

Trust Tax Return**2022**

1 Jul 2021—30 Jun 2022

TFN Recorded

PART A ELECTRONIC LODGMENT DECLARATION (FORM T)

This declaration is to be completed where the tax return is to be lodged to the ATO electronically. 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 However, you cannot lodge your tax return electronically if you do not quote your TFN.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 disclose it to other government agencies, including personal information about the person authorised to sign the declaration. For information about 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.

Tax File Number	Name of trust	Year
TFN Recorded	Goldthor Investments Unit Trust	2022

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 	Date 8-12-22
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PART D TAX AGENTS CERTIFICATE (SHARED FACILITIES USERS ONLY)

Client Ref	Agent Ref No.	Contact Name	Contact No.
9629029	24882894	Paul Siderovski	02 4926 5299

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
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Trust Tax Return**2022**

1 Jul 2021—30 Jun 2022

TFN Recorded

TRUST DETAILS**Name of Trust**

Goldthor Investments Unit Trust

Previous name of Trust**Tax File Number**

TFN Recorded

Australian Business Number

47 425 341 096

CURRENT POSTAL ADDRESS

PO Box 831

Newcastle

State

NSW

Postcode

2300

PREVIOUS POSTAL ADDRESS**State****Postcode****Country**

Australia

FULL NAME OF THE NON-INDIVIDUAL TRUSTEE TO WHOM NOTICES SHOULD BE SENT**Name of non-individual**

Goldthor Investments Pty Ltd

ABN**Contact number**

04 28664096

CONTACT DETAILS**Name**

Lesa Sylvester

Phone number

02 49265299

Hours taken to prepare and complete this return

Trust information

TYPE OF TRUST	U - Fixed unit trust, other than a public unit trust described in P or Q
Is any tax payable by the trustee?	No
Final tax return?	No

Income excluding foreign income

5 BUSINESS INCOME AND EXPENSES

Income	Primary production	Non-primary production	Totals
Total business income			
Is the trust a small business entity?			
Net small business income		V	
9 RENT			
Gross rent	F	\$171,961.00	
Interest deductions	G	\$0.00	
Capital works deductions	X	\$0.00	
Other rental deductions	H	\$37,503.00	
Net rent		(F - G - X - H)	\$134,458.00
15 Total of items 5 to 14			\$134,458

Deductions

18 OTHER DEDUCTIONS	Q	\$4,176.00
19 TOTAL OF ITEMS 16 TO 18		\$4,176.00
20 NET AUSTRALIAN INCOME - OTHER THAN CAPITAL GAINS		\$130,282.00

Capital gains and foreign income

21 CAPITAL GAINS

Prior year losses brought forward		
Did you have a CGT event during the year?	G	No
Losses carried forward		
Net Capital Losses from Collectables		\$0.00
Other Net Capital Losses		\$0.00

Foreign income

22 ATTRIBUTED FOREIGN INCOME

Did you have overseas branch operations or a direct or indirect interest in a foreign trust, foreign company, controlled foreign entity or transferor trust?	S	No
24 TOTAL OF ITEMS 20 TO 23		\$130,282.00

26	TOTAL NET INCOME		\$130,282.00
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29	OVERSEAS TRANSACTIONS		
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Was the aggregate amount of your transactions or dealings with international related parties greater than \$2 million?	W	No
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Thin capitalisation		
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Did the thin capitalisation provisions affect you?	O	No
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Was any beneficiary who was not a resident of Australia at any time during the income year 'presently entitled' to a share of the income of the trust?	A	No
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Transactions with specified countries	C	No
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30	PERSONAL SERVICES INCOME		
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Does your income include an individual's personal services income? (PSI)	N	No
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Key financial information

33	ALL CURRENT ASSETS	F	\$5,128.00
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34	TOTAL ASSETS	G	\$2,014,679.00
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35	ALL CURRENT LIABILITIES	I	\$67,423.00
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36	TOTAL LIABILITIES	J	\$197,705.00
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Business and professional items

56	INCOME OF THE TRUST ESTATE	A	\$130,282.00
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Beneficiary not entitled

59	BENEFICIARY UNDER LEGAL DISABILITY WHO IS PRESENTLY ENTITLED TO INCOME FROM ANOTHER TRUST		No
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60	NON-RESIDENT TRUST		
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Is the trust a non-resident trust?		No
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Beneficiary – Goldspring Superannuation Fund

Tax File Number	TFN Recorded	Entity code	U	S - SMSF
NAME OF COMPANY / PARTNERSHIP / TRUST ETC				Goldspring Superannuation Fund
RESIDENTIAL / BUSINESS ADDRESS				
Address	Town/City	State	Postcode	
192 Phoenix Park Road	Pheonix Park	NSW	2321	
Distribution type	Percentage	Distribution Percentage	34%	
Assessment calculation code			V	35
Inter Vivos - Resident beneficiary - A trustee				
Share of income of the trust estate			W	\$44,296.00
Credit for tax withheld - foreign resident withholding (excluding capital gains)			L	\$0.00
Australian franking credits from a New Zealand franking company			N	\$0.00
SHARE OF INCOME				
Primary production			A	
PP - NCMI			A1	\$0.00
PP - Excluded from NCMI			A2	\$0.00
Non-primary production			B	\$44,296.00
NPP - NCMI			B1	\$0.00
NPP - Excluded from NCMI			B2	\$0.00
Credit for tax withheld where ABN not quoted			C	\$0.00
Franked distributions			U	\$0.00
Franking credit			D	\$0.00
TFN amounts withheld			E	\$0.00
Share of credit for TFN amounts withheld from payments from closely held trusts			O	\$0.00
Capital gains			F	\$0.00
NCMI capital gains			F1	\$0.00
Excluded from NCMI capital gains			F2	\$0.00
Share of credit for foreign resident capital gains withholding amounts			Z	\$0.00
Attributed foreign income			G	\$0.00
Other assessable foreign source income			H	\$0.00
Foreign income tax offset			I	\$0.00
Share of national rental affordability scheme tax offset			R	\$0.00
Exploration credits distributed			M	\$0.00
Early stage venture capital limited partnership tax offset			T	
Early stage investor tax offset			J	
Div 6AA Eligible income			C1	

SMALL BUSINESS INCOME TAX OFFSET INFORMATION

Share of net small business income

Y

\$0.00

Beneficiary – Thorley Family Superannuation Fund

Tax File Number		Entity code	U	S - SMSF
NAME OF COMPANY / PARTNERSHIP / TRUST ETC			Thorley Family Superannuation Fund	
RESIDENTIAL / BUSINESS ADDRESS				
Address	Town/City	State	Postcode	
Suite 25, 19 Bolter Street	Newcastle	NSW	2300	
Distribution type	Percentage	Distribution Percentage	50%	
Assessment calculation code		V	35	
Inter Vivos - Resident beneficiary - A trustee				
Share of income of the trust estate		W	\$65,141.00	
Credit for tax withheld – foreign resident withholding (excluding capital gains)		L	\$0.00	
Australian franking credits from a New Zealand franking company		N	\$0.00	
SHARE OF INCOME				
Primary production		A		
PP - NCMI		A1	\$0.00	
PP - Excluded from NCMI		A2	\$0.00	
Non-primary production		B	\$65,141.00	
NPP - NCMI		B1	\$0.00	
NPP - Excluded from NCMI		B2	\$0.00	
Credit for tax withheld where ABN not quoted		C	\$0.00	
Franked distributions		U	\$0.00	
Franking credit		D	\$0.00	
TFN amounts withheld		E	\$0.00	
Share of credit for TFN amounts withheld from payments from closely held trusts		O	\$0.00	
Capital gains		F	\$0.00	
NCMI capital gains		F1	\$0.00	
Excluded from NCMI capital gains		F2	\$0.00	
Share of credit for foreign resident capital gains withholding amounts		Z	\$0.00	
Attributed foreign income		G	\$0.00	
Other assessable foreign source income		H	\$0.00	
Foreign income tax offset		I	\$0.00	
Share of national rental affordability scheme tax offset		R	\$0.00	
Exploration credits distributed		M	\$0.00	
Early stage venture capital limited partnership tax offset		T		
Early stage investor tax offset		J		
Div 6AA Eligible income		C1		

SMALL BUSINESS INCOME TAX OFFSET INFORMATION

Share of net small business income	<input checked="" type="checkbox"/>	\$0.00
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Beneficiary – Goodchild, MarianneTax File Number _____ TFN Recorded _____ Entity code **U** I - Individual**INDIVIDUAL NAME**

Title	Given name	Other given names	Family name	Suffix	Date of birth
Mrs	Marianne		Goodchild		28 Jun 1953

RESIDENTIAL / BUSINESS ADDRESS

Address	Town/City	State	Postcode
17 Chisholm Road	East Maitland	NSW	2323

Distribution type	BalanceOfIncome
Assessment calculation code	V 30

Inter Vivos - Resident beneficiary - Not under legal disability

Share of income of the trust estate	W \$20,845.00
Credit for tax withheld – foreign resident withholding (excluding capital gains)	L \$0.00
Australian franking credits from a New Zealand franking company	N \$0.00

SHARE OF INCOME

Primary production	A	
PP - NCMI	A1	\$0.00
PP - Excluded from NCMI	A2	\$0.00
Non-primary production	B	\$20,845.00
NPP - NCMI	B1	\$0.00
NPP - Excluded from NCMI	B2	\$0.00
Credit for tax withheld where ABN not quoted	C	\$0.00
Franked distributions	U	\$0.00
Franking credit	D	\$0.00
TFN amounts withheld	E	\$0.00
Share of credit for TFN amounts withheld from payments from closely held trusts	O	\$0.00
Capital gains	F	\$0.00
NCMI capital gains	F1	\$0.00
Excluded from NCMI capital gains	F2	\$0.00

TRUST TAX RETURN

Goldthor Investments Unit Trust

Share of credit for foreign resident capital gains withholding amounts	Z	\$0.00
Attributed foreign income	G	\$0.00
Other assessable foreign source income	H	\$0.00
Foreign income tax offset	I	\$0.00
Share of national rental affordability scheme tax offset	R	\$0.00
Exploration credits distributed	M	\$0.00
Early stage venture capital limited partnership tax offset	T	
Early stage investor tax offset	J	
Div 6AA Eligible income	C1	
SMALL BUSINESS INCOME TAX OFFSET INFORMATION		
Share of net small business income	Y	\$0.00

Rental schedule — 2 Paterson Street, Hinton NSW 2321

Address	Town/City	State	Postcode
2 Paterson Street	Hinton	NSW	2321
Date property first earned rental income	01/06/2016		
Number of weeks property was rented this year	52		
The number of weeks the property was available for rent this year	52		
Entity's % ownership	100		
Has the loan for the property been renegotiated this year?	No		

Acquisitions and Disposal	Date	Amount
Acquisition	26 Apr 2016	\$1,617,226.00
Disposal		
Capital gain/loss on sale of this property		
Value of capital allowances (depreciation on plant) recouped on the sale of the property		
Value of capital works deductions (special building write-off) recouped on the sale of the property		

Owners

Name	TFN	Percentage
Goldthor Investments Unit Trust	TFN Recorded	100%
		100%

Income / Expenses

Income		Gross	My share
Rental income	A	\$160,000.00	\$160,000.00
Other rental income	B	\$11,961.00	\$11,961.00
Gross rent	C	\$171,961.00	\$171,961.00
Expenses			
Council rates	H	\$5,605.00	\$5,605.00
Capital allowance assets	I	\$20,566.00	\$20,566.00
Land tax	M	\$5,109.00	\$5,109.00
Legal fees	N	\$732.00	\$732.00
Water	U	\$1,323.00	\$1,323.00
Sundry	V	\$4,168.00	\$4,168.00
Total expenses	W	\$37,503.00	\$37,503.00
Total net rent	X	\$134,458.00	\$134,458.00

Rental schedule worksheets — 2 Paterson Street, Hinton NSW 2321 SUNDRY

Description	Amount
Rental Appraisal Document	\$4,168.00
Total	\$4,168.00

Worksheets

18 OTHER DEDUCTIONS

Name of each item of deduction	Amount
Professional Fees	\$3,500.00
Bank Fees	\$120.00
Filing Fees	\$276.00
Subscriptions	\$280.00
Total	\$4,176.00

33 ALL CURRENT ASSETS

Description	Amount
NAB Business Account #9538	\$5,128.00
Total	\$5,128.00

34 TOTAL ASSETS

Description	Amount
Rounding	(\$1.00)
Development Application Costs	\$24,701.00
Improvements	\$690,096.00
Intangible Assets	\$5,750.00
Land & Buildings	\$1,617,226.00
Less Accumulated Depreciation on Leasehold Improvements	(\$59,676.00)
Plant & Equipment	\$92,774.00
Less Accumulated Depreciation on Plant & Equipment	(\$72,550.00)
Revaluation of Land and Building	(\$288,769.00)
NAB Business Account #9538	\$5,128.00
Total	\$2,014,679.00

35 ALL CURRENT LIABILITIES

Description	Amount
Accounts Payable	\$8,224.00
GST	\$4,199.00
Rent in Advance	\$55,000.00
Total	\$67,423.00

36 TOTAL LIABILITIES

Description	Amount
Drawings - Goldspring Family Superannuation Fund	(\$86,426.00)
Drawings - Goldspring Superannuation Fund	(\$26,934.00)
Drawings - Marianne Goodchild	(\$55,836.00)
Drawings - Thorley Superannuation Fund	(\$169,197.00)
Share of Profit - Goldspring Family Superannuation Fund	\$86,426.00
Share of Profit - Goldspring Superannuation Fund	\$71,230.00
Share of Profit - Marianne Goodchild	\$76,681.00
Share of Profit - Thorley Superannuation Fund	\$234,338.00
Accounts Payable	\$8,224.00
GST	\$4,199.00
Rent in Advance	\$55,000.00
Total	\$197,705.00