



INVESTMENT TRACK RECORD

Property 2: 137 & 139 Gunnedah Road, Tamworth NSW
DCP DIVERSIFIED PORTFOLIO TRUST (Comprises of 3 properties)

Tenant Hino/Case IH Dealership (AACPK Investments Pty Ltd)

Lease Term Remaining 4.71 Years

Option 1 X 5 Years

Purchase Price \$2,117,647

Settlement Date December 2019

Initial Yield 8.50%

Current Distribution 8.70% (total for the 3 properties)

Current Distribution (paid monthly)

8.70% monthly