

## NOTICE OF FILING

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### Details of Filing

Document Lodged:	Submissions
File Number:	NSD747/2021
File Title:	IN THE MATTER OF THE FORUM GROUP OF COMPANIES PTY LIMITED ACN 151 964 626 (ADMINISTRATORS APPOINTED) & ORS
Registry:	NEW SOUTH WALES REGISTRY - FEDERAL COURT OF AUSTRALIA



A handwritten signature in blue ink that reads 'Sia Lagos'.

Dated: 2/09/2021 10:25:28 PM AEST

Registrar

### Important Information

As required by the Court's Rules, this Notice has been inserted as the first page of the document which has been accepted for electronic filing. It is now taken to be part of that document for the purposes of the proceeding in the Court and contains important information for all parties to that proceeding. It must be included in the document served on each of those parties.

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In the matter of The Forum Group of Companies Pty Ltd ACN 151 964 626  
(Administrators Appointed)  
Federal Court of Australia  
NSD747/2021

## OUTLINE OF SUBMISSIONS

### Introduction

- 1 By Interlocutory Process filed 30 August 2021, orders are sought pursuant to s 57 of the *Federal Court of Australia Act 1976* (Cth) to appoint Jason Ireland and Jason Preston (**Liquidators**) – who are the joint and several liquidators appointed to the First to Fourth Plaintiffs (the **Trustees in Liquidation**) – as receivers of:
  - (a) various pieces of real property held by the Trustees in Liquidation in their capacity as trustees of various trusts; and
  - (b) a piece of personal property, being a yacht, which is not held by a company over which the Liquidators are appointed, but which appears to have been acquired in part by proceeds advanced by entities over which the Liquidators are appointed.
- 2 The Applicants rely upon the Affidavit of Jason Ireland affirmed 28 August 2021 (**Ireland Affidavit**) and Exhibit JI-3 in support of the application.

### First to Fourth Plaintiffs – real property owning trustees

- 3 In respect of the appointment as receivers over property held by the Trustees in Liquidation, this application arises in the common scenario where a corporate trustee is disqualified from their role as trustee, by the operation of the underlying trust instrument, due to a corporate trustee's intervening external administration. The trustee, in that instance, assumes the role of bare trustee. However, the trustee retains its right of indemnity or exoneration out of the trust assets, secured by an equitable lien over the trust assets, in respect of debts or liabilities incurred by the trustee in the course of acting as trustee. The equitable lien does not confer a power

of sale, and if sale be necessary a court order or appointment of a receiver to sell is required.<sup>1</sup>

*The trusts*

- 4 The Trustees in Liquidation, being 14 James Street Pty Ltd, 26 Edmonstone Road Pty Ltd, 5 Bulkara Street Pty Ltd and 6 Bulkara Street Pty Ltd, are, as their names suggest, entities which are registered proprietors of real property (**Real Properties**). Each of the entities hold the respective properties on trust pursuant to various unit trusts.
- 5 As to each of the Trustees in Liquidation:
- (a) 14 James Street is the registered proprietor of nine properties in Clayton South, Victoria, which it appears to the Liquidators are held by it as trustee of the 14 James Street Unit Trust.<sup>2</sup> Tesoriero Investment Group Pty Ltd as trustee of the Tesoriero Investment Trust, and Vintes QLD No. 3 Pty Ltd are the unit holders in this trust, each holding 50 units each;<sup>3</sup>
  - (b) 26 Edmonstone Road is the registered proprietor of one property in Bowden Hills, Queensland, which is held by it as trustee of the 26 Edmonstone Road Unit Trust.<sup>4</sup> Tesoriero Investment Group Pty Ltd as trustee of the Tesoriero Investment Trust, and Eros Management Pty Ltd (in liquidation) as trustee of the Eros Management Trust, are the unit holders in this trust, each holding one unit;<sup>5</sup>
  - (c) 5 Bulkara Street is the registered proprietor of one property in Wagstaffe, NSW, which is held by it as trustee of the 5 Bulkara Street Unit Trust.<sup>6</sup> Tesoriero Investment Group Pty Ltd as trustee of the Tesoriero Investment Trust, and Eros Management Pty Ltd (in liquidation) as trustee of the Maz Trust, are the unit holders in this trust, each holding 5 units;<sup>7</sup> and

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<sup>1</sup> *Re Hughes (in their capacity as joint and several liquidators of Substar holdings Pty Ltd (in liq) and another* (2020) 149 ACSR 185 at [26]-[27]; *Jones v Matrix Partners Pty Ltd* (2018) 124 ACSR 568 at [33], [35] and [44].

<sup>2</sup> Ireland Affidavit at [7], [11], [12].

<sup>3</sup> Ireland Affidavit at [10].

<sup>4</sup> Ireland Affidavit at [14], [18].

<sup>5</sup> Ireland Affidavit at [17].

<sup>6</sup> Ireland Affidavit at [24].

<sup>7</sup> Ireland Affidavit at [23].

- (d) 6 Bulkara Street is the registered proprietor of one property in Wagstaffe, NSW, which is held by it as trustee of the 6 Bulkara Street Unit Trust.<sup>8</sup> Tesoriero Investment Group Pty Ltd as trustee of the Tesoriero Investment Trust, and Vintes No. 4 Pty Ltd as trustee of the MAZ Trust No. 4, are the unit holders in this trust, each holding 5 units,<sup>9</sup>

(together, the **Real Property Trusts**).

- 6 The unit holders of the units in the Real Property Trusts referred to above are entities associated with either Vincenzo Tesoriero (being Tesoriero Investment Group Pty Ltd, Vintes QLD No. 3 Pty Ltd, Vintes No. 4 Pty Ltd) or Mr Papas (being Eros Management Pty Ltd (in liquidation)).<sup>10</sup>
- 7 Mr Ireland gives evidence that each of the Real Properties is encumbered by registered real property mortgages, and were acquired using funds borrowed from those mortgagees as well as loans from Forum Group Financial Services Pty Ltd (provisional liquidators appointed) (**FGFS**). There is no evidence that the amounts loaned by FGFS have been repaid. The Liquidators are the provisional liquidators of FGFS,<sup>11</sup> and accordingly have access to the books of FGFS, which record funds advanced to each of the Trustees in Liquidation as intercompany loans.<sup>12</sup>
- 8 The trust deeds in respect of each of the Real Property Trusts are in evidence on this application (**Unit Trust Deeds**).<sup>13</sup> Each of the Unit Trust Deeds contains a provision dealing with the external administration of the trustee as follows:
- (a) In relation to 14 James Street, clause 25.1 of the 14 James Street Trust Unit Deed dated 14 January 2020 provides that:

If the Trustee goes into liquidation, or ceases to carry on business, or a receiver or administrator is appointed, the Trustee is deemed to have retired and the Unitholders may appoint a new trustee.<sup>14</sup>

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<sup>8</sup> Ireland Affidavit at [30].

<sup>9</sup> Ireland Affidavit at [29].

<sup>10</sup> Ireland Affidavit at [34]-[37].

<sup>11</sup> Ireland Affidavit at [38].

<sup>12</sup> Ireland Affidavit at [38(c)].

<sup>13</sup> Exhibit JI-3 at CB36-61 (in relation to 14 James Street); CB88-114 (in relation to 26 Edmonstone Road); CB124-150 (in relation to 5 Bulkara Street); CB164-203 (in relation to 6 Bulkara Street).

<sup>14</sup> Exhibit JI-3 at CB45.

- (b) In relation to 26 Edmonstone Road, 5 Bulkara Street and 6 Bulkara Street, clause 26(b)(ii) of each of the Deed of Trust of 26 Edmonstone Road Unit Trust dated 27 November 2017, Deed of Trust of 5 Bulkara Street Unit Trust dated 14 January 2019, and Deed of Trust of 6 Bulkara Street Unit Trust dated 13 March 2020, provides that:

A Trustee shall be disqualified from holding off if:

- (i) ...
- (ii) being a company it goes into liquidation or if a receiver manager or administrator of any of its assets or undertaking is appointed.<sup>15</sup>

#### *Appointment of Liquidators*

- 9 On 8 July 2021, the directors of the trustees appointed administrators under s 436A of the *Corporations Act 2001* (Cth). The Liquidators were subsequently appointed as the liquidators of the Trustees in Liquidation on 28 July 2021 by order of his Honour Justice Lee.<sup>16</sup>
- 10 On and from the date of appointment of the administrators on 8 July 2021, the Trustees in Liquidation were removed from their roles as trustees of their respective trusts by dint of clause 25.1 of the 14 James Street Unit Trust Deed and clause 26(b) of the Deeds of Trust of 26 Edmonstone Road, 5 Bulkara Street and 6 Bulkara Street Unit Trusts. Mr Ireland gives evidence that to the best of his knowledge and belief no other trustee has been appointed to any of the Real Property Trusts since that removal occurred on 8 July 2021.

#### **Relevant principles**

- 11 Section 57 of the *Federal Court of Australia Act 1976* (Cth) gives broad powers to the Court to appoint a receiver. As Gleeson J held in *Hosking, Re Business Aptitude Pty Ltd (in liq)* [2016] FCA 1438 at [17], the general ground is the protection or preservation of property for the benefit of those who have an interest in it.
- 12 By reason of administration and/or liquidation, a corporate trustee becomes a bare trustee of the property the subject of the trust, whose powers are limited to holding

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<sup>15</sup> Exhibit JI-3 at CB97-8; CB135; CB175.

<sup>16</sup> Ireland Affidavit at [6(c)].

and protecting trust assets. A corporate trustee in external administration therefore does not have a power of sale.<sup>17</sup>

- 13 However, the trustee retains its right of indemnity or exoneration out of the trust assets, secured by an equitable lien over the trust assets, in respect of debts or liabilities incurred by the trustee in the course of acting as trustee. The equitable lien does not confer a power of sale. In such circumstances, if a sale is necessary, the external administrator of the corporate trustee must apply to the Court for either an order that they be appointed as a receiver of the property, or alternatively for an order to sell the property.<sup>18</sup>
- 14 It has been held that there is no 'bright line' as to which option (receivership or power of sale) is to be preferred.<sup>19</sup> However, in *Cremin, in the matter of Brimson Pty Ltd (in liq)* [2019] FCA 1023 at [50], Moshinsky J held that the 'more common course' is for the liquidator of a former corporate trustee to apply to be appointed a receiver for the purpose of selling trust assets and distributing the proceeds among trust creditors.
- 15 The appointment of a liquidator as a trustee also promotes the efficient conduct of the liquidation of the trustee itself. In *Re Brereton, MyHouse (Aust) Pty Ltd (Admin Apptd)* [2020] FCA 610, Farrell J, referring to the relevant authorities, held (at [31]) as follows:

In *Re Mecfab Holdings Pty Ltd* [2015] NSWSC 46 ... at [9] (Brereton J); *Griffiths (Administrator) v The Trustee for Chrisamanda Trust (t/as Chrisamanda Trust)* [2017] FCA 1222 ... at [11] (Gleeson J); and *Derrington J in Trenfield, Re Crusaders Managers Pty Ltd (admins apptd)* [2018] FCA 876 ...at [16] (Derrington J) the Court found that appointing the administrator/s of a corporate trustee as receiver/s of a trust's assets facilitates and simplifies the administration of the corporate trustee by providing for the trust's business and assets to be under the same control as the corporate trustee while it is in administration, and that aids in the vindication of the trustee company's right of indemnity out of the trust's assets.

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<sup>17</sup> *Re Hughes (in their capacity as joint and several liquidators of Substar holdings Pty Ltd (in liq) and another* (2020) 149 ACSR 185 at [26]-[27] (McKerracher J); *Amirbeaggi, in the matter of Simpkins Pty Ltd (in liq)* [2018] FCA 2121 at [27] (Markovic J).

<sup>18</sup> *Jones (Liquidator) v Matrix Partners Pty Ltd, in the matter of Killarnee Civil and Concrete Contractors Pty Ltd (in liq)* (2018) 354 ALR 436 at [44]; [2018] FCAFC 40 at [44] per Allsop CJ

<sup>19</sup> *Deppeler, in the matter of Old Port Road Pty Ltd (in liq)* [2021] FCA 980 at [17].

### **The Liquidators should be appointed as receivers of the Real Properties**

- 16 Having regard to the above, the Applicants make the following submissions in favour of their appointment as receivers of the Real Properties.
- 17 *First*, Mr Ireland gives evidence that in his experience the appointment of the Liquidators as receivers of the Real Properties would enable the timely and cost effective recovery of the Real Properties, at arms-length, for the benefit of creditors.<sup>20</sup> Without such orders, the Real Properties cannot be sold, and the liquidations of the Trustees in Liquidation will be stymied.
- 18 *Second*, there is evidence that the Trustees in Liquidation cannot meet their obligations to service the loans payable to the mortgagees referred to above at paragraph 6 and the loans payable to FGFS also remain unpaid.<sup>21</sup> For that reason it is appropriate that the Real Properties be sold and the proceeds realised.
- 19 *Third*, should such a sale occur, Prayer 3(i) of the Interlocutory Process contemplates a mechanism by which the surplus sale proceeds are dealt with. It provides that the surplus be paid into a trust account (if agreed to between Westpac Banking Corporation and the beneficiaries of the Real Property Trusts), or be paid into Court. The purpose for seeking such an order is, in part, to secure the surplus proceeds until such time as any priority dispute is heard and determined (which arises in large part by virtue of there being competing claims, including proprietary claims, over some or all of the Real Properties).<sup>22</sup>

### **XOXO Yacht**

- 20 In addition to the Real Properties referred to above, the Liquidators also seek orders for their appointment as receivers of a yacht named the 'XOXO Yacht' (**Yacht**).
- 21 Mr Ireland gives evidence that the Yacht was acquired by Intrashield Pty Limited (in liquidation) (**Intrashield**) (which is an entity to which administrators were appointed on 8 July 2021 and subsequently to which the Liquidators were appointed on 28 July 2021)<sup>23</sup> by the following steps:

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<sup>20</sup> Ireland Affidavit at [62(c)].

<sup>21</sup> Ireland Affidavit at [38].

<sup>22</sup> Ireland Affidavit at [62(a)].

<sup>23</sup> Ireland Affidavit at [6].

- (a) First, on or about 22 March 2018, Mr Tesoriero entered into an agreement with Orange Shark Yachting Ltd to purchase the yacht for USD \$900,000 (**Sale Agreement**).
- (b) Second, Mr Tesoriero assigned the Sale Agreement to Intrashield, which completed the Sale Agreement and thereby became the owner of the Yacht on or about 21 June 2018 following a bill of sale being executed by Orange Share Yachting Ltd.<sup>24</sup> At the time, Intrashield was the trustee of the Mangusta Trust. Mr Ireland says that his investigations to date reveal that the purchase price was funded in part by FGFS, 26 Edmonstone Road, and Forum Group Pty Ltd (receivers appointed) (in liquidation) (**Forum Group**).
- 22 On 14 February 2018, Mangusta (VIC) Pty Ltd (**Mangusta**), replaced Intrashield as trustee of the Mangusta Trust.<sup>25</sup> Mr Tesoriero is the sole director and shareholder of Mangusta.<sup>26</sup> On or around 26 February 2019, the title to the Yacht was transferred from Intrashield to Mangusta apparently for one dollar consideration,<sup>27</sup> and on 27 February 2019, a resolution was passed by Mangusta approving the transfer of registration of the Yacht from Intrashield to Mangusta as trustee of the Mangusta Trust.

### **Reasons for the appointment of receivers to yacht**

- 23 As Mr Ireland indicates in his evidence, part of the purchase price of the Yacht appears to have been advanced by FGFS (in the amount of \$116,500), 26 Edmonstone Road (in the amount of \$1,006,675), and Forum Group (in the amount of \$75,000). Thus, the Liquidators are liquidators (or provisional liquidators) of each of Intrashield, FGFS, 26 Edmonstone Road and Forum Group, being the parties who either provided funds for the purchase of the Yacht or obtained title to the Yacht from the vendor on completion of the purchase.
- 24 Mangusta (the current legal owner of the Yacht) appears to have acquired title to the Yacht from Intrashield for nominal consideration. The Liquidators understand Mangusta does not oppose in principle the appointment of the Liquidators as receivers to sell the Yacht.

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<sup>24</sup> Ireland Affidavit at [50].

<sup>25</sup> Ireland Affidavit at [43].

<sup>26</sup> Ireland Affidavit at [44].

<sup>27</sup> Ireland Affidavit at [57]; Exhibit JI-3 at CB321.



- 25 In the circumstances, it is appropriate and desirable to appoint the Liquidators as receivers to sell the Yacht and preserve the sale proceeds, to be held pending the resolution of all competing claims to those proceeds.

### **Conclusion**

- 26 For the above reasons the Liquidators seek the orders in the short minutes of order enclosed with these submissions. It is submitted that costs of this application should be costs paid out of the sale proceeds or income of the Real Properties and the Yacht.

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Counsel for the Applicants

**2 September 2021**

## Short Minutes of Order

No. NSD747/2021

Federal Court of Australia  
District Registry: Sydney  
Division: General

### **IN THE MATTER OF THE FORUM GROUP OF COMPANIES PTY LIMITED ACN 151 964 626 (IN LIQUIDATION) (ACN 151 964 626)**

**14 James Street Pty Ltd ACN 638 449 206 (In Liquidation)** and others named in the  
Schedule

Applicants

**Judge:** JUSTICE LEE  
**Date of order:** 3 September 2021  
**Where made:** Sydney

#### **THE COURT ORDERS THAT:**

##### Real property

1. Pursuant to s 57 of the *Federal Court of Australia Act 1976* (Cth), Jason Ireland and Jason Preston of McGrathNicol, Level 12, 20 Martin Place Sydney in the State of New South Wales be appointed as receivers and managers (**Receivers**) of the properties listed in items 1 to 4 of Annexure A to these Orders (**Real Properties**) and any sale proceeds or income of those Real Properties.

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Filed on behalf of: 14 James Street Pty Ltd ACN 638 449 206 (In Liquidation) and others, the  
Applicants

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2. The Receivers be authorised to take possession of, preserve, maintain and sell the Real Properties.
3. The Receivers have the power to do, in Australia and elsewhere, all things necessary or convenient to be done for or in connection with, or as incidental to achieving the objective set out in Order 2, including without limitation, the power to:
  - (a) Enter into possession of, preserve, maintain and sell the Real Properties;
  - (b) To dispose of the Real Properties;
  - (c) To insure the Real Properties;
  - (d) To appoint a solicitor or other professionally qualified person to assist the Receivers in connection with their appointment in respect of the Real Properties;
  - (e) To appoint an agent to conduct the sale and do any business that the Receivers are unable to do or that it is unreasonable to expect the Receivers to do personally in respect of the Real Properties;
  - (f) Pay any outgoings or collect any rent in connection with the Real Properties;
  - (g) Sign any documents on behalf of the Company in furtherance of the objective set out in Order 2;
  - (h) Pay the costs, expenses and remuneration of the Receivers in acting as Receivers of the assets from the sale proceeds or income of the Real Properties referable to those costs; and
  - (i) Pay the balance into Court or if agreed between Westpac Banking Corporation and the beneficiaries of the unit trusts on whose behalf the Real Properties are held, into a joint trust account held by MinterEllison and Fortis Law.
4. The need for the Receivers to file a guarantee under r 14.21 and r 14.22 of the *Federal Court Rules 2011* (Cth) in respect of their appointment under order 1 be dispensed with.

#### XOXO Yacht

5. Pursuant to s 57 of the *Federal Court of Australia Act 1976* (Cth), Jason Ireland and Jason Preston of McGrathNicol, Level 12, 20 Martin Place Sydney in the state of New South Wales be appointed as receivers and managers (**Receivers**) over the property listed in item 5 of Annexure A to these Orders (**XOXO Yacht**).

6. The Receivers be authorised to take possession of, preserve, maintain and sell the XOXO Yacht.
7. The Receivers have the power to do, in Australia and elsewhere, all things necessary or convenient to be done for or in connection with, or as incidental to achieving the objective set out in order 6, including without limitation:
  - (a) Take possession of, preserve, maintain and sell the XOXO Yacht;
  - (b) To dispose of the XOXO Yacht;
  - (c) To insure the XOXO Yacht;
  - (d) To appoint a solicitor or other professionally qualified person to assist the Receivers in connection with their appointment in respect of the XOXO Yacht;
  - (e) To appoint an agent to conduct the sale and to do any business that the Receivers are unable to do or that it is unreasonable to expect the Receivers to do personally in respect of the XOXO Yacht;
  - (f) Pay any outgoings or collect any rent in connection with the XOXO Yacht; and
  - (g) Sign any documents on behalf of the Company in furtherance of the objective set out in Order 6;
  - (h) Pay the costs, expenses and remuneration of the Receivers in acting as Receivers of the assets from the sale proceeds or income of the XOXO Yacht; and
  - (i) Pay the balance into Court or if agreed between Westpac Banking Corporation and Mangusta (Vic) Pty Ltd into a joint trust account held by MinterEllison and Fortis Law.
8. The need for the Receivers to file a guarantee under r 14.21 and r 14.22 of the *Federal Court Rules 2011* (Cth) in respect of their appointment under order 5 be dispensed with.

#### Miscellaneous

9. The Applicants costs of this application be paid out of the sale proceeds or income of the Real Properties and XOXO Yacht.
10. Liberty be granted to any person affected by these orders, including any creditor of the Applicants or the Trusts or any beneficiary of the Trusts to apply to vary or set aside

**Error! Unknown document property name.**

these orders on 7 business days' notice to the applicants and to the Court by sending an email to Associate.LeeJ@fedcourt.gov.au

11. Liberty be granted to the Applicants to apply to the Court for orders discharging and releasing the Receivers on 7 business days' notice by sending an email to Associate.LeeJ@fedcourt.gov.au.
12. Any other orders as the Court deems fit.

#### **THE COURT NOTES:**

13. The appointment of the Receivers of the Real Properties does not affect any rights of a mortgagee of a Real Properties.
14. Without admission by any party the agreement of Westpac Banking Corporation and the Receivers that the appointment of the Receivers of the properties listed in items 1 to 5 of Annexure A to these Orders for the purposes of sale ('the **Properties**') does not in any way affect:
  - (a) Any rights of the current registered proprietor or beneficial owner of the properties or the Unit Holders or beneficiaries in any Trust which is the beneficial owner of any of the Properties that they may have to the proceeds of sale of any property;
  - (b) The right of Vincenzo Frank Tesoriero (or a related entity of Mr Tesoriero) to apply to the Court to have any part of any proceeds of sale received from the sale of the properties released from the freezing orders made by the Court on 2 July 2021 (as varied on 9 July 2021 and 37 August 2021) (**Freezing Orders**) for the purpose of the payment of his living expenses and/or legal costs in such an amount as is approved by the Court;
  - (c) The right of Vincenzo Frank Tesoriero or any other person to exercise any right that they may have pursuant to any trust deed or as a beneficiary of any trust or as a director or shareholder of any company to facilitate payment out from the proceeds of sale of any property any amounts referred to in (b) above that are approved for payment out by the Court; or
  - (d) The right of Vincenzo Frank Tesoriero or any party affected by the Freezing Orders to apply to vary or discharge the Freezing Orders.

## Annexure A

Item	Party	Property (including the contents of that property to the extent it is owned by the 'Party' included in the second column)
1	Properties held by 14 James Street Pty Limited (In Liquidation) as trustee of the 14 James Street Unit Trust	<p>16 James St Clayton South VIC 3169 Vol: 12170 Folio: 467</p> <p>Warehouse 1, 9 Parsons St, Clayton South VIC 3169 Vol: 12170 Folio: 465</p> <p>Warehouse 2, 9 Parsons St, Clayton Sth VIC 3169 Vol: 12170 Folio: 468</p> <p>Warehouse 3, 9 Parsons St, Clayton Sth VIC 3169 Vol: 12170 Folio: 479</p> <p>10 James Street, Clayton South, VIC 3169 Vol: 12170 Folio: 472</p> <p>12 James Street, Clayton South VIC 3169 Vol: 12170 Folio: 471</p> <p>14 James Street, Clayton South VIC 3169 Vol: 12170 Folio: 470</p> <p>18 James Street, Clayton South VIC 3169 Vol: 12170 Folio: 466</p> <p>8 Olive Street, Clayton South VIC 3169 Vol: 12170 Folio: 474</p>
2	Property held by 26 Edmonstone Road Pty Ltd (In Liquidation) as trustee of the 26 Edmonstone Road Unit Trust	26 Edmondstone Road, Bowen Hills QLD 4006 Title Ref: 12134186
3	Property held by 5 Bulkara Street Pty Ltd (In Liquidation) as trustee of the 5 Bulkara Street Unit Trust	5 Bulkara Street Wagstaffe NSW 2257 Folio: 2/1141260
4	Property held by 6 Bulkara Street Pty Ltd (In Liquidation) as trustee of the 6 Bulkara Street Unit Trust	6 Bulkara Street Wagstaffe, NSW 2257 Folio: 3/1141260
5	Property formerly owned by Intrashield Pty Limited (In Liquidation)	"XOXO" Motor Yacht Cayman Islands Official Number 734587

## Schedule

No. NSD 747 of 2021

Federal Court of Australia  
District Registry: New South Wales  
Division: General

**IN THE MATTER OF THE FORUM GROUP OF COMPANIES PTY LIMITED ACN 151 964 626  
(IN LIQUIDATION)**

**(ACN 151 964 626)**

**14 James Street Pty Ltd ACN 638 449 206 (In Liquidation) and others**

### **Applicants**

First Plaintiff:	14 James Street Pty Ltd ACN 638 449 206 (In Liquidation)
Second Plaintiff:	26 Edmonstone Road Pty Ltd ACN 622 944 129 (In Liquidation)
Third Plaintiff:	5 Bulkara Street Pty Ltd ACN 630 982 160 (In Liquidation)
Fourth Plaintiff:	6 Bulkara Street Pty Ltd ACN 639 734 473 (In Liquidation)
Fifth Plaintiff:	Intrashield Pty Ltd ACN 133 426 534 (In Liquidation)

3 September 2021