



3 Ordish Road  
Dandenong South VIC 3164  
P 03 8788 9000  
F 03 9791 8680  
W cameron.com.au  
ABN 13 056 294 386

Paul Robinson  
TDP Trading Pty Ltd  
20 Commercial Drive  
LYNBROOK VIC 3975

Date: 17/08/17  
Ref: TDPTRA  
Tenant 11068977908  
Page: 1

### Tenant Tax Invoice

INV#: 324379

Owner: Everbest G & I Pty Ltd ATF The EGI Property Investor Trust  
ABN: 43034970693  
Tenancy: TDP Trading Pty Ltd  
Premises: 20 Commercial Drive LYNBROOK  
Manager: Lucy McMahon

Date Due	INV #	Description	Amount	GST Incl
31/08/17	324379	Council Rates: 1st Instalment 2017/2018	1,894.54	172.23

ACCOUNTS ARE STRICTLY DUE TO OUR OFFICE WITHIN  
FOURTEEN (14) DAYS FROM THE DATE OF THIS INVOICE.



**DEFT Reference Number**  
**3018 7856 7000 0676 12**

Pay by credit card or registered bank account at [www.deft.com.au](http://www.deft.com.au) or phone 1300 30 10 90.  
Payments by credit card will attract a surcharge.



\*453 301878567 00000067612

Please present page intact at any Post Office. Payments may be made by cash, cheque or EFTPOS.



**Bill Code: 96503**  
**Ref: 301878567 000067612**

Contact your participating bank, credit union or building society to make payment directly from your cheque or savings account. Enter the Biller Code and BPAY reference number as detailed above.

### Cameron.

#### Mail Payment

Please detach this payment slip and mail with your cheque to:

**DEFT Payment Systems**  
**GPO Box 2174**  
**MELBOURNE VIC 3001**

All cheques must be made payable to: Macquarie Bank Ltd

#### Payments by Direct Bank Deposit

Please use the following details when paying by Direct Bank Deposit:

**BSB: 183-334 A/c No: 301878567 Lodgement Ref: 00006761**  
**A/c Name: Cameron Industrial Commercial**

It is important that the Lodgement Ref number above is used in the lodgement reference field of your electronic file or funds transfer system so that your payment can be identified.

**Total due: \$ 1,894.54**

+301878567 000067612 <

000189454<3+

# RATE & VALUATION NOTICE

1 July 2017—30 June 2018


**City of Casey**

Civic Centre, Magid Drive Narre Warren

Tel: 03 9705 5200

NRS: 133 699 (for the deaf, hearing or speech impaired)

TIS: 131 450 (Translating and Interpreting Service)

ABN: 43 320 295 742



2 2219 - 5153 95861 031

Everbest G And I Pty Ltd  
C/- Cameron (Dandenong)  
PO Box 4222  
DANDENONG SOUTH VIC 3164

RECEIVED  
15 AUG 2017

BY: \_\_\_\_\_

Issue date: 10 August 2017

Property ID: 95861

Account Ref No.: 00958615

**Property:** Vacant 20 Commercial Drive LYNBROOK VIC 3975  
Lot 107 PS 537494B

PRESCRIBED DATE OF VALUATION (Valuation as at) 1 JAN 2016		OPERATIVE DATE (Effective from) 1 JUL 2016
CAPITAL IMPROVED VALUE (Total Property Value)	\$1,405,000	SITE VALUE (Land Value) \$560,000
		NET ANNUAL VALUE \$100,245

Rates & Charges	Calculation	Amount
Fire Service Levy Industrial Fixed	216.00	\$216.00
Fire Service Levy Industrial Variable	(.001574x CIV)	\$2,211.47
General Rate	@\$0.00317551 x CIV	\$4,461.59

COMM20  
T  
16.08.17

AUSTRALIAN VALUATION PROPERTY CLASSIFICATION CODE:

310 - General Purpose Factory

**RATE CAPPING**

Council has complied with the Victorian Government's rate cap of 2.0%. The cap applies to the average increase of rates and charges. The rates and charges for your property may have increased or decreased by a different percentage amount for the following reasons:

- i) The valuation of your property relative to the valuation of other properties in the municipal district
- ii) The application of any differential rate by Council
- iii) The inclusion of other rates and charges not covered by the Victorian Government's rate cap.

To update your contact details, notify us at  
[www.casey.vic.gov.au/update-my-details](http://www.casey.vic.gov.au/update-my-details)

If you are eligible for a pension concession and the discount is not showing above please contact Customer Service to organise a rebate application.

TRY BPAY PAYMENTS THIS YEAR, OR SEE OVER FOR OTHER PAYMENT METHODS



**Biller Code:** 8995  
**Ref:** 00958615

BPAY® this payment via Internet or phone banking.

BPAY View® -- View and pay this bill using internet banking.

BPAY View Registration No.: 00958615

INSTALMENT AMOUNT

DUE BY 2/10/17

TOTAL AMOUNT

DUE BY 15/02/18

Date

/

/

\$

\$6,889.06

**OVERDUE**
**DUE IMMEDIATELY**

\$0.00 \*

\*All outstanding arrears must be paid immediately to avoid further interest charges (currently set at 10% PA).

**① PAYMENT BY INSTALMENTS**

<b>1st instalment</b>	<b>2. 30-Nov-2017</b>
<b>2-Oct-2017</b>	\$1,722.25
\$1,722.31	<b>3. 28-Feb-2018</b>
To pay by Instalments, you <b>MUST</b> pay the 1st instalment by the due date.	\$1,722.25
	<b>4. 31-May-2018</b>
	\$1,722.25

OR

**② PAYMENT IN FULL**
**Due by 15-Feb-2018**

\$6,889.06

OR

**③ PAYMENT BY DIRECT DEBIT**  
(9 monthly payments)

See over for further information.

Existing arrangements will continue from 28 Sept 2017. A payment schedule will be forwarded separately.

RATEPAYER: Everbest G And I Pty Ltd

PROPERTY: Vacant 20 Commercial Drive LYNBROOK VIC 3975

PROPERTY ID: 95861



\*71 179 958615 85