

Comparison of Two Plans

Plan A1 - 2017

John Citizen and Maryanne Citizen

Disclosure Statement

Financial Mappers is not intended to offer, or be a substitute for, financial advice. Its purpose is to provide a dynamic mathematical model which shows the cause and effect of various financial transactions which are based on the information provided by you and assumptions about future values.

Default assumptions used by Financial Mappers for returns on investments are based on the approximate average returns in Australia for the eighteen (18) years from the year 2000. In the case of the capital growth for Shares and Real Estate, Financial Mappers has used the average Capital Growth for both asset classes. The aim is to not give an advantage of one class over the other, because, over the very long term, the rates are likely to be fairly similar. In relation to Interest Rates on Loans, the average Variable Standard Home Loan rate has been used for both home and investment property loans. The margin of 1% has been added to Margin Loans for Shares, and a margin of 3% added to Personal Loans.

We consider these assumptions are reasonable for the purposes of modelling software. The actual returns for each asset class are provided in the Help area of the software, and you may prefer to use these figures.

Any investment return or loan interest rate is a reflection of the current interest rates. ASIC's target inflation rate for the long term is 2.5%. The ASIC nominated rate 2.5% has been set as the Default Inflation and as a result, the calculation of Future and Present Values will reflect an Inflation Rate of 2.5%.

The Default Rates have been set to:

Inflation: 2.50%

Investment Accounts

Cash Accounts:	5.37% (90 Day Bank Bill + 1%)
Term Deposits:	4.49% (180 Day Bank Bill)
Bonds:	4.26% (5-year Bond Rate)
Shares:	10.75% (Dividends 4.25%, Capital Growth 6.5%)
Property:	10.75% (Net Rent 4.25%, Capital Growth 6.5%)
Managed Funds:	10.99% (Dividends 4.3%, Capital Growth 6.69%)
Superannuation:	7% (Pre-filled entry, as Default Rates, are not used)

Principal & Interest Loans

Home Loans:	6.74%
Investment Property:	6.74%
Shares:	7.74%
Personal:	9.74%

Interest Only Loans

Home Loans: 7.24%
Investment Property: 7.24%
Shares: 8.24%
Personal: 10.24%

Credit Cards

Purchases Rate: 15.00%
Introductory: 3.00%

When using Modelling Tools Historical Data, there may be some limitations in that Managed Funds assume an allocation of 20% for Cash and 40% each for Property and Shares, while the Employer Pension Fund assumes an allocation of 30% Cash, 40% Shares and 30% Real Estate. Not all funds will have this type of allocation. The change in the value of real estate is based on the Australian Residential property, whereas real estate held by a Managed Fund or Pension Fund is more likely to be commercial or industrial with some international component. The income for real estate is not based on historical data has been fixed at 5.00% Gross (4.25% Net with 15% of Income allocated to Expenses) and does not change. Normally one would expect the rental income to change from year to year.

When using any of the Modelling Tools four 10-Year Economic Cycles, the method of calculating Capital Growth for Managed Funds is the same as for Shares. As Managed Funds may have only a small component of Australian Shares, this will be a less reliable indicator. Income earned in the Cash Accounts, Term Deposits & Bonds are the same as the Cash Rate. Normally one would expect a variation in the return of each asset class. For the purpose of this software, the Cash Account Rate is the 90 Day Bank Bill plus 1%. Income for Dividends on Shares has been maintained at 4.25%, to keep the result in line with Net Rent on Investment Property. Gross Income of 5% for Investment Properties remains the same as for Historical Data. Return on the Employer Pension Fund is always Actual Inflation Rate + 4%.

Gross Rent is increased at the rate of Inflation. Actual Rents may not rise in value at the same rate as Inflation.

The application of taxation due for income and capital gains is limited in its use. The user may select a number of options for taxation. However, where progressive tax schedules are used, the future tax is based on the assumption that the percentage tax charged will remain the same, taking into account the value of the tax brackets will be inflation-linked. Future tax rates are likely to change from time to time and no account has been made for this possible change.

Please ensure the information that you provide is complete and accurate. If the information you provide is incomplete or inaccurate, any information provided is or maybe, based on incomplete or inaccurate information relating to your relevant personal circumstances. For that reason, you should, before acting on the information consider the appropriateness of it having regard to your objectives, financial situation, and needs.

All assumptions made and forecasts produced using Financial Mappers are based on past performance. Past performance is not a reliable indicator of future performance.

You should not rely solely on Financial Mappers for the purpose of making a decision in relation to any financial product and you should consider obtaining advice from a financial services licensee before making any financial decision.

Please Note: To update your Default Rates, go to "Default Rates" and click the button, "Reset Default Rates".

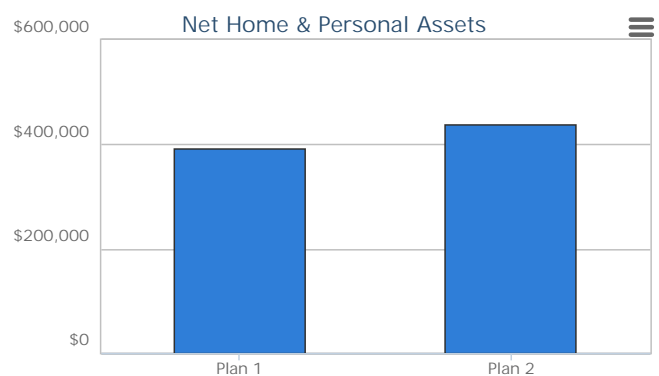
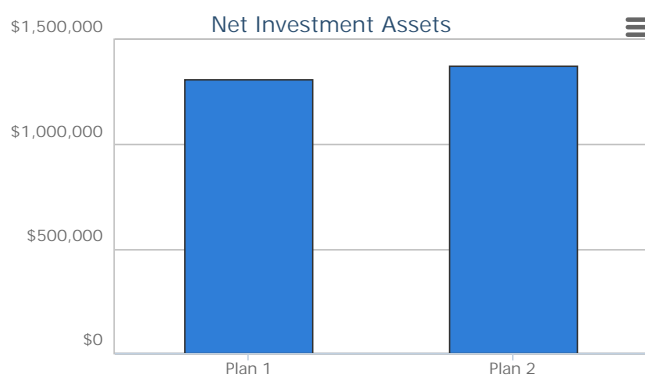
Introduction

This report is designed to let you compare the results between your currently selected plan (*Plan A1 - 2017*) and another plan you select. For each plan you should nominate a year to be used in the comparison. You can select the value at the Start of the Plan, or the value at the end of any year of the plan.

All values are in Future Values as calculated in the Plan, with the exception of the information on the last page for your Budget, which is always displayed in Present Value.

Current Plan			Compare with Plan		
Plan A1 - 2017	at	End of Year 2	Plan B1 - 2019	at	Start of Plan

Net Assets	Plan A1 - 2017 End of Year 2 2018	Plan B1 - 2019 Start of Plan 2019
Cash, Term Deposits, Bonds	\$110,586	\$106,500
Shares and Managed Funds	\$78,962	\$110,000
Investment Property	\$472,187	\$505,075
Retirement Accounts	\$648,751	\$654,000
Total	\$1,310,485	\$1,375,575
Home	\$406,227	\$452,537
Other Personal	-\$13,140	-\$13,140
Total	\$393,087	\$439,397



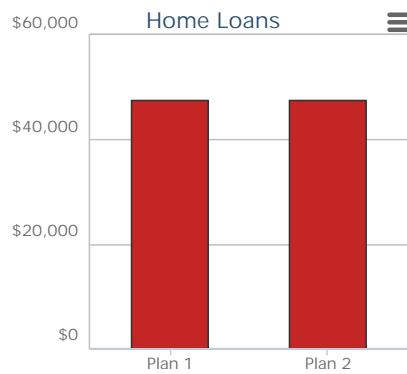
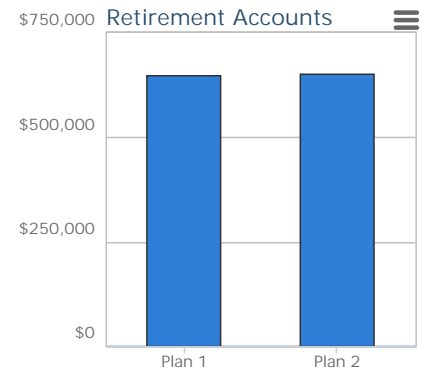
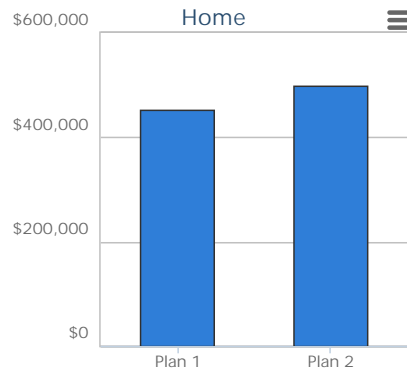
This software should not be relied on for the purposes of making a decision in relation to any financial product and you should consider obtaining advice from a financial services licensee before making any financial decisions. Default rates used by the software are explained in the Disclosure Statement. If you change the default rates, or specify your own rates, you are responsible for the calculation outcomes, and the Disclosure Statement does not apply. © FinancialMappers® 2015 - 2018

Assets & Liabilities	Plan A1 - 2017 End of Year 2 2018	Plan B1 - 2019 Start of Plan 2019
Assets		
Investment Assets		
Bank Account	\$78,173	\$74,000
Cash, Term Deposits, Bonds	\$32,412	\$32,500
Shares	\$78,962	\$90,000
Managed Funds	\$0	\$20,000
Investment Properties	\$567,113	\$600,000
Total Investment Assets	\$756,660	\$816,500
Home		
Home	\$453,690	\$500,000
Total Home	\$453,690	\$500,000
Retirement Accounts		
Superannuation/Pension Fund	\$648,751	\$654,000
Self-Managed Superannuation/Pension Funds (SMSFs)	\$0	\$0
Annuities	\$0	\$0
Total Retirement Accounts	\$648,751	\$654,000
Liabilities		
Investment Loans		
Bank Account	\$0	\$0
Shares	\$0	\$0
Investment Properties	\$94,925	\$94,925
Total Investment Loans	\$94,925	\$94,925
Home Loans		
Home Loans	\$47,463	\$47,463
Total Home Loans	\$47,463	\$47,463
Personal Loans		
Personal Loans	\$13,140	\$13,140
Credit Cards	\$0	\$0
Total Personal Loans	\$13,140	\$13,140

This software should not be relied on for the purposes of making a decision in relation to any financial product and you should consider obtaining advice from a financial services licensee before making any financial decisions. Default rates used by the software are explained in the Disclosure Statement. If you change the default rates, or specify your own rates, you are responsible for the calculation outcomes, and the Disclosure Statement does not apply. © FinancialMappers® 2015 - 2018

Comparison of Two Plans

Based on plan "Plan A1 - 2017"
John Citizen and Maryanne Citizen



This software should not be relied on for the purposes of making a decision in relation to any financial product and you should consider obtaining advice from a financial services licensee before making any financial decisions. Default rates used by the software are explained in the Disclosure Statement. If you change the default rates, or specify your own rates, you are responsible for the calculation outcomes, and the Disclosure Statement does not apply. © FinancialMappers® 2015 - 2018

Budget (Present Value)	Plan A1 - 2017 End of Year 2 2018	Plan B1 - 2019 Start of Plan 2019
Income		
Salary & Other Income	\$220,000	\$231,138
Drawdown - Retirement Accounts	\$0	\$0
Drawdown - Investment (Income)	\$0	\$0
Drawdown - Investment (Capital)	\$0	\$0
Pensions (External Sources)	\$0	\$0
One Off Withdrawals from Transaction Account	\$0	\$0
Total	\$220,000	\$231,138
Expenses		
Tax & HECS Due on Budget Income	\$62,831	\$67,788
Savings Allocation to Investments	\$44,000	\$46,228
Personal Loan Expenses	\$4,945	\$5,069
Living Expenses	\$95,800	\$95,800
Lifestyle Goals	\$4,000	\$4,000
Insurance Premiums	\$3,300	\$3,300
Allocated Expenses	\$214,876	\$222,184
Unallocated Funds	\$5,124	\$8,954
Living Expenses		
Commitments	\$300	\$300
Home	\$500	\$500
Utilities	\$10,000	\$10,000
Education	\$0	\$0
Health	\$0	\$0
Shopping	\$30,000	\$30,000
Transport	\$10,000	\$10,000
Entertainment	\$15,000	\$15,000
Other	\$0	\$0
Miscellaneous	\$30,000	\$30,000
Total	\$95,800	\$95,800

This software should not be relied on for the purposes of making a decision in relation to any financial product and you should consider obtaining advice from a financial services licensee before making any financial decisions. Default rates used by the software are explained in the Disclosure Statement. If you change the default rates, or specify your own rates, you are responsible for the calculation outcomes, and the Disclosure Statement does not apply. © FinancialMappers® 2015 - 2018