



AUGUST INVESTMENTS PTY LTD
ACN 002 106 603

ANNUAL REPORT

2013

AUGUST INVESTMENTS PTY LTD

ANNUAL REPORT - 2013

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AUGUST INVESTMENTS PTY LTD

A. C. N. 002 106 6036

DIRECTORY

Registered Office: Level 1
81 Henry St
Penrith NSW 2750

Business Address: 74 Northumberland Ave
Stanmore NSW

Postal Address: PO Box 179
Westgate NSW 2048

Phone: 0428 650 601

Email: mail@augustinvestments.com.au

Web: www.augustinvestments.com.au

Directors: Thomas Goodman (Chairman)

Damien Lynch

Elliot Hayman

Advising Accountant: Neil Cottle
Lower Russell & Farr
Level 1, 81 Henry Street
Penrith NSW 2750

AUGUST INVESTMENTS PTY LTD
A.C.N. 002 106 603
MANAGING DIRECTOR'S REPORT
FINANCIAL YEAR 2012/13

After four years of poor or very poor financial performance (along with general market conditions), August investments has had a wonderful year. Our shares provided shareholders with a combined return of 21.1% from dividends and capital growth.

This a marked improvement on the 2012 year. My opening sentence in the 2012 Annual Report read: *"The year under review has been the worst year for some time for both the August Investment portfolio and for green and sustainable investments in general."* I also wrote that, *"Many investors are waiting for an anticipated boom in sustainable investments..."* We appear to be seeing the start of such a market re-rating. Green stocks in general have generally been bid upwards by market investors, despite political events.

This has also been a year when new green investments have become available. August Investments has made new investments in **Infigen** (wind and solar energy generation), **Hansen Technologies** (smart meters for sustainable energy), **Macquarie Telecom** (energy efficient cloud computing), **Mighty River Power** (geothermal and hydro power in New Zealand and worldwide) and **Tox Fee Solutions** (environmental services). We continue to keep our eyes peeled and our ears to the ground to find new green investment opportunities.

Our decision two years ago to complement our green and socially positive investments with IT and telecommunications investments has been highly successful. Investments such as **TPG Telecom**, **Technology One**, **My Net Fone** and **M2 Telecommunications** have performed remarkably, in most cases doubling in value, some many times over. At the same time they continue to pay good dividends even at these increased values.

Our largest equity investment is **Tassal Holdings**. This company operates salmon farms in Tasmania and markets the Tasmanian salmon under the Tassal brand. Over the last two years their dividends have increased substantially and their share price has increased twofold.

Details of all our investments are listed on page 3 and are also available on our web site www.augustinvestments.com.au at the [Valuations](#) page. Commentary on individual investments is provided at the [Latest News](#) page.

Damien Lynch
Managing Director

AUGUST INVESTMENTS PTY LTD
ANNUAL REPORT - 2012/13

FINANCIAL SUMMARY

The following table summarises financial results for August Investments over the last five years.

Year to 30 June	2013	2012	2011	2010	2009
	\$	\$	\$	\$	\$
Operating profit (before capital items)	11,185	9,475	8,449	12,652	16,441
Gross profit/(loss) before tax (Note 1)	97,071	(52,922)	(31,870)	16,598	(69,124)
Tax paid	-	-	-	5,704	2,280
Profit/(loss) after tax	97,071	(52,922)	(31,870)	10,894	(71,404)
Net asset value	592,577	481,178	546,203	602,928	605,900

Notes

Note 1 Gross Profit before Tax includes realised capital gains and losses and other capital transactions.

AUGUST INVESTMENTS PTY LTD
INCREASES/DECREASE IN SHAREHOLDER VALUE

The following table shows results on a **per share** basis over the last five years.

Year to 30 June	2013	2012	2011	2010	2009
Net profit/(loss) per share (note 1)	\$32.75	(\$18.27)	(\$11.31)	\$3.88	(\$25.65)
Dividends per share (note 2)	\$8.00	\$9.00	\$10.00	\$8.00	\$12.00
Value per share (note 3)	\$193.24	\$166.15	\$193.81	\$210.01	\$217.71
Capital gain/(loss) per share	16.30%	(14.43%)	(7.71%)	(3.54%)	(14.07%)
Dividend yield (note 4)	<u>4.81 %</u>	<u>4.64 %</u>	<u>4.76 %</u>	<u>3.67 %</u>	<u>4.74 %</u>
Total benefit/(loss) per share	<u>21.11%</u>	<u>(9.27 %)</u>	<u>(2.95 %)</u>	<u>0.13 %</u>	<u>(9.33%)</u>

Notes

Note 1 Earnings per share are based on the average number of shares on issue during the period.

Note 2 Dividends paid or provided for during the year.

Note 3 At 30 June, based on net assets as shown in the Accounts. Franking credits carried forward (2012: \$14,521) and income tax benefits are not included.

Note 4 The dividend rate is based on dividends paid and provided on Ordinary shares divided by the value of shares at the end of the previous year.

AUGUST INVESTMENTS PTY LTD

**LIST OF INVESTMENTS
AS AT 30 JUNE 2013**

TERM DEPOSITS	\$
Bendigo Bank	30,000
La Trobe Term Mortgages	32,000
Maleny Credit Union	20,000
Westlawn Finance	<u>40,000</u>
	122,000
TRUST INVESTMENTS	
Australian Unity Office Property Fund	16,326
Westlawn Property Trust	<u>29,120</u>
	45,446
LISTED SHARES	
Australian Ethical Investments	5,265
Amcom Telecommunications	14,355
Blackmores	4,310
Ceramic Fuel Cells	7,722
Carnegie Wave Energy	10,725
Energy Action	22,200
Ecosave Holdings	4,830
Geodynamics Ltd	9,257
Hansen Technologies	11,830
IOOF Holdings	11,040
Infigen Energy Stapled	5,865
iiNet Ltd	7,440
JB Hi-Fi	16,810
Macquarie Telecom Group	12,498
McMillan Shakespeare	18,607
My Net Fone	20,554
Mesoblast Ltd	5,300
M2 Telecommunications	22,230
Mighty River Power	7,500
SMS Management & Technology	7,728
Tassal Group	39,200
Technology One	28,640
Tox Free Solutions	19,275
TPG Telecom	17,600
Other	<u>9,864</u>
	340,197
UNLISTED SHARES	
Hepburn Wind	10,010
Maleny Credit Union	30,000
Other	<u>3,601</u>
	43,721
Forestry Contracts	
Macquarie Forestry and Land	14,180
TFS Sandalwood	<u>11,750</u>
	25,930
Total Investments	<u>577,294</u>

AUGUST INVESTMENTS PTY LTD
A.C.N. 002 106 603
DIRECTORS' REPORT
FOR THE YEAR ENDED 30 JUNE 2013

Your directors present their report on the company for the financial year Ended 30 June 2013. The names of the directors in office at any time during or since the end of the year are:

Thomas Goodman
Damien Lynch
Elliot Hayman (appointed 17/11/2012)

Directors have been in office since the start of the financial year to the date of this report, except as shown.

Activities

The profit/loss of the company for the financial year was a loss of \$97,071 (2012: loss of \$52,922). The Operating profit/loss of the company net of investment related and extraordinary Items was a profit of \$11,185 (2012: profit of \$9,475). The following financial statements have not been audited, in accordance with shareholder resolution of 19 December 2002. The company's Audit Committee has examined these accounts and has confirmed them to be true and fair, as outlined on [page 18](#).

The principal activity of the company during the financial year was investment in environmentally positive shares and securities.

No significant changes in the company's state of affairs occurred during the financial year. No matters or circumstances have arisen since the end of the financial year which significantly affected or may significantly affect the operations of the company, the results of those operations, or the state of affairs of the company in future financial years. No new developments have occurred in the affairs of the company which would have a significant impact on the company.

The company's operations are not regulated by any significant environmental regulation under a law of the Commonwealth or of a State or Territory.

An interim dividend for the year of \$12,104 (\$4.00 per Ordinary Share) was paid on 1 June 2013 (2012: \$5 per share - \$14,610) and a final dividend of \$12,243 (\$4.00 per Ordinary Share) is provided for to be paid on 1 December 2013 (2012: \$4 per share - \$11,688).

Details of options over issued shares or interests in the company granted during or since the end of the financial year and outstanding at the date of this report are set below.

No indemnities have been given or insurance premiums paid, during or since the end of the financial year, for any person who is or has been an officer or auditors of the company.

No person has applied for leave of Court to bring proceedings on behalf of the company or intervene in any proceedings to which the company is a party for the purpose of taking responsibility on behalf of the company for all or part of those proceedings. The company was not a party to such proceedings during the year.

AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 603
DIRECTORS REPORT - YEAR ENDED 30 JUNE 2013

Directors' shareholdings

Directors of the company held the following shares and options (at current value to directors) to purchase shares in the company on 30th June:

	No of Shares	Options Number	Options* Value
Damien Lynch	465	10	0
Elliot Hayman	5	10	0
Thomas Goodman	<u>465</u>	<u>10</u>	<u>0</u>
	935	30	0

The value of the above options is based on the value of current shares in the company (\$166.15 per share) derived from these accounts, less the exercise price of each option where the exercise price is less than that share value. Further details of these options are set out below. These options have an exercise price of \$255 and expire on 30/11/2014.

Directors' meetings

Directors of the company attended meetings of the company during the 2012/13 year as follows:

<u>Name of Director</u>	<u>Meetings Entitled to Attend</u>	<u>Meetings Attended</u>
Damien Lynch	7	7
Elliot Hayman	4	4
Thomas Goodman	7	7

Options Information

There are 60 options unexpired at the end of the financial year. These options were issued to directors and contractors of the company (40 to directors and former directors and 20 to contractors) to purchase shares at \$255 expiring on 30/11/14. No options were issued during the year.

AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 603
DIRECTORS REPORT - YEAR ENDED 30 JUNE 2013

Top 10 Shareholders

The twenty shareholders having the largest number of shares in the company on 30th June are:

<u>Name</u>	<u>Total Shares Held</u>
D J Lynch	465
D W Pearson	385
T Goodman	370
S T & N Goodman	294
I R Hayman	218
E & B Thompson, trustees	178
N Icton	154
Estate V Hayman	111
O Santa Clause	108
S Fletcher	91
Peter Anderson	88
D Lynch & M Gee	67
B&L McCallum	64
S Amies	51
ACN 068876791 Pty Ltd	50
R Stephenson	40
C Walker	32
G Jordan, trustee	29
Hugh Thompson Super Fund P/L	26
A Gleeson	25
Shares held by top 20 shareholders:	<u>2,846</u>
Total Shares on issue:	<u>3,092</u>

AUGUST INVESTMENTS PTY LTD
A.C.N. 002 106 603
REMUNERATION REPORT
FOR THE YEAR ENDED 30 JUNE 2013

Directors do not receive cash payments. However, they are remunerated from time to time by the issue of shares or Options to purchase shares as approved by shareholders. Directors will ask shareholders at the 2013 Annual General Meeting to consider the issue of Performance Rights to receive Ordinary shares in the company at future dates upon certain outcomes being met. Further details will be provided at the AGM.

The company's Managing Director is entitled to receive an annual fee of \$6,000, but may elect not to draw down the full amount.

Directors' remuneration paid or granted during the last two years were:

	2012/13		2011/12	
	Fees	Shares to value of	Fees	Shares to value of
	\$	\$	\$	\$
Damien Lynch (Managing Director)	2,000	-	5,000	-
Elliot Hayman	-	-	N/A	N/A
Thomas Goodman	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
	2,000		5,000	

No retirement benefits for directors were paid or provided for.

Note: This Remuneration Report has not been examined by the Audit Committee

The Director's Report and the Remuneration Report were signed in accordance with a resolution of the Board of Directors:

Thomas Goodman (Chairman)

Damien Lynch (Managing Director)

Dated: 16 October 2013

AUGUST INVESTMENTS PTY LTD
ACN. 002 106 603
PROFIT & LOSS
FOR THE YEAR ENDED 30 JUNE 2013

	Note	2013 \$	2012 \$
Sales revenue	2	22,736	22,975
Profit from investments	2	<u>91,344</u>	<u>41,232</u>
Total Revenue		113,080	64,207
Administration expenses		6,239	5,321
Brokerage fees		1,406	1,197
Depreciation		187	420
Management fee		2,000	5,000
Forestry contract expenses		1,486	1,402
Interest paid		233	160
Losses on investments	3	<u>5,459</u>	<u>103,629</u>
Total Expenses		<u>17,010</u>	<u>117,129</u>
Profit (Loss) from ordinary activities before income tax expense		97,071	(52,922)
Income tax benefit / (expense) relating to ordinary activities	4	<u>-</u>	<u>-</u>
Net profit (Loss) from ordinary activities after income tax attributable to members of the company		97,071	(52,922)

The accompanying notes form part of these financial statements.

AUGUST INVESTMENTS PTY LTD

ACN. 002 106 603

BALANCE SHEET**As at 30 June 2013**

	Note	2013 \$	2012 \$
CURRENT ASSETS			
Cash assets	11	38,805	13,491
Accrued income		<u>800</u>	<u>846</u>
TOTAL CURRENT ASSETS		39,605	14,337
NON-CURRENT ASSETS			
INVESTMENTS			
		577,294	495,164
OTHER NON-CURRENT ASSETS			
Property, plant and equipment		68	255
Other		<u>-</u>	<u>-</u>
TOTAL NON-CURRENT ASSETS		577,362	495,419
TOTAL ASSETS		<u>616,967</u>	<u>509,756</u>
CURRENT LIABILITIES			
Payables		(221)	(147)
Provision for dividend	8	12,243	11,688
Shareholder current accounts		12,368	17,037
Tax liabilities	5	<u>-</u>	<u>-</u>
TOTAL CURRENT LIABILITIES		24,390	28,578
NON-CURRENT LIABILITIES			
		<u>-</u>	<u>-</u>
TOTAL NON-CURRENT LIABILITIES		-	-
TOTAL LIABILITIES		<u>24,390</u>	<u>28,578</u>
NET ASSETS		<u>592,577</u>	<u>481,178</u>
EQUITY			
Share Capital	6	558,845	520,045
Reserves	7	12,788	(92,141)
Retained profits		<u>20,944</u>	<u>53,578</u>
TOTAL EQUITY		<u>592,577</u>	<u>481,178</u>

The accompanying notes form part of these financial statements.

AUGUST INVESTMENTS PTY LTD
ACN. 002 106 603
STATEMENT OF CHANGES IN EQUITY
AS AT 30 JUNE 2013

	Notes	Share Capital \$	Reserves \$	Retained Profits \$	Total \$
Year 2011/2012					
Opening balances at 1 July 2011		508,570	(59,114)	96,747	546,203
Shares issued	6	11,475			11,475
Profit/(loss) for year				(52,922)	(52,922)
Reserve transfers (unrealised profit/loss)	7		(33,027)	33,027	-
Dividends paid/provided for				(23,578)	(23,578)
Closing balances 30 June 2012		520,045	(92,141)	53,274	481,178
Year 2012/13					
Opening balances at 1 July 2012		520,045	(92,141)	53,274	481,178
Shares issued	6	38,800			38,800
Profit/(loss) for year				97,071	97,071
Reserve transfers (unrealised profit/loss)	7		104,929	(104,929)	-
Dividends paid/provided for				(24,472)	(24,472)
Closing balances 30 June 2013		558,845	12,788	20,944	592,577

The accompanying notes form part of these financial statements.

AUGUST INVESTMENTS PTY LTD

ACN. 002 106 603

CASH FLOW STATEMENT**AS AT 30 JUNE 2013**

	Note	2013 \$	2012 \$
Cash Flows from Operating Activities			
Dividends received		11,008	9,227
Distributions received		2,691	2,588
Interest received		9,082	11,546
Payments to suppliers		(9,645)	(11,509)
Income tax paid		<u>-</u>	<u>-</u>
Net cash provided by operating activities	11	13,137	11,852
Cash Flows from Investing Activities			
Decrease/I(Increase) in debtors		(74)	239
Payment for property, plant and equipment		-	-
Capital Gain on investments		45,145	41,232
Capital Loss on investments		(46,853)	(103,629)
Decrease/I(Increase) in Investments held		<u>3,978</u>	<u>62,191</u>
Net cash provided by/ (used in) investing activities		2,196	34
Cash Flows from Financing Activities			
Proceeds from share issues		18,436	11,475
Movements in borrowings		6,011	(3,730)
Dividends paid		<u>(14,466)</u>	<u>(14,610)</u>
Net cash used in financing activities		9,981	(6,865)
Net Increase/(Decrease) In Cash Held		25,313	5,021
Cash at Beginning of the Financial Year		<u>13,491</u>	<u>8,470</u>
Cash at the End of the Financial Year	11	<u>38,805</u>	<u>13,491</u>

The accompanying notes form part of these financial statements.

AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 603
NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2013

NOTE 1: STATEMENT OF SIGNIFICANT ACCOUNTING POLICIES

The financial report is a special purpose financial report as the directors have determined that the company is a reporting entity. The financial report has been prepared in accordance with applicable Accounting Standards, Urgent Issues Group Consensus Views and other authoritative pronouncements of the Australian Accounting Standards Board.

The financial report is that of August Investments Pty Ltd as an individual entity. August Investments Pty Limited is a company limited by shares, incorporated and domiciled in Australia.

The financial report has been prepared on an accruals basis and is based on historical costs and does not take into account changing money values or, except where stated, current valuations of non-current assets. Cost is based on the fair values of the consideration given in exchange for assets.

The following is a summary of the material accounting policies adopted by the company in the preparation of the financial report. The accounting policies have been consistently applied, unless otherwise stated.

a. Income Tax

The company adopts the liability method of tax-effect accounting whereby the income tax expense is based on the profit from ordinary activities adjusted for any permanent differences.

Timing differences, which arise due to the different accounting periods in which items of revenue and expense are included in the determination of accounting profit and taxable income, are brought to account as either a provision for deferred income tax or as a future income tax benefit at the rate of income tax applicable to the period in which the benefit will be received or the liability will become payable.

Future income tax benefits are not brought to account unless realisation of the asset is assured beyond any reasonable doubt. Future income tax benefits in relation to tax losses are not brought to account unless there is virtual certainty of realisation of the benefit.

The amount of benefits brought to account or which may be realised in the future is based on the assumption that no adverse change will occur in income tax legislation and the anticipation that the company will derive sufficient future assessable income and comply with the conditions of deductibility imposed by the law.

b. Property, Plant and Equipment and Other Non Current Assets

Each class of property, plant and equipment is carried at cost, less any accumulated depreciation.

The carrying amount of plant and equipment is reviewed annually by directors to ensure it is not in excess of the recoverable amount from those assets. The recoverable amount is assessed on the basis of the expected net cash flows which will be received from the assets employment and subsequent disposal. The expected net cash flows have not been discounted to present values in determining the recoverable amounts.

The depreciable amount of all fixed assets are depreciated on a straight line basis over their useful lives to the company commencing from the time the asset is held ready for use.

The depreciation rates used for each class of depreciable assets are:

Class of Asset	Depreciation Rate
Plant and equipment	16% to 33%

No value is attributed to the August Investments name or the August Investments business.

c. Investments

Investments are shown separately in the Statement of Financial Position on the basis they may be held either for the short or long term. Investments are measured on a market value basis, except that woodlot contracts with Macquarie Eucalypt and TFS Sandalwood Projects are valued at initial cost. It is noted that there is some risk to the value of forestry assets based upon the current state of the market for woodchip, ongoing housing markets and the high Australian dollar.

Unrealised capital profits (losses) on these investments are transferred to the Unrealised Profits Reserve. Tax effect accounting is not applied.

The carrying value of investments is reviewed annually by directors to ensure it is not in excess of the recoverable amount of these investments.

The recoverable amount is assessed from the quoted market value for shares in listed companies and for non-listed shares whichever is the most recent of either 90% of the most recent issue price of shares by the relevant company or the most recent price at which such shares were traded. The expected net cash flows from investments have not been discounted to their present value in determining the recoverable amounts.

d. Revenue

Interest revenue is recognised on a proportional basis taking into account the interest rates applicable to the financial assets. Dividend revenue is recognised when the right to receive a dividend has been established.

Fees for the rendering of a service are recognised upon the delivery of the service.

All revenue is stated net of the amount of goods and services tax (GST).

Capital gains on the sale of investments are recognised at the time of disposal. Net gains from the revaluation of investments are recognised on the basis set out in note 1c above.

e. Ordinary shares

The company currently has only Ordinary shares on issue. These all rank equally, providing dividends to shareholders, one vote per share at shareholder meetings of the company and a equal right to the assets of the company in the event of winding up.

NOTE 2: REVENUE

	2013 \$	2012 \$
Operating activities		
- Dividends received	11,008	7,907
- Interest received	8,973	11,159
- Trust Distributions	<u>2,755</u>	<u>2,589</u>
Operating income	22,736	22,975
- Capital gain/profit on the sale of investments	45,145	41,232
- Revaluation gains on investments	46,199	-
- Forestry Contract distributions	<u>-</u>	<u>-</u>
Capital items income	91,344	64,207
Total Revenue from ordinary activities	<u>113,080</u>	<u>2,589</u>

AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 603
NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2013

NOTE 3: EXPENSES

Profit from ordinary activities before income tax Expense has been determined after the following items are included, but not separately shown on the face of the Statement of Financial Performance:

	2013	2012
	\$	\$
Investment related expenses		
Capital loss on disposal of investments	65,181	41,782
Revaluation loss on investments	<u>(59,722)</u>	<u>61,847</u>
	<u>5,459</u>	<u>103,629</u>

Employee Entitlements

The company had no permanent employees during the year

NOTE 4: INCOME TAX EXPENSE

Net Income	97,071	(15,876)
Add: Non Taxable items:		
Capital losses – accounting		165
interest accrued (net)	46	87
Unrealised capital losses carried forward	19,846	18,554
Writedown of investments	<u>105,921</u>	<u>-</u>
	<u>(86,030)</u>	18,806
Less: Tax effect of:		
Imputation credits	3,900	1,016
forestry contracts		-
Tax deferred & other trust distributions	<u>(2,565)</u>	<u>-</u>
	1,334	1,016
Taxable Income	<u>12,375</u>	<u>3,292</u>
Prima facie tax payable on profit from ordinary activities before income tax at 30%	3,712	3,485
Less Imputation credits	3,899	3,389
Excess franking credits converted to losses	<u>(187)</u>	<u>96</u>
Net Income Tax Expense	<u>-</u>	<u>-</u>

Tax related Capital losses of \$27,176 were carried forward to offset against future capital gains.

Balance of franking account at year end	8,224	14,521
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NOTE 5: TAX LIABILITIES

Income Tax - current year	-	-
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AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 607
NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2013

	2013	2012
	\$	\$

NOTE 6: CONTRIBUTED EQUITY

Movements in share capital - fully paid ordinary shares

	Number of Shares	Amount \$
Opening Balance @ 1/7/2011	2,845	508,570
8 Sept 201 - shares issued @ \$225	<u>51</u>	<u>6,300</u>
Closing Balance @ 30/6/2012	2,896	520,045
Opening Balance @ 1/7/2010	2,896	520,045
14 June 2010 - shares issued @ \$225	<u>196</u>	<u>38,800</u>
Closing Balance @ 30/6/2011	3,092	558,845

Options

At 30 June 2013 there are 60 options unexpired. These options were issued to directors and contractors of the company to purchase shares @255 expiring on 30/11/2014.

NOTE 7: RESERVES

	2013	2012
	\$	\$
Unrealised profits reserve		
Opening balance	-	37,563
Transfer to/(from) Profit & Loss:	<u>46,199</u>	<u>(37,563)</u>
Closing Balance	<u>46,199</u>	<u>-</u>
Unrealised loss reserve		
Opening balance	(92,141)	(96,677)
Transfer to/(from) Profit & Loss:	<u>58,730</u>	<u>4,536</u>
Closing Balance	<u>(33,411)</u>	<u>(92,141)</u>
Total Reserves	12,788	(92,141)

NOTE 8: DIVIDENDS

	Dollars per share	Total amount \$	Date of payment
2012			
Interim 2012	5.00	14,610	1/6/2012
Final 2012	4.00	<u>11,680</u>	1/12/2012
Total 2012		26,290	
2013			
Interim 2013	4.00	12,104	1/6/2013
Final 2013 (provision)	4.00	<u>12,368</u>	1/12/2013
Total 2013		24,472	

All dividends declared are fully franked. Franking Credit details are shown in Note 4. Shareholders may elect to have their dividends reinvested in new shares in the company.

AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 603
NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2013

NOTE 9: EARNINGS PER SHARE

	2013	2012
Profit attributed to shareholders	\$97,071	(\$52,922)
Weighted average number of shares on issue during the year (Number)	<u>2,964.15</u>	<u>2,886.2</u>
Basic and diluted earnings/(loss) per Ordinary share	\$32.75	(\$18.33)

NOTE 10: NET TANGIBLE ASSETS

Net assets/tangible assets per share	\$193.24	\$166.15
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The company has no intangible assets, therefore net assets and net tangible assets are the same.

NOTE 11: CASH FLOW INFORMATION

Reconciliation of net profit/(loss) after tax to the cash flows from operations

	2013	2012
	\$	\$
Net Profit/(Loss)	97,071	(52,922)
Non-cash items:		
Distributions received	(64)	-
Interest received	110	386
Interest paid	233	159
Depreciation	187	420
Income tax paid	-	-
Other	-	10
Changes in investments included in profit/loss:		
Capital Gains/(Losses) on investments	20,035	(550)
Revaluation/(Write Down) of investments	(105,921)	61,847
Forestry investment treated as expense	<u>1,486</u>	<u>1,402</u>
Net cash from operating activities	<u>13,137</u>	<u>11,852</u>

NOTE 12: CAPITAL COMMITMENTS

Nil	Nil
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NOTE 13: CONTINGENT LIABILITIES

Nil	Nil
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AUGUST INVESTMENTS PTY LIMITED
ACN. 002 106 603
NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 JUNE 2013

NOTE 14: EVENTS SUBSEQUENT TO BALANCE DATE

No matters have occurred since balance date that would be required to be reflected in these financial statements. However, it should be noted that the market values of investments may have varied between the balance date and the date of signing this financial report. Such variances, positive and negative, will be booked to the Statement of Financial Performance for the next year.

NOTE 15: RELATED PARTY TRANSACTIONS

There were no related party transactions

NOTE 16: COMPANY DETAILS

The registered office of the company is: 81 Henry St, Penrith, NSW, 2750. The principal place of business is: 74 Northumberland Ave, Stanmore, NSW, 2048.

The principal activities of the company are investing in financial assets.

AUGUST INVESTMENTS PTY LTD
A.C.N. 002 106 603
DIRECTORS DECLARATION

The directors of August Investments Pty Limited have determined that the Company is a reporting entity and declare that:

1. the financial statements and notes, as set out on pages 9 to 17 are in accordance with the Corporations Act 2001,
 - comply with Accounting Standards and the Corporations Regulations 2001; and
 - give a true and fair view of the financial position of the Company at 30 June 2013 and of the performance for the year ended on that date.
2. in the directors' opinion there are reasonable grounds to believe that the Company will be able to pay its debts as and when they become due and payable.

This declaration is made in accordance with a resolution of the Board of Directors.

Thomas Goodman (Chairman)

Damien Lynch (Managing Director)

Dated: 16 October 2013

AUGUST INVESTMENTS PTY LTD
A.C.N. 002 106 603
AUDIT COMMITTEE REPORT

We have examined the financial statements of August Investments Pty Ltd for the financial year ended 30 June 2013, questioned the company manager in relation to aspects of these statements and have examined documentation in relation to a selection of transactions underlying these statements. This examination is as authorised by the shareholders' resolution of 19 December 2002.

Based on the above examinations, it is our opinion that the financial statements of August Investments Pty Ltd give a true and fair view of the company's financial position as at 30 June 2013 and of its performance for the year ended on that date.

This Report is signed in accordance with a resolution of the Audit Committee.

Thomas Goodman Barry Thompson

Dated: 16 October 2013