

Cromwell Property Group

Cromwell Corporation Limited ABN 44 001 056 980
 Cromwell Diversified Property Trust ARSN 102 982 598
 (the responsible entity of which is Cromwell Property Securities Limited
 ABN 11 079 147 809, AFSL 238 052)

Brenda Wishey


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ALEX PTY LTD
 <ALEX SUPERANNUATION FUND A/C>
 PO BOX 139
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Statement Date: 19 August 2022
Reference Number: X*****2824
TFN/ABN Status: Quoted

Cromwell Property Group Attribution Managed Investment Trust Member Annual Statement For The Year Ended 30 June 2022

This Attribution Managed Investment Trust Member Annual Statement (AMMA Statement) has been prepared to assist you with the completion of your Australian income tax return for the year ended 30 June 2022. This AMMA Statement should be read in conjunction with the Cromwell Property Group AMMA Statement Guide, a copy of which is available on the Cromwell Property Group website.

When you invest in Cromwell Property Group you acquire Cromwell Property Group stapled securities (ASX code: CMW). Each stapled security consists of a share in Cromwell Corporation Limited (CCL) and a unit in Cromwell Diversified Property Trust (DPT).

Part A: Summary of 2022 Tax Return & Supplementary Section		
Tax Return & Supplementary Section Item	Amount	Tax Return Label
Franked amount	\$0.00	11T
Franking credit	\$0.00	11U
Non-primary production (NPP) income – Share of net income from trusts, less capital gains, foreign income and franked distributions	\$149.05	13U
NPP Income - Franked distributions from trusts	\$1.92	13C
Other deductions relating to NPP income	\$0.00	13Y
Share of credit for tax withheld where Australian business number not quoted	\$0.00	13P
Share of franking credits from franked dividends	\$1.09	13Q
Share of credit for amounts withheld from foreign resident withholding (excluding capital gains)	\$0.00	13A
Share of credit for tax file number amounts withheld from interest, dividends and unit trust distributions	\$0.00	13R
Net capital gain	\$0.00	18A
Total current year capital gains	\$0.00	18H
Assessable foreign source income	\$0.00	20E
Other net foreign source income	\$0.00	20M
Foreign tax income offset	\$0.00	20O

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Part B: Components of Attribution (DPT Distribution)				
	Notes	Cash Distributions	Foreign Income Tax Offset/ Franking Credit (grossed up)	Attributable Amount
Australian Income				
Dividends – unfranked amount not declared to be CFI	1	\$0.00		\$0.00
Dividends – unfranked amount declared to be CFI	2	\$0.00		\$0.00
Interest (not subject to non-resident withholding tax)	3	\$0.00		\$0.00
Interest (subject to non-resident withholding tax)	4	\$19.80	NPP \$149.88 ✓	\$19.80
Other assessable Australian income	5	\$127.88		\$127.88
Non-concessional MIT income (NCMI) – NPP	6	\$0.91		\$0.91
Excluded from NCMI – NPP	7	\$0.46		\$0.46
Non-Primary Production Income (A)		\$149.05		\$149.05
Dividends – Franked Amount (X)	8	\$0.83	\$1.09	\$1.92
Capital Gains				
Capital gains – discount method (TAP)	9	\$0.00		\$0.00
Capital gains – discount method (NTAP)	9	\$0.00		\$0.00
Capital gains – other method (TAP)	10	\$0.00		\$0.00
Capital gains – other method (NTAP)	10	\$0.00		\$0.00
Net Capital Gains		\$0.00		\$0.00
AMIT CGT gross up amount	11			\$0.00
Other capital gains distribution	12	\$0.00		
Total Current Year Capital Gains (C)	13	\$0.00		\$0.00
NCMI capital gains	14	\$0.00		\$0.00
Excluded from NCMI capital gains	14	\$0.00		\$0.00
Foreign Income				
Other net foreign source income	15	\$0.00	\$0.00	\$0.00
Assessable Foreign Source Income				
Controlled foreign company income	16	\$0.00	\$0.00	\$0.00
Total Foreign Income (D)		\$0.00	\$0.00	\$0.00
Cash Distribution Sub-Total (A+X+C+D)		\$149.88		
Other Non-Assessable Amounts				
Net exempt income	17	\$0.00		
Non-assessable non-exempt amount	18	\$0.00		
Other non-attributable amounts	19	\$256.37		
Total Non-Assessable Amounts (E)		\$256.37		
Gross Cash Distribution (A+X+C+D+E)		\$406.25		
Other Deductions from Distribution				
Less: TFN/ABN amounts withheld	20	\$0.00		
Less: Non-resident withholding tax	21	\$0.00		
Net Cash Distribution		\$406.25		

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Part C: Attribution Managed Investment Trust (AMIT) Cost Base Adjustments		
	Notes	
AMIT cost base net amount – excess (decrease)	22	\$256.37
AMIT cost base net amount – shortfall (increase)	23	\$0.00

Cromwell Corporation Limited Dividends
For The Year Ended 30 June 2022

Part D: Summary of CCL Dividends				
	Notes	CCL Dividend Amount	Franking Credit	Franking Percentage
Dividend				
Franked amount	24	\$0.00	\$0.00	0%

AMMA Statement Guide

The Cromwell Property Group AMMA Statement Guide contains general information about how to use this AMMA Statement when you complete your 2022 Tax Return.

To view the 2022 AMMA Statement Guide, please visit: <https://www.cromwellpropertygroup.com/securityholder-centre/taxation-information>

Please contact Cromwell's Investor Services Team on 1300 268 078 if you require a hard copy of the AMMA Statement Guide.

This AMMA Statement contains important information.

Please retain this AMMA Statement for income tax purposes.