

J & P Byrne Superannuation Fund
Investment Summary as at 30 June 2021

Investment	Units	Average Cost Price	Market Price	Accounting Cost	Market Value	Unrealised Accounting Gain/(Loss)	Accounting Gain/(Loss) (%)	Portfolio Weight (%)
<u>Bank</u>								
Cash Investment Acc				48,296.12	48,296.12			6.50%
				48,296.12	48,296.12			6.50%
<u>Managed Funds Market</u>								
Vanguard Growth Index Fund	130,415.72000	1.4642	1.5039	190,949.14	196,137.68	5,188.54	2.72%	26.38%
				190,949.14	196,137.68	5,188.54	2.72%	26.38%
<u>Property Direct Market</u>								
1/12 interest in 65 Waterloo	1.00000	187,274.1100	187,274.1100	187,274.11	187,274.11	0.00	0.00%	25.19%
1/6 Interest in 65 Waterloo	1.00000	311,740.1900	311,740.1900	311,740.19	311,740.19	0.00	0.00%	41.93%
				499,014.30	499,014.30	0.00	0.00%	67.12%
				738,259.56	743,448.10	5,188.54	0.70%	100.00%

The accounting cost is the original cost base adjusted by any subsequent capital call/improvement or capital return transactions. In many cases, it is not the same as the adjusted or reduced cost base, or the reset cost base resulting from the CGT relief. To view the tax cost base and unrealised gain/(loss) for tax purposes refer to the Unrealised Capital Gains Report or change the report parameter to tax cost base.