



10 November 2014

A.B.N. 69 092 626 885
AFSL No. 222110

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ASX Limited
Level 6, Exchange Centre
20 Bridge Street
Sydney NSW 2000
Attention: Company Announcements

NOTIFICATION OF CANCELLATION OF UNITS IN AURORA PROPERTY BUY-WRITE INCOME TRUST (AUP)

Please find attached a copy of a Form 484 that has been lodged with the Australian Securities and Investments Commission.

Yours faithfully
Aurora Funds Management Limited
as responsible entity for
Aurora Property Buy-Write Income Trust

Betty Poon
Company Secretary

Change to company details

Sections A, B or C may be lodged independently with this signed cover page to notify ASIC of:

- | | | |
|---|---------------------------------|---|
| A1 Change of address | B1 Cease company officeholder | C1 Cancellation of shares |
| A2 Change of name - officeholders and proprietary company members | B2 Appoint company officeholder | C2 Issue of shares |
| A3 Change - ultimate holding company | B3 Special purpose company | C3 Change to share structure |
| | | C4 Changes to the register of members for proprietary companies |

If there is insufficient space in any section of the form, you may photocopy the relevant page(s) and submit as part of this lodgement

Company details

Company name

AURORA PROPERTY BUY-WRITE INCOME TRUST

ACN/ABN

125 153 648

Refer to guide for information about corporate key

Corporate key

Lodgement details

An image of this form will be available as part of the public register.

Who should ASIC contact if there is a query about this form?

ASIC registered agent number (if applicable)

Firm/organisation

AURORA FUNDS MANAGEMENT LIMITED

Contact name/position description

BETTY POON/COMPANY SECRETARY

Telephone number (during business hours)

(03) 9650-4828

Email address (optional)

Postal address

LEVEL 4, 1 ALFRED STREET

Suburb/City

SYDNEY

State/Territory

NSW

Postcode

2000

Signature

This form must be signed by a current officeholder of the company.

I certify that the information in this cover sheet and the attached sections of this form are true and complete.

Name

BETTY POON

Capacity

☐

Director

☒

Company secretary

Signature



Date signed

[D]

[D]

[M]

[M]

[Y]

[Y]

Lodgement

Send completed and signed forms to:
Australian Securities and Investments Commission,
PO Box 4000, Gippsland Mail Centre VIC 3841.

Or lodge the form electronically by visiting the ASIC
website www.asic.gov.au

For help or more information

Web www.asic.gov.au
Need help? www.asic.gov.au/question
Telephone 1300 300 630

Section C completion guide

Standard share codes

Refer to the following table for the share class codes for sections C1, C2, C3 and C4

| Share class code | Full title | Share class code | Full title |
|------------------|-----------------|------------------|--------------------------------------|
| A | A | PRF | preference |
| B | B ...etc | CUMP | cumulative preference |
| EMP | employee's | NCP | non-cumulative preference |
| FOU | founder's | REDP | redeemable preference |
| LG | life governor's | NRP | non-redeemable preference |
| MAN | management | CRP | cumulative redeemable preference |
| ORD | ordinary | NCRP | non-cumulative redeemable preference |
| RED | redeemable | PARP | participative preference |
| SPE | special | | |

If you are using the standard share class codes you do not need to provide the full title for the shares, just the share class code.

If you are not using the standard share class code, enter a code of no more than 4 letters and then show the full title.

Sections to complete

Use the table below to identify the sections of this form to complete (please indicate the sections that have been completed). Completion of this table is optional.

| | C1 - Cancellation of shares | C2 - Issue of shares | C3 - Change to share structure table | C4 - Change to members register |
|--|-----------------------------|----------------------|--------------------------------------|---------------------------------|
| Issue of shares | | | | |
| <input type="checkbox"/> Proprietary company | Not required | ✓ | ✓ | ✓ |
| <input type="checkbox"/> Public company if in response to the Annual company statement | Not required | ✓ | ✓ | Not required |
| <input type="checkbox"/> if not in response to the Annual company statement | Not required | ✓ | ✓ Preferred | Not required |
| Cancellation of shares | | | | |
| <input type="checkbox"/> Proprietary company | ✓ | Not required | ✓ | ✓ |
| <input type="checkbox"/> Public company if in response to the Annual company statement | ✓ | Not required | ✓ | Not required |
| <input checked="" type="checkbox"/> if not in response to the Annual company statement | ✓ | Not required | ✓ Preferred | Not required |
| Transfer of shares | | | | |
| <input type="checkbox"/> Proprietary company | Not required | Not required | Not required | ✓ |
| <input type="checkbox"/> Public company if in response to the Annual company statement | Not required | Not required | Not required | Not required |
| <input type="checkbox"/> if not in response to the Annual company statement | Not required | Not required | Not required | Not required |
| Changes to amounts paid | | | | |
| <input type="checkbox"/> Proprietary company | Not required | Not required | ✓ | ✓ |
| <input type="checkbox"/> Public company if in response to the Annual company statement | Not required | Not required | ✓ | Not required |
| <input type="checkbox"/> if not in response to the Annual company statement | Not required | Not required | Not required | Not required |
| Changes to beneficial ownership | | | | |
| <input type="checkbox"/> Proprietary company | Not required | Not required | Not required | ✓ |
| <input type="checkbox"/> Public company if in response to the Annual company statement | Not required | Not required | Not required | Not required |
| <input type="checkbox"/> if not in response to the Annual company statement | Not required | Not required | Not required | Not required |

To notify ASIC about a division or conversion of a class of shares, you must lodge a Form 211 within 28 days after the change occurring.

To notify ASIC about a conversion of shares into larger or smaller numbers, you must lodge a Form 2205B within 28 days after the change occurring.

C1 Cancellation of shares

Reason for cancellation

Please indicate the reason that shares have been cancelled (select one or more boxes)

| | |
|-------------------------------------|---|
| <input type="checkbox"/> | Redeemable preference shares — S.254J |
| <input type="checkbox"/> | Redeemed out of profits |
| <input type="checkbox"/> | Redeemed out of proceeds of a fresh issue of shares |
| <input type="checkbox"/> | Capital reduction — S.256A – S.256E |
| <input type="checkbox"/> | Single shareholder company |
| <input type="checkbox"/> | Multiple shareholder company. A Form 2560 must be lodged before a capital reduction takes place |
| <input type="checkbox"/> | Share buy-back. — ss.257H(3) |
| <input type="checkbox"/> | Minimum holding buy-back by listed company |
| <input type="checkbox"/> | Other buy-back type. A form 280 or 281 must be lodged at least 14 days, and no more than 1 year before the share buy-back can take place |
| <input type="checkbox"/> | Forfeited shares — S.258D |
| <input type="checkbox"/> | Shares returned to a public company — ss.258E(2) & (3) |
| <input type="checkbox"/> | Under section 651C, 724(2), 737 or 738 |
| <input type="checkbox"/> | Under section 1325A (court order) |
| <input checked="" type="checkbox"/> | Other |
| | Description |
| | Cancel all Treasury Units held by Aurora Property Buy-Write Income Trust. Aurora Property Buy-Write Income Trust to have no more than one class of units on issue. |
| | Give section reference |
| | Section 93A ASIC Act 2001 |

Details of cancelled shares

List the details of shares cancelled in the following table

| Share class code | Number of shares cancelled | Amount paid (cash or otherwise) |
|------------------------------|----------------------------|---------------------------------|
| Partly Paid Preference Units | 1 | Nil |
| Ordinary Units | 269,830 | Nil |
| | | |
| | | |
| | | |

Earliest date of change

Please indicate the earliest date that any of the above changes occurred.

| | | | | | | | |
|--------------------------------|--------------------------------|---|--------------------------------|--------------------------------|---|--------------------------------|--------------------------------|
| <input type="text" value="1"/> | <input type="text" value="0"/> | / | <input type="text" value="1"/> | <input type="text" value="1"/> | / | <input type="text" value="1"/> | <input type="text" value="4"/> |
| [D] | [D] | | [M] | [M] | | [Y] | [Y] |

C2 Issue of shares

List details of new share issues in the following table.

| Share class code | Number of shares issued | Amount paid per share | Amount unpaid per share |
|------------------|-------------------------|-----------------------|-------------------------|
| | | | |
| | | | |
| | | | |
| | | | |
| | | | |

Earliest date of change

Please indicate the earliest date that any of the above changes occurred

/ /
[D] [D] [M] [M] [Y] [Y]

If shares were issued for other than cash, were some or all of the shares issued under a written contract?

☐ Yes

if yes, proprietary companies must also lodge a Form 207Z certifying that all stamp duties have been paid. Public companies must also lodge a Form 207Z and either a Form 208 or a copy of the contract.

☐ No

if no, proprietary companies are not required to provide any further documents with this form. Public companies must also lodge a Form 208.

C3 Change to share structure

Where a change to the share structure table has occurred (eg. as a result of the issue or cancellation of shares), please show the updated details for the share classes affected. Details of share classes not affected by the change are not required here.

| Share class code | Full title if not standard | Total number of shares (current after changes) | Total amount paid on these shares | Total amount unpaid on these shares |
|------------------|----------------------------|--|-----------------------------------|-------------------------------------|
| Preference Units | | Nil | | |
| Ordinary Units | | 2,141,505 | | |
| | | | | |
| | | | | |
| | | | | |

Earliest date of change

Please indicate the earliest date that any of the above changes occurred

/ /
1 0 1 1 1 4

Lodgement details

Is this document being lodged to update the Annual Company Statement that was sent to you?

☐ Yes

☒ No

C4 Changes to the register of members for proprietary companies

Use this section to notify changes to the register of members for your proprietary company (changes to the shareholdings of members):

- If there are 20 members or less in a share class, all changes need to be notified
- If there are more than 20 members in a share class, only changes to the top twenty need be notified (s178B)
- If shares are jointly owned, you must also provide names and addresses of all joint owners on a separate sheet (annexure), clearly indicating the share class and with whom the shares are jointly owned

The changes apply to

Please indicate the name and address of the member whose shareholding has changed

| | | |
|--------------------------|---------------------------------------|----------------------------|
| <input type="checkbox"/> | Family name | Given names |
| | <input type="text"/> | <input type="text"/> |
| OR | | |
| <input type="checkbox"/> | Company name | |
| | <input type="text"/> | |
| | ACN/ARBN/ABN | |
| | <input type="text"/> | |
| | Office, unit, level, or PO Box number | |
| | <input type="text"/> | |
| | Street number and Street name | |
| | <input type="text"/> | |
| | Suburb/City | State/Territory |
| | <input type="text"/> | <input type="text"/> |
| | Postcode | Country (if not Australia) |
| | <input type="text"/> | <input type="text"/> |

Earliest date of change

Please indicate the earliest date that any of the following changes occurred.

| | | | | | | | |
|----------------------|----------------------|---|----------------------|----------------------|---|----------------------|----------------------|
| Date of change | | | | | | | |
| <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> |
| [D] | [D] | | [M] | [M] | | [Y] | [Y] |

The changes are

Beneficially held usually means that the owner of the shares is entitled to the direct benefit from the shares. For example, benefits could include the entitlements to payments in relation to any dividends. Shares held by a person as trustee, nominee or on account of another person are non-beneficially held.

| Share class code | Shares increased by ... (number) | Shares decreased by ... (number) | Total number now held | Total \$ paid on these shares | Total \$ unpaid on these shares | Fully paid (y/n) | Beneficially held (y/n) | Top 20 member (y/n) |
|------------------|----------------------------------|----------------------------------|-----------------------|-------------------------------|---------------------------------|------------------|-------------------------|---------------------|
| | | | | | | | | |
| | | | | | | | | |
| | | | | | | | | |
| | | | | | | | | |
| | | | | | | | | |

Date of entry of member's name in register

(New members only)

| | | | | | | | |
|----------------------|----------------------|---|----------------------|----------------------|---|----------------------|----------------------|
| Date of entry | | | | | | | |
| <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> |
| [D] | [D] | | [M] | [M] | | [Y] | [Y] |

C4 Continued... Further changes to the register of members for proprietary companies

Use this section to notify changes to the register of members for your proprietary company (changes to the shareholdings of members):

- If there are 20 members or less in a share class, all changes need to be notified
- If there are more than 20 members in a share class, only changes to the top twenty need be notified (s178B)
- If shares are jointly owned, you must also provide names and addresses of all joint owners on a separate sheet (annexure), clearly indicating the share class and with whom the shares are jointly owned

The changes apply to

Please indicate the name and address of the member whose shareholding has changed

| | |
|---------------------------------------|----------------------------|
| <input type="checkbox"/> Family name | Given names |
| <input type="text"/> | <input type="text"/> |
| OR | |
| <input type="checkbox"/> Company name | |
| <input type="text"/> | |
| ACN/ARBN/ABN | |
| <input type="text"/> | |
| Office, unit, level, or PO Box number | |
| <input type="text"/> | |
| Street number and Street name | |
| <input type="text"/> | |
| Suburb/City | State/Territory |
| <input type="text"/> | <input type="text"/> |
| Postcode | Country (if not Australia) |
| <input type="text"/> | <input type="text"/> |

Earliest date of change

Please indicate the earliest date that any of the following changes occurred.

| | | | | | | | |
|----------------------|----------------------|---|----------------------|----------------------|---|----------------------|----------------------|
| Date of change | | | | | | | |
| <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> |
| [D] | [D] | | [M] | [M] | | [Y] | [Y] |

The changes are

| Share class code | Shares increased by ... (number) | Shares decreased by ... (number) | Total number now held | Total \$ paid on these shares | Total \$ unpaid on these shares | Fully paid (y/n) | Beneficially held (y/n) | Top 20 member (y/n) |
|----------------------|----------------------------------|----------------------------------|-----------------------|-------------------------------|---------------------------------|----------------------|-------------------------|----------------------|
| <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> |
| <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> |
| <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> |
| <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> |

Date of entry of member's name in register

(New members only)

| | | | | | | | |
|----------------------|----------------------|---|----------------------|----------------------|---|----------------------|----------------------|
| Date of entry | | | | | | | |
| <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> | / | <input type="text"/> | <input type="text"/> |
| [D] | [D] | | [M] | [M] | | [Y] | [Y] |