

COST OF ACQUISITION (Provisional)

Issue Date : 8-Oct-19

PROPERTY DETAILS	Gouka House
Address	155-305 Aza Yamada, Kutchan-cho, Abuta Gun
Purchase price	¥168,000,000

1. Expense to the Seller ¥168,244,800

Purchase price	¥168,000,000
Annual fixed assets tax (1 year)	¥244,800

2. Expense to the legal office ¥629,762

Solicitor/translation fees	¥330,000
Title registration license tax	¥291,330
Postal charge	¥8,000
Bank charge for Solicitor	¥432

3. Expense to Niseko Property ¥6,249,600

Niseko Property commission	¥5,610,000
(purchase price × 3% + ¥60000) + 10% tax	
Contract stamp duty	¥60,000
Acquisition tax (estimation)	¥579,600
(will be payable on your property within 6-12 months of title transfer)	

Total ¥175,124,162

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※ Banks may charge transfer fees separately.

Please note - Some figures are estimates only and subject to review