF – 2021FY
Query Date:	25/08/2021


Item	Query Register	Client Response	Resolved?																												
1.	<p>For CBA term deposit A.c#40382, please clarify below issues:</p> <ul style="list-style-type: none"> - whether \$181,802.76 deposit into CBA#3466 on 15/07/2020 is total principal and interest income when the term deposit matured. <p>Yes</p> <ul style="list-style-type: none"> - the \$183,301.06 and \$8.53 transfer back to SF on 23/11/2020 and 08/12/2020 included \$1,000 refund (\$200 x 5 withdrawals from CBA#3070) and \$506.83 additional interest income. We believe this interest should have been recorded as Larissa's income per Prefiling report. Please confirm if this was not the case so we can take up this as interest income for super fund. <p>https://www.ato.gov.au/Rates/Key-superannuation-rates-and-thresholds/?page=2#Unused concessional cap carry forward</p> <p>Unused concessional cap carry forward</p> <p>From 1 July 2018 if you have a total superannuation balance of less than \$500,000 on 30 June of the previous financial year, you may be entitled to contribute more than the general concessional contributions cap and make additional concessional contributions for any unused amounts.</p> <p>The first year you will be entitled to carry forward unused amounts is the 2019–20 financial year. Unused amounts are available for a maximum of five years, after which they will expire.</p> <p>2020</p> <p>The contributions made in 2020 totalled \$30,000 and was split as follows:-</p> <table> <thead> <tr> <th></th><th>Concessional</th><th>Non Concessional</th><th>Total</th></tr> <tr> <th></th><th>\$</th><th>\$</th><th>\$</th></tr> </thead> <tbody> <tr> <td>Robert</td><td>13,300</td><td>500</td><td>13,800</td></tr> <tr> <td>Larisa</td><td>16,200</td><td>-</td><td>16,200</td></tr> <tr> <td></td><td>-----</td><td>-----</td><td>-----</td></tr> <tr> <td></td><td>29,500</td><td>500</td><td>30,000</td></tr> <tr> <td></td><td>=====</td><td>=====</td><td>=====</td></tr> </tbody> </table> <p>(Attachment page 1)</p>		Concessional	Non Concessional	Total		\$	\$	\$	Robert	13,300	500	13,800	Larisa	16,200	-	16,200		-----	-----	-----		29,500	500	30,000		=====	=====	=====	<p>You are right for this one. I think need to treat this \$506.83 interest as concessional contribution. I double checked and found Robert still have some concessional contribution left (use carry forward rule)</p> <p>In 2020FY Robert's balance is lower than \$500,000 and he only put in \$13,300 concessional contribution, so still have bit concessional contributions left.</p>	<input checked="" type="checkbox"/>
	Concessional	Non Concessional	Total																												
	\$	\$	\$																												
Robert	13,300	500	13,800																												
Larisa	16,200	-	16,200																												
	-----	-----	-----																												
	29,500	500	30,000																												
	=====	=====	=====																												
2.	<p>As \$82.50 accounting fee invoice#3277 issued on 27/05/2021 was paid out of pocket during the year and both members can't accept further non-concessional contribution, we would record this as sundry creditor. Please remind client to withdraw this before year end to rectify the issue.</p>	<p>Sorry, This amount was paid by client in 2022 FY, not 2021FY. Typo in last Query register.</p> <p>Client didn't pay out of pocket.</p>	<input checked="" type="checkbox"/>																												



GoalSaver (Closed)
06 5155 1094 3466

Show Recent transactions or jump to
 ←
Aug 20
Sep 20
Oct 20
Nov 20
Dec 20
→


Search by keyword
 
 Advanced search ▾

Date ▾	Transaction details ⓘ	Amount	Total
08 Dec 2020	Transfer to CBA A/c CommBank app	- \$8.53	\$0.00
01 Dec 2020	Credit Interest	+ \$8.53	+ \$8.53



 There are no more transactions to display.


GoalSaver (Closed)
06 5155 1094 3466


Show Recent transactions or jump to
 ←
Aug 20
Sep 20
Oct 20
Nov 20
Dec 20
→

Search by keyword
 
 Advanced search ▾


Date ▾	Transaction details ⓘ	Amount	Total
23 Nov 2020	Transfer to CBA A/c CommBank app	- \$183,301.06	\$0.00
16 Nov 2020	Transfer In WONG FAMILY SUPERANNUATION FUND WONG FAMILY SUPERANN	+ \$200.00	+ \$183,301.06
01 Nov 2020	Bonus Interest	+ \$120.24	+ \$183,101.06
01 Nov 2020	Credit Interest	+ \$15.53	+ \$182,980.82


 There are no more transactions to display.


View transactions for



GoalSaver (Closed)
06 5155 1094 3466

Show Recent transactions or jump to
 ←
Aug 20
Sep 20
Oct 20
Nov 20
Dec 20
→


Search by keyword
 
 Advanced search ▾

Date ▾	Transaction details ⓘ	Amount	Total
16 Oct 2020	Transfer In WONG FAMILY SUPERANNUATION FUND WONG FAMILY SUPERANN	+ \$200.00	+ \$182,965.29
01 Oct 2020	Bonus Interest	+ \$120.02	+ \$182,765.29
01 Oct 2020	Credit Interest	+ \$15.00	+ \$182,645.27



 There are no more transactions to display.



GoalSaver (Closed)
06 5155 1094 3466

Show Recent transactions or jump to
 ←
Aug 20
Sep 20
Oct 20
Nov 20
Dec 20
→


Search by keyword
 
 Advanced search ▾

Date ▾	Transaction details ⓘ	Amount	Total
16 Sep 2020	Transfer In WONG FAMILY SUPERANNUATION FUND WONG FAMILY SUPERANN	+ \$200.00	+ \$182,630.27
01 Sep 2020	Bonus Interest	+ \$128.52	+ \$182,430.27
01 Sep 2020	Credit Interest	+ \$15.47	+ \$182,301.75



 There are no more transactions to display.



GoalSaver (Closed)
06 5155 1094 3466

Show Recent transactions or jump to
 ←
Aug 20
Sep 20
Oct 20
Nov 20
Dec 20
→


Search by keyword
 
 Advanced search ▾

Date ▾	Transaction details ⓘ	Amount	Total
17 Aug 2020	Transfer In WONG FAMILY SUPERANNUATION FUND WONG FAMILY SUPERANN	+ \$200.00	+ \$182,286.28
01 Aug 2020	Bonus Interest	+ \$75.04	+ \$182,086.28
01 Aug 2020	Credit Interest	+ \$8.48	+ \$182,011.24



 There are no more transactions to display.


GoalSaver (Closed)
06 5155 1094 3466

Show Recent transactions or jump to
 ←
Jul 20
Aug 20
Sep 20
Oct 20
Nov 20
→

Search by keyword
 
 Advanced search ▾

Date ▾	Transaction details ⓘ	Amount	Total
16 Jul 2020	Transfer In WONG FAMILY SUPERANNUATION FUND WONG FAMILY SUPERANN	+ \$200.00	+ \$182,002.76
15 Jul 2020	Transfer In Branch MARION SHOPPING CENTRE	+ \$181,802.76	+ \$181,802.76


 There are no more transactions to display.

Wong Family Superannuation Fund
Member Contribution Caps Report
LARISA WONG at 30/06/2021

	2021	2020	2019	2018	2017	2016
Age	60	59	58	57	56	55
<i>Total Super Balance as at 30/06/201X* Based on previous financial year balance</i>	626,853.78	604,592.39	559,354.41	0.00	N/A	N/A
Concessional Cap	25,000.00	25,000.00	25,000.00	25,000.00	35,000.00	35,000.00
Unused Concessional contribution brought forward	0.00	0.00	0.00	0.00	0.00	0.00
Maximum Cap Available	25,000.00	25,000.00	25,000.00	25,000.00	35,000.00	35,000.00
YTD Concessional Contributions	25,000.00	16,200.00	25,000.00	25,000.00	0.00	0.00
<i>Yearly Concessional Cap minus YTD Concessional Contributions</i>	<i>0.00</i>	<i>8,800.00</i>	<i>0.00</i>	<i>0.00</i>	<i>35,000.00</i>	<i>35,000.00</i>
Excess Concessional Contributions	0.00	0.00	0.00	0.00	0.00	0.00
Amount of Concessional Cap remaining	0.00	8,800.00	0.00	0.00	35,000.00	35,000.00
<u><i>Carry-forward Unused Concessional Contributions</i></u>						
<i>Unused amount expired after 5 years</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>
<i>Cumulative Carry-forward amount at end of FY</i>	<i>8,800.00</i>	<i>8,800.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>
Unused 'Carry-forward' available to be brought forward	8,800.00					

	2021	2020	2019	2018	2017
<i>Total Super Balance as at 30/06/201X* Based on previous financial year balance</i>	626,853.78	604,592.39	559,354.41	0.00	N/A
General Transfer Cap Limit	1,600,000.00	1,600,000.00	1,600,000.00	1,600,000.00	N/A
Non-Concessional Cap	100,000.00	0.00	0.00	100,000.00	180,000.00
YTD Non-Concessional Contributions including Excess Concessional Contributions	300,000.00	0.00	0.00	300,000.00	0.00
Excess Non-Concessional Contributions	200,000.00	0.00	0.00	200,000.00	0.00
Amount of Non-Concessional Cap remaining	0.00	0.00	0.00	0.00	180,000.00
NCC Bring Forward Cap	300,000.00	300,000.00	300,000.00	300,000.00	
Total Bring Forward Non-Concessional Contributions	300,000.00	300,000.00	300,000.00	300,000.00	
Excess Non-Concessional Contributions	0.00	0.00	0.00	0.00	
Amount of Non-Concessional Cap remaining	0.00	0.00	0.00	0.00	

Wong Family Superannuation Fund
Member Contribution Caps Report
ROBERT WONG at 30/06/2021

	2021	2020	2019	2018	2017	2016
Age	58	57	56	55	54	53
<i>Total Super Balance as at 30/06/201X* Based on previous financial year balance</i>	300,675.89	284,869.14	249,247.75	0.00	N/A	N/A
Concessional Cap	25,000.00	25,000.00	25,000.00	25,000.00	35,000.00	35,000.00
Unused Concessional contribution brought forward	11,700.00	0.00	0.00	0.00	0.00	0.00
Maximum Cap Available	36,700.00	25,000.00	25,000.00	25,000.00	35,000.00	35,000.00
YTD Concessional Contributions	25,506.83	13,300.00	25,000.00	25,000.00	0.00	0.00
<i>Yearly Concessional Cap minus YTD Concessional Contributions</i>	<i>(506.83)</i>	<i>11,700.00</i>	<i>0.00</i>	<i>0.00</i>	<i>35,000.00</i>	<i>35,000.00</i>
Excess Concessional Contributions	0.00	0.00	0.00	0.00	0.00	0.00
Amount of Concessional Cap remaining	11,193.17	11,700.00	0.00	0.00	35,000.00	35,000.00
<u><i>Carry-forward Unused Concessional Contributions</i></u>						
<i>Unused amount expired after 5 years</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>
<i>Cumulative Carry-forward amount at end of FY</i>	<i>11,193.17</i>	<i>11,700.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>
Unused 'Carry-forward' available to be brought forward	11,193.17					

	2021	2020	2019	2018	2017
<i>Total Super Balance as at 30/06/201X* Based on previous financial year balance</i>	300,675.89	284,869.14	249,247.75	0.00	N/A
General Transfer Cap Limit	1,600,000.00	1,600,000.00	1,600,000.00	1,600,000.00	N/A
Non-Concessional Cap	100,000.00	100,000.00	100,000.00	100,000.00	180,000.00
YTD Non-Concessional Contributions including Excess Concessional Contributions	300,000.00	500.00	3,655.00	100,000.00	0.00
Excess Non-Concessional Contributions	200,000.00	0.00	0.00	0.00	0.00
Amount of Non-Concessional Cap remaining	0.00	99,500.00	96,345.00	0.00	180,000.00
NCC Bring Forward Cap	300,000.00				
Total Bring Forward Non-Concessional Contributions	300,000.00				
Excess Non-Concessional Contributions	0.00				
Amount of Non-Concessional Cap remaining	0.00				

Movement in Market Value of Investment

Wong Family Super Fund

as at 30/06/2021

Prepared by: T.V

Reviewed by: T.V

Date prepared: 09/09/2021

Type of Investment	Opening balance WP5.3	Additional Cost WP130.2	Disposal Costs WP130.2	Closing balance WP40.1	Movement in market value
Fixed Interest Securities (Aus)	180,000.00		180,000.00	-	-
Real Estate Properties (Aus)	725,418.95	877,060.33		1,602,479.28	-
Shares in Listed Companies (Aus)	295.00		21,303.60	1,519.25	22,527.85
Total	905,713.95	877,060.33	201,303.60	1,603,998.53	22,527.85

WONG FAMILY SUPERANNUATION FUND
INVESTMENT MOVEMENT REPORT AT 30 JUNE 2021

Investment	Opening Balance		Additions		Disposals			Closing Balance		
	Units	Cost	Units	Cost	Units	Cost	Prof/(Loss)	Units	Cost	Market
Cash/Bank Accounts										
CBA Accel Cash #3070		40,139.37		248,212.18		(272,489.32)			15,862.23	15,862.23
		<u>40,139.37</u>		<u>248,212.18</u>		<u>(272,489.32)</u>			<u>15,862.23</u>	<u>15,862.23</u>
Fixed Interest Securities (Australian)										
Term Deposit	1.0000	180,000.00			(1.0000)	(180,000.00)				
		<u>180,000.00</u>				<u>(180,000.00)</u>				
Real Estate Properties (Australian)										
276 Flinders Street, Adelaide	1.0000	725,418.95		(2,018.00)				1.0000	723,400.95	723,400.95
48 Unley Road			1.0000	857,888.00				1.0000	857,888.00	857,888.00
48 Unley Road - Renovation			1.0000	21,190.33				1.0000	21,190.33	21,190.33
		<u>725,418.95</u>		<u>877,060.33</u>					<u>1,602,479.28</u>	<u>1,602,479.28</u>
Shares in Listed Companies (Australian)										
Liquefied Natural Gas Limited (LNG)	46,767.0000	21,303.60			(46,767.0000)	(21,303.60)	(21,303.60)			
Paladin Energy Ltd (PDN)	2,950.0000	526.50						2,950.0000	526.50	1,519.25
		<u>21,830.10</u>				<u>(21,303.60)</u>	<u>(21,303.60)</u>		<u>526.50</u>	<u>1,519.25</u>
		<u>967,388.42</u>		<u>1,125,272.51</u>		<u>(473,792.92)</u>	<u>(21,303.60)</u>		<u>1,618,868.01</u>	<u>1,619,860.76</u>



046

WONG FAMILY SUPERANNUATION FUND
4 THE BOULEVARD
FLAGSTAFF HILL SA 5159

Account Number 06 7167 20653070

Statement Period 1 Jul 2020 - 30 Sep 2020

Closing Balance \$15,474.25 CR

Enquiries 13 2221

Accelerator Cash Account

Name: R&L WONG PTY LTD ATF WONG FAMILY 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
01 Jul	2020 OPENING BALANCE			\$40,139.37 CR
01 Jul	CREDIT INTEREST EARNED on this account to June 30, 2020 is \$339.88			
01 Jul	Credit Interest		4.40	\$40,143.77 CR
07 Jul	Direct Credit 195319 Commercial SA Tr /		320.36	\$40,464.13 CR
14 Jul	Direct Credit 195319 Commercial SA Tr /		1,392.00	\$41,856.13 CR
16 Jul	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$41,656.13 CR
01 Aug	Credit Interest		10.47	\$41,666.60 CR
07 Aug	Direct Credit 195319 Commercial SA Tr /		125.59	\$41,792.19 CR
17 Aug	Scheduled Payment to a CBA Account 065155 10943466	200.00		\$41,592.19 CR
20 Aug	Transfer to other Bank NetBank transfer mistake	320.36		\$41,271.83 CR
20 Aug	Transfer to other Bank NetBank	1,392.00		\$39,879.83 CR
21 Aug	Transfer to other Bank CommBank app outgoing	1,105.54		\$38,774.29 CR
26 Aug	TAX OFFICE PAYMENTS NetBank BPAY 75556 4934090442862760 income tax2	15,212.35		\$23,561.94 CR
26 Aug	TAX OFFICE PAYMENTS NetBank BPAY 75556 4934090442862760 act stat4	5,697.00		\$17,864.94 CR
26 Aug	ASIC NetBank BPAY 17301 2296209189895 ASIC	55.00		\$17,809.94 CR
01 Sep	Credit Interest		9.31	\$17,819.25 CR

TAX DEPRECIATION SCHEDULE DIMINISHING VALUE METHOD 20 YEAR SUMMARY

Retail Tenancy **Total depreciation= 2,018 +59.67 WP40.6= 2,077.67**
Ground Floor / 276 Flinders Street, Adelaide SA 5000

YEAR NO.	FINANCIAL YEAR	PLANT & EQUIPMENT	LOW VALUE POOLED ITEMS	CAPITAL ALLOWANCES	CAPITAL IMPROVEMENTS	TOTAL DEPRECIATION
1	2017/18	\$ 2,257	\$ -	\$ 721	\$ 1,770	\$ 4,748
2	2018/19	\$ 1,313	\$ -	\$ 920	\$ 1,770	\$ 4,003
3	2019/20	\$ 1,200	\$ -	\$ 920	\$ 1,770	\$ 3,891
4	2020/21	\$ 1,098	\$ -	\$ 920	\$ 1,770	\$ 3,788
5	2021/22	\$ 1,005	\$ 2,018 -	\$ 920	\$ 1,770	\$ 3,695
6	2022/23	\$ 920	\$ -	\$ 920	\$ 1,770	\$ 3,610
7	2023/24	\$ 842	\$ -	\$ 920	\$ 1,770	\$ 3,532
8	2024/25	\$ 771	\$ -	\$ 920	\$ 1,770	\$ 3,462
9	2025/26	\$ 707	\$ -	\$ 920	\$ 1,770	\$ 3,397
10	2026/27	\$ 648	\$ -	\$ 920	\$ 1,770	\$ 3,338
11	2027/28	\$ 594	\$ -	\$ 920	\$ 1,770	\$ 3,284
12	2028/29	\$ 545	\$ -	\$ 920	\$ 1,770	\$ 3,235
13	2029/30	\$ 500	\$ -	\$ -	\$ 1,770	\$ 2,270
14	2030/31	\$ 459	\$ -	\$ -	\$ 1,770	\$ 2,229
15	2031/32	\$ 421	\$ -	\$ -	\$ 1,770	\$ 2,191
16	2032/33	\$ 387	\$ -	\$ -	\$ 1,770	\$ 2,157
17	2033/34	\$ 355	\$ -	\$ -	\$ 1,770	\$ 2,126
18	2034/35	\$ 326	\$ -	\$ -	\$ 1,770	\$ 2,097
19	2035/36	\$ 300	\$ -	\$ -	\$ 1,770	\$ 2,070
20	2036/37	\$ 276	\$ -	\$ -	\$ 1,770	\$ 2,046



WP166

TAX INVOICE

Wong Family Superannuation Fund
4 The Boulevard
FLAGSTAFF HILL SA 5159
AUSTRALIA
ABN: 93 409 044 286

Invoice Date
22 Sep 2020

Invoice Number
INV-3131

Reference
INV-3131

ABN
96 587 121 936

Duwin Accounting & Finance
Duwin Pty Ltd ATF Duwin
Trust
Suite 1, 246 Franklin Street,
Adelaide SA 5000
BSB : 015 025
A/C No : 4171 40471

Description	Quantity	Unit Price	GST	Amount AUD
2020 Year End Compliance Work				
Wong Family Superannuation Fund Gross accounting fee = \$1,705	1550.00	1.00	10%	1,550.00
Audit Fee-pay on behalf of client Gross audit = \$440	400.00	1.00	10%	400.00
			Subtotal	1,950.00
			TOTAL GST 10%	195.00
			TOTAL AUD	2,145.00
			Less Amount Paid	2,145.00
			AMOUNT DUE AUD	0.00

Due Date: 29 Sep 2020

We require payment for our services within 7 days.

Please note, we reserve the right to charge interest at 10% p.a. on accounts which are overdue more than 30 days.

Any debt collection and court costs incurred in the recovery of any outstanding fees shall be paid by the client.

Payment Options :

Cheque or Direct Credit (preferred)

BSB : 015 025 A/C No : 4171 40471 A/C Name : Duwin Pty Ltd

SWIFT : ANZBAU3M Branch : 107 Gouger St, Adelaide SA 5000

In the reference, please quote Invoice No.

PAYMENT ADVICE

To: Duwin Accounting & Finance
Duwin Pty Ltd ATF Duwin Trust
Suite 1, 246 Franklin Street, Adelaide SA 5000
BSB : 015 025
A/C No : 4171 40471

Customer Wong Family Superannuation Fund
Invoice Number INV-3131
Amount Due **0.00**
Due Date 29 Sep 2020

Amount Enclosed

Enter the amount you are paying above

WONG FAMILY SUPERANNUATION FUND
GENERAL LEDGER FOR THE PERIOD 01/07/2020 TO 30/06/2021
FROM ACCOUNT 425 TO 425 - ENTRIES: ALL
Printed: Thursday 9 September, 2021 @ 09:13:57

Date	Ref	Type	Units	Debits \$	Credits \$	Balance \$
<u>425</u> <u>Rental Property Expenses</u>						
21/08/2020	WP10	Bank Statement		1,105.54	WP2.5	1,105.54
Narration: Transfer to other Bank CommBank app outgoing						
15/10/2020	WP10	Bank Statement		1,392.00	WP175.1	2,497.54
Narration: Transfer to other Bank NetBank FLINDER ST STRATA						
21/05/2021	WP10	Bank Statement		11,440.00	WP175.2	13,937.54
Narration: Transfer To CAFE CHINA NetBank upstream fee						
21/05/2021	300621	Closing Journal - Cash			1,040.00	12,897.54
Narration: GST adjustment at 30/06/2021						
30/06/2021	1	Journal - Non Cash		8,543.62		21,441.16
Narration: gross up rental income before May 2021						
30/06/2021	1	Journal - Non Cash		3,118.48	WP175.4	24,559.64
Narration: expense for May and June 2021						
30/06/2021	300621	Closing Journal - Cash			194.39	24,365.25
Narration: GST adjustment at 30/06/2021						
Total Debits:				\$25,599.64		
Total Credits:				\$1,234.39		
Current Year Profit/(Loss):				N/A		

COMMUNITY CORP.27802 INC

ABN: 41791714918
276 FLINDERS STREET
ADELAIDE SA 5000

Accounts enquiries: (08) 8291 2300
Accounts email: accounts.sa@whittles.com.au

Your account number
WONG48

Date of issue
21 Sep 2020

Total amount payable
\$1392.00

New charges due for payment
15 Oct 2020

TAX INVOICE

RECEIVED: 23.9.2020

CODE: Strata

AUTH AMT: \$1,392.00

R & L Wong Pty Ltd ATF The Wong Family Superannuation
Fund
C/- Commercial SA Property Group
GPO Box 2138
ADELAIDE SA 5001

Property Address
Lot 600,276 FLINDERS
STREET
ADELAIDE SA 5000

Unit number
600

Lot number
600

Details	Period	Amount	GST Incl	Total
Admin Fund Contributions Total levied for all units for this period: \$12706.00	15/10/20 to 14/01/21	1334.00	121.27	1334.00
Sinking Fund Contributions Total levied for all units for this period: \$550.00	15/10/20 to 14/01/21	58.00	5.27	58.00
				1392.00
TOTAL DUE IF PAID BY 15/10/20 (Includes GST of \$126.54)		\$1392.00		

Interest will be charged on any overdue fees/charges at an annual rate of 15%



DEFT Reference Number
3052028226006

Date due Amount due
15 Oct 2020 \$1392.00

Plan: 027802
Unit: 00600
Account: WONG48



*496 305202822 6006

Registration is required for payments from cheque or savings accounts. Please register at www.deft.com.au or call 1800 672 162. You do not need to re-register if you are already registered for phone payments. Registration is not required for one-off credit card payments. Phone, Direct Debit or Online payments can be made using Visa, Mastercard, American Express or Diners. Surcharges will apply. BPAY payments can be made using Visa or Mastercard. No surcharge will apply and loyalty points may not accrue.

PAYMENT OPTIONS

Phone
1300 301 090

Call this number to pay by credit card using a land line or mobile phone. Payments by credit cards will attract a surcharge.



Credit Card
www.deft.com.au

Visit www.deft.com.au to make a secure credit card payment over the Internet. Payments by credit cards will attract a surcharge.



Direct Debit
www.deft.com.au

Register at www.deft.com.au to setup Biller or Customer initiated direct debit payments from your nominated bank account or credit card.



BPAY
Biller code: 96503

Contact your financial institution to make a payment from your cheque, savings or credit card. Please use your DEFT Reference number when making your payment.



Australia Post

Present this bill at any Post Office to make cash, cheque or EFTPOS payments.



Cheque Payable to
DEFT Payment Systems

By post: Send a cheque with this slip by mail to:
DEFT Payment Systems Locked Bag 656 ADELAIDE SA 5001

+305202822 6006<

000139200<3+



TAX INVOICE

R & L Wong Pty Ltd atf The Wong Family
Superannuation Fund

Invoice Date
7 May 2021

Invoice Number
INV-0132

ABN
66 626 774
034

Upstream Property
Solutions
35 Kauri Parade
SEACLIFF SA 5049
AUSTRALIA

Description	Quantity	Unit Price	GST	Amount AUD
Leasing Services for 48 Unley Rd, Unley to Arya Indian Cuisine Fee as agreed being 10% of first years Gross Rental	1.00	10,400.00	10%	10,400.00
Subtotal				10,400.00
TOTAL GST 10%				1,040.00
TOTAL AUD				11,440.00

Due Date: 14 May 2021

Bank Details
Account Name: Upstream Property Solutions Pty Ltd BSB -
015056
ACC - 416308877

Email remittance to: nick.shinnick@upstreamproperty.com

PAYMENT ADVICE

To: Upstream Property Solutions
35 Kauri Parade
SEACLIFF SA 5049
AUSTRALIA

Customer R & L Wong Pty Ltd
Invoice Number INV-0132
Amount Due **11,440.00**
Due Date 14 May 2021
Amount Enclosed

Enter the amount you are paying above

Financial Summary

For the period Jul 2020 to Jun 2021

Owner: R&L Wong Pty Ltd Atf Wong Family Super Fund
Property: Ground Floor, 276 Flinders Street
Ledger: R&L Wong Pty Ltd Atf Wong Family Super Fund - 276 Flinders Street
Managed by: April Lee

R&L Wong Pty Ltd Atf Wong Family Super Fund
4 The Boulevard
FLAGSTAFF HILL SA 5159

	Jul 2020	Aug 2020	Sep 2020	Oct 2020	Nov 2020	Dec 2020	Jan 2021	Feb 2021	Mar 2021	Apr 2021	May 2021	Jun 2021	Total
Income													
401.5 - Rental Adjustment	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	288.47	0.00	288.47
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
402 - Rent	0.00	0.00	0.00	0.00	25,252.36	8,417.72	4,208.86	8,418.52	4,208.86	4,309.34	3,917.58	4,361.44	63,094.68
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	391.76	0.00	391.76
403 - Rent Deferment	0.00	0.00	0.00	0.00	-4,419.18	-1,494.15	0.00	-499.29	0.00	0.00	896.88	0.00	-5,515.74
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	89.68	0.00	89.68
9051 - Strata	0.00	0.00	0.00	0.00	2,530.92	0.00	1,265.45	0.00	0.00	0.00	0.00	0.00	3,796.37
GST	0.00	0.00	0.00	0.00	0.00	0.00	126.55	0.00	0.00	0.00	0.00	0.00	126.55
9089 - General Outgoings	0.00	0.00	0.00	0.00	7,949.14	0.00	1,002.08	2,004.16	1,002.08	1,002.08	910.98	1,022.92	14,893.44
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	91.10	0.00	91.10
9163 - RENT CREDIT/ REBATE	0.00	0.00	0.00	0.00	-4,419.18	-1,494.15	0.00	-499.29	0.00	0.00	0.00	0.00	-6,412.62
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Income	0.00	0.00	0.00	0.00	26,894.06	5,429.42	6,476.39	9,424.10	5,210.94	5,311.42	6,013.91	5,384.36	70,144.60
Total GST	0.00	0.00	0.00	0.00	0.00	0.00	126.55	0.00	0.00	0.00	572.54	0.00	699.09
Total Inclusive Income	0.00	0.00	0.00	0.00	26,894.06	5,429.42	6,602.94	9,424.10	5,210.94	5,311.42	6,586.45	5,384.36	70,843.69

Expenses													
100111 - Tribunal preparation& attendance fees	0.00	0.00	0.00	0.00	225.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	225.00
GST	0.00	0.00	0.00	0.00	22.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	22.50
546 - Water Rates	306.80	0.00	0.00	0.00	248.10	240.10	248.25	0.00	0.00	0.00	0.00	240.10	1,283.35
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

9173.0 - Council Rates	674.15	0.00	0.00	0.00	1,480.40	0.00	740.20	0.00	0.00	0.00	740.20	0.00	3,634.95
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9175.0 - Emergency Services Levy	0.00	0.00	0.00	0.00	889.40	0.00	0.00	0.00	0.00	0.00	0.00	0.00	889.40
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
9210 - LOCKS, KEYS & CARD KEYS	0.00	0.00	0.00	0.00	40.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	40.00
GST	0.00	0.00	0.00	0.00	4.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	4.00
9223 - Audit Fee	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	450.00	450.00
GST	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	45.00	45.00
9237 - STRATA LEVIES	2,562.64	0.00	0.00	1,265.45	0.00	1,265.45	0.00	0.00	0.00	1,265.45	0.00	1,265.45	7,624.44
GST	256.26	0.00	0.00	126.55	0.00	126.55	0.00	0.00	0.00	126.55	0.00	126.55	762.46
9264 - Management Fee	104.17	0.00	0.00	0.00	833.36	104.17	104.17	104.17	104.17	104.17	104.17	104.17	1,666.72
GST	10.42	0.00	0.00	0.00	83.36	10.42	10.42	10.42	10.42	10.42	10.42	10.42	166.72
9273.1 - Bank / Administration Fee	10.00	0.00	0.00	0.00	70.00	10.00	10.00	10.00	10.00	10.00	10.00	10.00	150.00
GST	1.00	0.00	0.00	0.00	7.00	1.00	1.00	1.00	1.00	1.00	1.00	1.00	15.00
Total Expenses	3,657.76	0.00	0.00	1,265.45	3,786.26	1,619.72	1,102.62	114.17	114.17	1,379.62	854.37	2,069.72	15,963.86
Total GST	267.68	0.00	0.00	126.55	116.86	137.97	11.42	11.42	11.42	137.97	11.42	182.97	1,015.68
Total Inclusive Expenses	3,925.44	0.00	0.00	1,392.00	3,903.12	1,757.69	1,114.04	125.59	125.59	1,517.59	865.79	2,252.69	16,979.54
Profit	\$3,925.44: part belong to last year and part was paid this year per WP175.5												
Total Profit	-3,657.76	0.00	0.00	-1,265.45	23,107.80	3,809.70	5,373.77	9,309.93	5,096.77	3,931.80	5,159.54	3,314.64	54,180.74
Total GST	-267.68	0.00	0.00	-126.55	-116.86	-137.97	115.13	-11.42	-11.42	-137.97	561.12	-182.97	-316.59
Total Inclusive Profit	-3,925.44	0.00	0.00	-1,392.00	22,990.94	3,671.73	5,488.90	9,298.51	5,085.35	3,793.83	5,720.66	3,131.67	53,864.15
Transfers	0.00	125.59	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	125.59
Owner Disbursement	1,712.36	125.59	0.00	0.00	22,990.94	3,671.73	5,488.90	9,298.51	5,085.35	3,793.83	5,720.66	3,131.67	61,019.54

From: Sophia [<mailto:sophia@duwin.com.au>]
Sent: Wednesday, September 08, 2021 7:46 PM
To: Support
Subject: Re: Wong Family Super Fund - FY21 & Jun21 BAS - Query Register
Importance: High

Please check last year financial report and bank statement, \$2,818.90 was already recorded in 2020 FY report. However, agent didn't report in their statement in 2020 June, instead reported in July. Because the amount was paid in the last day of June so there is a time issue. Client didn't pay out of pocket it was paid by superfund last financial year.

So there was two payment of \$2,818.90, one is paid by superfund and paid at 30/06/2021. There was second lot of \$2,818.90 and it was paid by client out of pocket, and later on all got refunded, you know the story.

I also include a updated invoice.

14 Jul 2020	Direct Credit 195319 Commercial SA Tr /	+ \$1,392.00	+ \$41,856.13
07 Jul 2020	Direct Credit 195319 Commercial SA Tr /	+ \$320.36	+ \$40,464.13
01 Jul 2020	Credit Interest	+ \$4.40	+ \$40,143.77
30 Jun 2020	Transfer to other Bank NetBank	- \$2,818.90	+ \$40,139.37
26 Jun 2020	Transfer From RLwong CREDIT TO ACCOUNT	+ \$30,000.00	+ \$42,958.27
01 Jun 2020	Credit Interest	+ \$3.30	+ \$12,958.27

WP170.1

WONG FAMILY SUPERANNUATION FUND
GENERAL LEDGER FOR THE PERIOD 01/07/2019 TO 30/06/2020
FROM ACCOUNT 425 TO 425 - ENTRIES: ALL
Printed: Friday 11 September, 2020 @ 16:55:40

Date	Ref	Type	Units	Debits \$	Credits \$	Balance \$
425		Rental Property Expenses				
30/06/2020	WP10	Bank Statement		2,818.90		2,818.90
		Narration: Transfer to other Bank NetBank				
30/06/2020	3	Journal - Cash		9,138.70		11,957.60
		Narration: Gross up rental income				
		Total Debits:		\$11,957.60		
		Total Credits:				
		Current Year Profit/(Loss):		N/A		

Receipts & Expenditure Statement

Financial Statement for the period 01/07/2019 to 30/06/2020

RE: Ground Floor/276 Flinders Street, ADELAIDE, SA, 5000

	Y.T.D.	July	August	September	October	November	December	January	February
Landlord									
Revenue									
9089.0 GENERAL OUTGOINGS	\$8,816.22	\$979.58	\$979.58	\$979.58	\$1,959.16	\$0.00	\$979.58	\$979.58	\$979.58
9052.0 GST on STRATA	\$247.37	\$0.00	\$120.82	\$0.00	\$126.55	\$0.00	\$0.00	\$0.00	\$0.00
402. RENT	\$37,879.74	\$4,208.86	\$4,208.86	\$4,208.86	\$8,417.72	\$0.00	\$4,208.86	\$4,208.86	\$4,208.86
9051.0 STRATA	\$2,473.63	\$0.00	\$1,208.18	\$0.00	\$1,265.45	\$0.00	\$0.00	\$0.00	\$0.00
	\$49,416.96	\$5,188.44	\$6,517.44	\$5,188.44	\$11,768.88	\$0.00	\$5,188.44	\$5,188.44	\$5,188.44
Expenses									
9248.0 MANAGEMENT FEES	-\$1,041.70	-\$208.34	-\$104.17	-\$104.17	-\$104.17	\$0.00	-\$208.34	-\$104.17	-\$104.17
9248.1 GST ON MANAGEMENT FEES	-\$104.20	-\$20.84	-\$10.42	-\$10.42	-\$10.42	\$0.00	-\$20.84	-\$10.42	-\$10.42
9273.1 BANK/ADMINISTRATION FEES	-\$100.00	-\$20.00	-\$10.00	-\$10.00	-\$10.00	\$0.00	-\$20.00	-\$10.00	-\$10.00
9173.0 COUNCIL RATES	-\$2,022.45	\$0.00	-\$674.15	\$0.00	-\$674.15	\$0.00	\$0.00	\$0.00	-\$674.15
9175.0 EMERGENCY SERVICES LEVY	-\$826.95	\$0.00	\$0.00	-\$826.95	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
9237.0 STRATA LEVIES	-\$3,739.08	-\$1,208.18	\$0.00	\$0.00	-\$1,265.45	\$0.00	\$0.00	-\$1,265.45	\$0.00
546. WATER RATES	-\$920.40	\$0.00	-\$306.80	\$0.00	-\$306.80	\$0.00	\$0.00	\$0.00	-\$306.80
740.08 GST	-\$383.92	-\$122.82	-\$1.00	-\$1.00	-\$127.55	\$0.00	-\$2.00	-\$127.55	-\$1.00
	-\$9,138.70	-\$1,580.18	-\$1,106.54	-\$952.54	-\$2,498.54	\$0.00	-\$251.18	-\$1,517.59	-\$1,106.54
Capital									
102. Distribution to Owner	-\$40,278.26	-\$3,608.26	-\$5,410.90	-\$4,235.90	-\$9,270.34	\$0.00	-\$4,937.26	-\$3,670.85	-\$4,081.90
	-\$40,278.26	-\$3,608.26	-\$5,410.90	-\$4,235.90	-\$9,270.34	\$0.00	-\$4,937.26	-\$3,670.85	-\$4,081.90
GST Summary									
GST Received	\$247.37	\$0.00	\$120.82	\$0.00	\$126.55	\$0.00	\$0.00	\$0.00	\$0.00
GST Paid	-\$488.12	-\$143.86	-\$11.42	-\$11.42	-\$137.97	\$0.00	-\$22.84	-\$137.97	-\$11.42
	-\$240.75	-\$143.86	\$109.40	-\$11.42	-\$11.42	\$0.00	-\$22.84	-\$137.97	-\$11.42
Owner Distribution									
R&L Wong Pty Ltd ATF Wong Supannuat	\$40,278.26	\$3,608.26	\$5,410.90	\$4,235.90	\$9,270.34	\$0.00	\$4,937.26	\$3,670.85	\$4,081.90

From: April Lee - Commercial SA <April@commercialsa.com.au>

Sent: Wednesday, 29 July 2020 11:03 AM

To: Larisa Wong <larisawong@hotmail.com>

Cc: Claire An - Commercial SA <Claire@commercialsa.com.au>

Subject: Ground Floor, 276 Flinders St, Adelaide - Invoices Paid

Hi Larisa,

The 2nd lot of \$2818 that you transferred to us have been used to pay the following invoices and disbursed to you as summarised below:-

City of Adelaide 4 th quarter	\$ 674.15
SA Water 4 th quarter	\$ 306.80
Commercial SA Bank / Administration Fee	\$11.00
Commercial SA FIXED MANAGEMENT FEES	\$ 114.59

Subtotal **\$1,106.54**

Payment to the owner **\$ 1,712.36**

Total **\$ 2,818.90**

As discussed yesterday, we will refund the CSA payments to you and transfer the funds to the account that you have nominated in your email dated 07.07.2020.

Once again, I apologise for the oversight.

Kind regards

April Lee

Asset Manager

april@commercialsa.com.au

Subject: Ground Floor, 276 Flinders St, Adelaide - Refund
Date: Wednesday, 19 August 2020 at 11:55:48 Australian Central Standard Time
From: April Lee - Commercial SA <April@commercialsa.com.au>
To: larisa wong <larisawong@hotmail.com>
CC: Claire An - Commercial SA <Claire@commercialsa.com.au>, Shanshan Wang <sophia@duwin.com.au>
Attachments: image005.jpg, image006.jpg, image007.jpg, image008.jpg

Hi Larisa,

The \$1,712.36 that you have accidentally paid into our trust account have been reimbursed back to you in two amounts as summarised below:-

06.07.2020 - \$320.36
13.07.2020 - \$1392

I have copied Sophia into the email so that she knows this is your money and not income from the tenant. Thank you.

Kind regards
April Lee
Asset Manager
april@commercialsa.com.au

Kind Regards,
Sophia Wang | Chartered Accountant, Tax Agent & Mortgage Broker



Duwin Accounting & Finance

E: Sophia@duwin.com.au | M: 0477 196 826
Ph: 08 8121 6066 | W: www.duwin.com.au
A: Suite 1, 246 Franklin Street, Adelaide SA 5000

From: Support
Date: Tuesday, 31 August 2021 at 17:07
To: Sophia
Subject: RE: Wong Family Super Fund - FY21 & Jun21 BAS - Query Register

Hi Sophia,

For query #1 as in attachment, we know the cash movement was all reconciled.

The issue is Wong SF still needs to record its \$3,925.44 rental expense while it in fact paid out \$1,105.54 from bank account.

The \$1,712.36 refund has been reversed on 20/08/2020 per attached CBA#3070.

Please consider and advise us your final solution to finalize this job.

Regards,



WP505.1

TAX INVOICE

Wong Family Superannuation Fund
4 The Boulevard
FLAGSTAFF HILL SA 5159
AUSTRALIA
ABN: 93 409 044 286

Invoice Date
27 May 2021

Invoice Number
INV-3277

ABN
96 587 121 936

Duwin Accounting & Finance
Duwin Pty Ltd ATF Duwin
Trust
Suite 1, 246 Franklin Street,
Adelaide SA 5000
BSB : 015 025
A/C No : 4171 40471

Description	Quantity	Unit Price	GST	Amount AUD
- Apply GST	1.00	75.00	10%	75.00
- Communication with April				
Subtotal				75.00
TOTAL GST 10%				7.50
TOTAL AUD				82.50
Less Amount Paid				82.50
AMOUNT DUE AUD				0.00

Due Date: 3 Jun 2021

We require payment for our services within 7 days.

Please note, we reserve the right to charge interest at 10% p.a. on accounts which are overdue more than 30 days.

Any debt collection and court costs incurred in the recovery of any outstanding fees shall be paid by the client.

Payment Options :

Cheque or Direct Credit (preferred)

BSB : 015 025 A/C No : 4171 40471 A/C Name : Duwin Pty Ltd

SWIFT : ANZBAU3M Branch : 107 Gouger St, Adelaide SA 5000

In the reference, please quote Invoice No.

PAYMENT ADVICE

Customer Wong Family Superannuation Fund
Invoice Number INV-3277
Amount Due **0.00**
Due Date 3 Jun 2021

Amount Enclosed

Enter the amount you are paying above

To: Duwin Accounting & Finance
Duwin Pty Ltd ATF Duwin Trust
Suite 1, 246 Franklin Street, Adelaide SA 5000
BSB : 015 025
A/C No : 4171 40471



TAX INVOICE AND ACCOUNT

Date of Invoice: 6 May 2021
 ABN: 99 663 668 780
 Our Ref: 3529
 Tax Invoice Number: 7286
 Account Period: Up to and including 3 May 2021

R & L Wong Pty Ltd atf The Wong Family Superannuation Fund
 4 The Boulevard
 Flagstaff Hill SA 5159

Attention: Adam Hartley

Matter: 48 Unley Road, Unley SA 5061 (V & V Property Developments) - New Lease

Responsible Partner: James Forde

Person Acting: James Forde

ACCOUNT SUMMARY:

Lease (half recoverable from tenant)	\$1,200.00
Disclosure Statement (half recoverable from tenant)	\$400.00
Deed of Guarantee & Indemnity (recoverable from tenant)	\$400.00
Disbursements	\$98.69

Detailed information supporting this tax invoice is attached

Total fees	\$2,000.00
Total expenses	\$98.69
Total GST on fees	\$200.00
Total GST on expenses	\$5.89
Amount Due	\$2,304.58

VARDON LEGAL

James Forde
Partner

THIS ACCOUNT IS PAYABLE BY: 17 May 2021

Schedule of Professional Fees

Date	Staff Initials	Description	Units	Rate	Charges
14/04/2021	TLT	Reviewing documents and preparing Lease	1.10		
14/04/2021	JLM	Attending to instructions regarding new lease	0.10		
15/04/2021	TLT	Preparing lease, disclosure statement and deed of guarantee and indemnity	1.00		
21/04/2021	JLM	Settling lease	1.80		
22/04/2021	JLM	Settling deed of guarantee and indemnity, amending disclosure statement for agent and email to agent with comments regarding draft documents	0.90		
22/04/2021	JPF	Settle documents	0.40		
Total fees					\$2,000.00

Schedule of Disbursements

Date	Qty.	Description	Each	Charges
14/04/21	1	Infotrack: ASIC: On-File Report Current - V & V PROPERTY DEVELOPMENTS PTY LTD ACN 105 314 172 (Retailer Fee)	\$20.15	\$20.15
14/04/21	1	Infotrack: ASIC: On-File Report Current - V & V PROPERTY DEVELOPMENTS PTY LTD ACN 105 314 172 (Supplier Fee)	\$0.00	\$0.00
14/04/21	1	Infotrack: ASIC: Organisation Extract - LARJ PTY LTD ACN 113 260 629 (Retailer Fee)	\$17.00	\$17.00
14/04/21	1	Infotrack: ASIC: Organisation Extract - LARJ PTY LTD ACN 113 260 629 (Supplier Fee)	\$9.00	\$9.00
14/04/21	1	Infotrack: InfoTrack: SA Title Search - Vol 5633, Fol 671 (Retailer Fee)	\$21.79	\$21.79
14/04/21	1	Infotrack: InfoTrack: SA Title Search - Vol 5633, Fol 671 (Supplier Fee)	\$30.75	\$30.75
Total Disbursements				\$98.69

GST

Total GST on fees	\$200.00
Total GST on expenses	\$5.89

Amount Due	\$2,304.58
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Your rights in relation to legal costs

The following avenues are available to you if you are not happy with this bill:

- requesting an itemised bill;
- discussing your concerns with us;
- having our costs adjudicated;
- applying to set aside our costs agreement;
- making a complaint to the Legal Profession Conduct Commissioner (if you believe there has been overcharging).

There may be other avenues available in your State or Territory (such as mediation).

For more information about your rights, please read the fact sheet titled *Your right to challenge legal costs*. You can ask us for a copy, or obtain it from the Law Society of South Australia (or download it from their website).

DATE	DETAIL	AMOUNT	GST	TOTAL
6.5.21	TRASFER	550.00	55.00	605.00
	LAND TITLE	7,338.00		7,338.00
14.5.21	AGENT FEE	10,400.00	1,040.00	11,440.00
	UPSTREAM ADM FEE	400.00	40.00	440.00
3.5.21	RENEVATION	21,250.00	2,125.00	23,375.00
27.7.21	VAEDOR LEGAL	2,098.69	205.89	2,304.58