

Serviceability Worksheet Guide

Enter the name of each Principal (eg Director) party to this transaction

All details can be found on the Profit and Loss statements.

Details found on the Personal Income statement or Personal Tax return

Geared Where proposed rental income is fully offset by deductible borrowings.

UnGeared Where proposed rental income has no corresponding debt.

Residential income use 75% of gross

From the expenses on the Personal Income statement

For Credit cards monthly repayment is a minimum of 2% of limit

Enter the details of all business loans including this application

GROUP		Year End 30 June	
Entity 1		Entity 1	NPBT
Entity 2		Entity 2	NPBT
Family (1)			

Introducer : _____

From the Profit and loss

		Net profit / loss before tax :		Entity 1		NPBT
		All figures \$000's unless stated		Entity 2		NPBT
addback	Interest	Entity 1				
		Entity 2				
addback	Depreciation &/or Amortisation (excluding Depreciation on leased assets)	Entity 1				
		Entity 2				
addback	Leasing / HP (including Interest & Depreciation on leased assets)	Entity 1				
		Entity 2				
addback	Other Non-Recurring / One off Expenses (Discretionary Super, etc)	Entity 1				
		Entity 2				
less	Other Non-Recurring / One off Income (Sale of Assets, etc)	Entity 1				
		Entity 2				

Comment if required

Principal / Spouse Income Family 1

		Taxable Income (P.A.):		Primary	Spouse
		All figures \$000's unless stated			
addback	Interest / Depreciation / Leasing / HP				
add/less	Other (Discretionary Super, one off adjustments, etc)				
add	New Net Rental Income (geared)				
add	New Net Rental Income (ungeared)				
less	Projected Personal Taxation				
				\$0	\$0
				Projected Income :	\$0

Comment if required

Principal/Spouse Expenses Family 1

		Limit(s) Available		Actual PM :
less	Housing loan(s)			
less	Rent			Actual PM :
less	Other (School fees, etc)			Actual PM :
less	Other Loans (non deductible)			Actual PM :
				Dependants :

Business income available : \$0
 Income available from Family "1" : \$0
 Income available from Families "2 to 4" : \$0
INCOME AVAILABLE FOR DEBT SERVICE : \$0

BUSINESS / INVESTMENT LOANS (Existing / Proposed)

Facility Details	Limit (\$000's)	Actual PM	% Rate
1			
2			
3			
4			
5			
6			

LEASING / HIRE PURCHASE (Existing / Proposed)

Facility Details	Limit (\$000's)	Actual PM	% Rate
1			
2			
3			
4			
5			
6			

PROJECTED LEASE PAYMENTS : \$0

ESTIMATED BUSINESS TAXATION: \$0
ESTIMATED CASH SURPLUS: \$0

Business Interest Cover Ratio (Incl Depreciation)	0.00	Comment if required
Business Interest Cover Ratio	0.00	
Business Debt Service Cover	0.00	
Overall Interest Cover Ratio (Incl Personal):	0.00	
Overall Debt Service Cover (Incl Personal):	0.00	

Completed by: _____
 Assessment Date: 11-Nov-05

Enter the name of each entity party to the transaction

NPBT- Net Profit Before Tax- Found on the Profit and Loss, is the profit figure before any tax or abnormal items

Total per annum income/salary or wage in

Enter the sum of all limits on Home loans in '000's

Enter sum of limits from all other personal loans and credit cards in '000's.

Enter all figures in full amount (not in '000's)

Enter the details of all equipment finance facilities, including all Leases, Commercial Loans, Commercial hire purchase and rental facilities

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Additional Families

GROUP		Year End 30 June
Family (2)		Introducer :
Family (3)		
Family (4)		
ADDITIONAL FAMILIES WHICH ARE TIED TO ABOVE PROPOSAL		
<i>All figures \$000's unless stated</i>		
Principal / Spouse Income Family 2		
	Primary	Spouse
addback Taxable Income (P.A.) :		
add/less Interest / Depreciation / Leasing / HP		
add/less Other (Discretionary Super, one off adjustments, etc)		
add New <u>Net</u> Rental Income (geared)		
add New <u>Net</u> Rental Income (ungeared)		
less Projected Personal Taxation	\$0	\$0
Projected Income :	\$0	\$0
<i>Comment if required</i>		
Principal/Spouse Expenses Family 2		
	Limit(s) Available	
less Housing loan(s)		Actual PM :
less Rent		Actual PM :
less Other (School fees, etc)		Actual PM :
less Other Loans (non deductible)		Actual PM :
Dependants :		
<i>Income available from Family "2" : \$0</i>		
Principal / Spouse Income Family 3		
	Primary	Spouse
addback Taxable Income (P.A.) :		
add/less Interest / Depreciation / Leasing / HP		
add/less Other (Discretionary Super, one off adjustments, etc)		
add New <u>Net</u> Rental Income (geared)		
add New <u>Net</u> Rental Income (ungeared)		
less Projected Personal Taxation	\$0	\$0
Projected Income :	\$0	\$0
<i>Comment if required</i>		
Principal/Spouse Expenses Family 3		
	Limit(s) Available	
less Housing loan(s)		Actual PM :
less Rent		Actual PM :
less Other (School fees, etc)		Actual PM :
less Other Loans (non deductible)		Actual PM :
Dependants :		
<i>Income available from Family "3" : \$0</i>		
Principal / Spouse Income Family 4		
	Primary	Spouse
addback Taxable Income (P.A.) :		
add/less Interest / Depreciation / Leasing / HP		
add/less Other (Discretionary Super, one off adjustments, etc)		
add New <u>Net</u> Rental Income (geared)		
add New <u>Net</u> Rental Income (ungeared)		
less Projected Personal Taxation	\$0	\$0
Projected Income :	\$0	\$0
<i>Comment if required</i>		
Principal/Spouse Expenses Family 4		
	Limit(s) Available	
less Housing loan(s)		Actual PM :
less Rent		Actual PM :
less Other (School fees, etc)		Actual PM :
less Other Loans (non deductible)		Actual PM :
Dependants :		
<i>Income available from Family "4" : \$0</i>		
Completed by:		
Assessment Date	11-Nov-05	