

T & G MULLER SUPERANNUATION FUND

Depreciation Worksheet

For the Period 1 July 2021 to 30 June 2022

Property Description: 4 Industry Place, Capalaba
Property Type: Commercial
Property Address: 4 Industry Place Capalaba QLD 4157

Description of Assets	Purchase Date	Original Cost	Opening Written Down Value	Balancing Adjustment Events				Decline In Value			Closing Written Down Value
				Disposal Date	Termination Value	Assessable	Deductible	Rate	Method	Decline In Value	
Purchase Price	31-Jul-12	1,434,406.91	1,434,406.91					0.00%	N/A	-	1,434,406.91
Fence	2-Oct-14	1,050.00	872.80					2.50%	PC *	26.25	846.55
Airconditioner purchase	19-Feb-15	10,363.64	4,177.36					13.33%	DV	556.84	3,620.52
Awning1	17-Feb-14	1,276.50	1,040.95					2.50%	PC *	31.91	1,009.04
Awning2	22-Apr-14	11,489.00	9,421.88					2.50%	PC *	287.22	9,134.66
Division 43 - BMT Schedule	31-Jul-12	126,790.00	51,128.00					0.00%	PC *	6,391.00	44,737.00
Division 40 - BMT Schedule	31-Jul-12	39,279.00	7,600.00					0.00%	DV	372.00	7,228.00
Fire Safety Works	23-Jul-18	3,379.00	1,977.70					16.67%	DV *	329.68	1,648.02
Retaining Wall	5-May-21	7,375.00	7,346.21					2.50%	PC	184.38	7,161.83
Shed Extension work	11-Oct-17	5,550.00	5,033.39					2.50%	PC	138.75	4,894.64
Shed Extension work	26-Feb-18	20,020.00	18,345.73					2.50%	PC	500.50	17,845.23
Shed Extension work	12-Mar-18	1,250.00	1,146.66					2.50%	PC	31.25	1,115.41
Shed Extension work	3-Apr-18	26,032.50	23,919.59					2.50%	PC	650.81	23,268.78
Shed Extension work	23-Apr-18	7,500.00	6,901.54					2.50%	PC	187.50	6,714.04
Shed Extension work	26-Apr-18	26,032.50	23,960.60					2.50%	PC	650.81	23,309.79
Property Total		1,721,794.05	1,597,279.32							10,338.90	1,586,940.42

Key:
 DV: Diminishing Value Method
 PC: Prime Cost Method
 LV: Low value pool (year 2 or 3)
 LV Y1: Low value pool - year 1
 N/A: Non-depreciable asset
 *: Capital work deduction

Total Capital Allowance 3,272.84
Total Capital Work Deductions 7,066.06

1.1 Depreciation of Plant and Equipment

This section lists the 'Plant & Equipment' relevant to this property and their corresponding depreciation claims under the Diminishing Value method. This schedule also shows the total depreciation claim for the items that have been allocated to the low-value pool.

The depreciation of 'Plant & Equipment' in these schedules is in accordance with the relevant depreciation legislation provided by the ATO at the date this report has been prepared.

The basic depreciation rates shown in the schedule have been calculated on the basis of the commissioner's effective life estimates outlined in the above rulings. The effective life of an asset is divided into either 150 or 200 to determine the basic Diminishing Value rate for the asset depending on when the item was purchased.

1.2 Diminishing Value Total - Plant & Equipment and Division 43

Date	Division 40			Division 43	Total (\$)
	Effective Life Plant	Pooled Plant	Total Division 40		
31-Jul-12 to 30-Jun-13	4,666	4,100	8,766	11,752	20,518
1-Jul-13 to 30-Jun-14	2,735	6,661	9,396	12,782	22,178
1-Jul-14 to 30-Jun-15	1,503	5,158	6,661	12,782	19,443
1-Jul-15 to 30-Jun-16	1,303	3,223	4,526	12,782	17,308
1-Jul-16 to 30-Jun-17	1,129	2,015	3,144	12,782	15,926
1-Jul-17 to 30-Jun-18	979	1,258	2,237	12,782	15,019
1-Jul-18 to 30-Jun-19	848	787	1,635	12,782	14,417
1-Jul-19 to 30-Jun-20	735	492	1,227	12,782	14,009
1-Jul-20 to 30-Jun-21	637	306	943	12,782	13,725
1-Jul-21 to 30-Jun-22	552	192	744	12,782	13,526

Please refer to Appendix one for a comparison of the total allowable depreciation of both the Diminishing Value method and the Prime Cost method. This table can be viewed graphically in Appendix two and three.

SMSF holds 50% of the property
Div 40 - $744 \times 50\% = 372$
Div 43 - $12,782 \times 50\% = 6,391$