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**Form 605**

Corporations Act 2001  
Section 671B

**Notice of ceasing to be a substantial holder**

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**To: Company Name/Scheme:** HOTEL PROPERTY INVESTMENTS

ACN/ARSN: Hotel Property Investments Limited ACN 010 330 515  
Hotel Property Investments Trust ARSN 166 484 377

**1. Details of substantial holder**

Name: Commonwealth Bank of Australia ACN 123 123 124 (CBA) and its related bodies corporate listed in annexure A

The holder ceased to be a substantial holder on: **09/12/2020**  
The previous notice was given to the company on: **03/12/2020**  
The previous notice was dated: **01/12/2020**

**2. Changes in relevant interests**

Particulars of each change in, or change in the nature of, a relevant interest of the substantial holder or an associate in voting securities of the company or scheme, since the substantial holder was last required to give a substantial holding notice to the company or scheme are as follows:

Date of change	Person whose relevant interest changed	Nature of change	Consideration given in relation to change	Class and number of securities affected	Person's votes affected
See annexure B to this notice					

**3. Changes in association**

The persons who have become associates of, ceased to be associates of, or have changed the nature of their association with, the substantial holder in relation to voting interests in the company or scheme are as follows:

Name and ACN/ARSN (if applicable)	Nature of association

#### 4. Addresses

The addresses of persons named in this form are as follows:

Name	Address
Avanteos Investments Limited ACN 096 259 979	Ground Floor Tower 1, 201 Sussex Street, Sydney, NSW, 2000, Australia
Commonwealth Bank of Australia ACN 123 123 124	Ground Floor Tower 1, 201 Sussex Street, Sydney, NSW, 2000, Australia
Colonial First State Investments Limited ACN 002 348 352	Ground Floor Tower 1, 201 Sussex Street, Sydney, NSW, 2000, Australia

**5. Signature**

A handwritten signature in cursive script, appearing to read "K. Huxtable".

Dated the 11 day of December 2020

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Kristy Huxtable - Company Secretary

**Annexure A**

This is annexure A referred to in Form 605, Notice of ceasing to be a substantial holder dated 09/12/2020



Kristy Huxtable

Company Secretary

Dated the 11/12/2020

**SCHEDULE**

AEGIS CORRECTIONAL PARTNERSHIP PTY LTD  
AEGIS SECURITISATION NOMINEES PTY LTD  
AHL HOLDINGS PTY LIMITED  
AHL INVESTMENTS PTY LTD  
ALTONA V6 PTY LIMITED  
ASB BANK LIMITED  
ASB FINANCE LIMITED  
ASB GROUP INVESTMENTS LIMITED  
ASB HOLDINGS LIMITED  
ASB MANAGEMENT SERVICES LIMITED  
ASB NOMINEES LIMITED  
ASB SECURITIES LIMITED  
ASKLEPIOS LIMITED  
AUSSIE CENTRE ADMINISTRATION PTY LIMITED  
AUSSIE HOME LOANS PTY LIMITED  
AUSSIEHOMELoANS.COM.AU PTY LTD  
AUSTRALIAN INVESTMENT EXCHANGE LIMITED  
AVANTEOS INVESTMENTS LIMITED  
AVANTEOS PTY LTD  
BANKWEST FOUNDATION LIMITED  
BDELTA VESSEL NO 1 PTY LTD  
BDELTA VESSEL NO 2 PTY LTD  
BDELTA VESSEL NO 3 PTY LTD  
BDELTA VESSEL NO 4 PTY LTD  
BW FINANCIAL ADVICE LIMITED  
BW SECURITISATION MANAGEMENT PTY LTD  
BWA GROUP SERVICES PTY LTD  
BWA INTELLECTUAL PROPERTY HOLDINGS LIMITED  
CAPITAL 121 FINCO PTY LTD  
CAPITAL 121 HOLD CO PTY LTD  
CAPITAL 121 PTY LIMITED  
CBA A319 4624 PTY LIMITED  
CBA A319 4635 PTY LIMITED  
CBA A320 4077 PTY LTD  
CBA A320 4948 PTY LIMITED  
CBA A320 5156 PTY LIMITED  
CBA A320 5249 PTY LTD  
CBA A320 5289 PTY LTD  
CBA A320 5638 PTY LTD  
CBA A320 6749 PTY LIMITED  
CBA A320 AIRCRAFT NO1 PTY LTD  
CBA A330 1427 Pty Ltd  
CBA A330 1453 PTY LIMITED  
CBA A330 1561 PTY LTD  
CBA AIR A320 2714 PTY LIMITED  
CBA AIR PTY LTD  
CBA ASSET FINANCE (NZ) LIMITED  
CBA ASSET HOLDINGS (NZ) LIMITED  
CBA B377 37091 PTY LTD  
CBA B738 39822 PTY LIMITED  
CBA B773 60333 PTY LIMITED  
CBA CAPITAL AUSTRALIA PTY LIMITED  
CBA CORPORATE SERVICES (NSW) PTY LIMITED  
CBA CORPORATE SERVICES (VIC) PTY LIMITED  
CBA DIGITAL SETTLEMENTS PTY LTD  
CBA ES BUSINESS SERVICES PTY LTD  
CBA EUROPE LIMITED  
CBA FUNDING (NZ) LIMITED  
CBA FUNDING HOLDINGS PTY LTD  
CBA INTERNATIONAL FINANCE PTY. LIMITED

CBA INTERNATIONAL FINANCIAL SERVICES LIMITED  
CBA INVESTMENTS (NO.4) LIMITED  
CBA ISO CONTAINERS PTY LTD  
CBA IT LEASING NO 3 PTY LTD  
CBA MTE RAIL COMPANY PTY LIMITED  
CBA NEW DIGITAL BUSINESSES PTY LTD  
CBA NZ HOLDING LIMITED  
CBA RAIL & TRAM COMPANY PTY LIMITED  
CBA ROLLING STOCK COMPANY NO.1 PTY LIMITED  
CBA SA HOLDINGS PROPRIETARY LIMITED  
CBA SAF HOLDING PTY LIMITED  
CBA SERVICES INTERNATIONAL LIMITED  
CBA SERVICES PRIVATE LIMITED  
CBA SOUTHERN SKY PTY LIMITED  
CBA SPECIALISED FINANCING PTY LIMITED  
CBA USD INVESTMENTS PTY LIMITED  
CBFC LEASING PTY. LIMITED  
CBFC PTY LIMITED  
CIPL ARARAT PTY LTD  
CIPL SA SCHOOLS PTY LTD  
CISL (NO.1) PTY LIMITED  
CMG ASIA LIFE HOLDINGS LIMITED  
CMG ASIA PTY LTD  
COLLATERAL LEASING PTY LTD  
COLONIAL FIRST STATE INVESTMENTS LIMITED  
COLONIAL HOLDING COMPANY LIMITED  
COLONIAL MUTUAL SUPERANNUATION PTY. LTD.  
COLONIAL SERVICES PTY LIMITED  
COMMBANK EUROPE LIMITED  
COMMBANK STAFF FOUNDATION LIMITED  
COMMONWEALTH AUSTRALIA SECURITIES LLC  
COMMONWEALTH BANK OF AUSTRALIA  
COMMONWEALTH BANK OF AUSTRALIA (EUROPE) N.V.  
COMMONWEALTH BANK OFFICERS SUPERANNUATION CORPORATION PTY LIMITED  
COMMONWEALTH CUSTODIAL SERVICES PTY LTD  
COMMONWEALTH DEVELOPMENT BANK OF AUSTRALIA PTY LIMITED  
COMMONWEALTH FINANCIAL PLANNING LIMITED  
COMMONWEALTH INSURANCE HOLDINGS LIMITED  
COMMONWEALTH INSURANCE LIMITED  
COMMONWEALTH INVESTMENTS PTY LIMITED  
COMMONWEALTH PRIVATE LIMITED  
COMMONWEALTH SECURITIES LIMITED  
COMMONWEALTH INTERNATIONAL HOLDINGS PTY LIMITED  
COMSEC NOMINEES PTY LIMITED  
CORE EQUITY SERVICES NOMINEES PTY LIMITED  
CREDIT SAVVY PTY LTD  
CRYSTAL AVENUE PTY LIMITED  
CTB AUSTRALIA LIMITED  
EAST TOPCO LIMITED  
ELLAS CONTAINER SHIP COMPANY 1 PTY LIMITED  
ELLAS CONTAINER SHIP COMPANY 2 PTY LIMITED  
EMERALD HOLDING COMPANY PTY LIMITED  
FINANCIAL WISDOM LIMITED  
FINCONNECT (AUSTRALIA) PTY LTD  
FMG ASSET LEASING PTY LTD  
GT USD FUNDING PTY LIMITED  
HAZELWOOD INVESTMENT COMPANY PTY LIMITED  
HOMEPATH PTY LIMITED  
INVERLOCH LEASING PTY LIMITED  
INVESTORWEB.COM. PTY LIMITED  
IWL BROKING SOLUTIONS PTY LIMITED  
IWL PTY LIMITED  
LET'S PAY PTY LTD  
MIS FUNDING NO.1 PTY LIMITED  
MORTGAGE HOLDING TRUST COMPANY LIMITED  
MTE DEBT VEHICLE PTY LTD  
MTE LESSOR 1 PTY LTD  
MTE LESSOR 2 PTY LTD  
MTE LESSOR 3 PTY LTD  
MTE LESSOR 4 PTY LTD  
MTE LESSOR 5 PTY LTD  
MTE NOMINEE PARTNER PTY LTD  
NETSHARE NOMINEES PTY LTD  
NEWPORT LIMITED  
ORE & OVERBURDEN PTY LIMITED  
PREFERRED CAPITAL PTY LIMITED  
PREMIUM ALTERNATIVE INVESTMENTS PTY LIMITED  
PREMIUM CUSTODY SERVICES PTY LTD  
PREMIUM PLANTATIONS PTY LIMITED

PREMIUM PLANTATIONS SERVICES PTY LTD  
PT BANK COMMONWEALTH  
RELIANCE ACHIEVER PTY LIMITED  
RESIDENTIAL MORTGAGE GROUP PTY LTD  
ROCK & RUBBLE (DEBT VEHICLE) PTY LIMITED  
ROCK & RUBBLE (EXISTING) PTY LIMITED  
ROCK & RUBBLE (NEW) PTY LIMITED  
SAF MINING NO.2 PTY LIMITED  
SAF Mining No1 Pty Limited  
Safe No 27 Pty Ltd  
SAFE NO1 PTY LTD  
SAFE NO2 PTY LTD  
SAFE NO23 PTY LTD  
SAFE NO24 PTY LTD  
SAFE NO26 PTY LTD  
SAFE NO3 PTY LTD  
SAFE NO4 PTY LIMITED  
SAFE NO9 PTY LIMITED  
SAFE USD HOLDINGS PTY LTD  
SECURITISATION ADVISORY SERVICES PTY. LIMITED  
SECURITISATION MANAGEMENT SERVICES LIMITED  
SENBARY PTY LIMITED  
SHARE DIRECT NOMINEES PTY LIMITED  
SHARE INVESTMENTS PTY LIMITED  
ST ANDREW'S AUSTRALIA PTY LTD  
STATE NOMINEES LTD  
SUPER AND INVESTMENTS MANAGEMENT PTY LIMITED  
T.W. CUSTODIANS LIMITED  
TANKSTREAM RAIL (BY - 1) PTY LIMITED  
TANKSTREAM RAIL (BY - 2) PTY LIMITED  
TANKSTREAM RAIL (BY - 3) PTY LIMITED  
TANKSTREAM RAIL (BY - 4) PTY LIMITED  
TANKSTREAM RAIL (SW - 1) PTY LIMITED  
TANKSTREAM RAIL (SW - 2) PTY LIMITED  
TANKSTREAM RAIL (SW - 3) PTY LIMITED  
TANKSTREAM RAIL (SW - 4) PTY LIMITED  
TANKSTREAM RAIL (VICTORIA) PTY LIMITED  
VH-VZF PTY LTD  
VH-VZG PTY LTD  
VH-VZH PTY LTD

**Annexure B**

This is annexure B referred to in Form 605, Notice of ceasing to be a substantial holder dated 09/12/2020



Kristy Huxtable

Company Secretary

Dated the 11/12/2020

<b>Date of change</b>	<b>Person whose relevant interest changed</b>	<b>Nature of change</b>	<b>Consideration given in relation to change</b>	<b>Class and number of securities affected</b>	<b>Person's votes affected</b>
Thursday, 03 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	78,045.91	24,934 Stapled securities	24,934
Thursday, 03 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	70,895.20	22,586 Stapled securities	22,586
Friday, 04 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	160,344.14	51,256 Stapled securities	51,256
Monday, 07 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Purchase	36,191.72	11,604 Stapled securities	11,604
Tuesday, 08 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	80,535.63	25,778 Stapled securities	25,778
Wednesday, 09 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	51,088.56	16,363 Stapled securities	16,363
Wednesday, 09 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	872,327.77	280,059 Stapled securities	280,059
Wednesday, 09 December 2020	Colonial First State Investments Limited (Note 1) ACN 002 348 352	Sale	36,191.72	11,604 Stapled securities	11,604
Wednesday, 02 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Decrease	N/A	288,009 Stapled securities (returned to Merrill Lynch International, see Annexure C)	288,009
Wednesday, 02 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Increase	N/A	287,723 Stapled securities (borrowed from Merrill Lynch International, see Annexure C)	287,723
Thursday, 03 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Decrease	N/A	287,723 Stapled securities (returned to Merrill Lynch International, see Annexure C)	287,723
Thursday, 03 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Increase	N/A	289,788 Stapled securities (borrowed from Merrill Lynch International, see Annexure C)	289,788



Friday, 04 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Decrease	N/A	289,788 Stapled securities (returned to Merrill Lynch International, see Annexure C)	289,788
Friday, 04 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Increase	N/A	289,454 Stapled securities (borrowed from Merrill Lynch International, see Annexure C)	289,454
Monday, 07 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Decrease	N/A	289,454 Stapled securities (returned to Merrill Lynch International, see Annexure C)	289,454
Monday, 07 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Increase	N/A	287,438 Stapled securities (borrowed from Merrill Lynch International, see Annexure C)	287,438
Tuesday, 08 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Decrease	N/A	287,438 Stapled securities (returned to Merrill Lynch International, see Annexure C)	287,438
Tuesday, 08 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Increase	N/A	289,790 Stapled securities (borrowed from Merrill Lynch International, see Annexure C)	289,790
Wednesday, 09 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Decrease	N/A	289,790 Stapled securities (returned to Merrill Lynch International, see Annexure C)	289,790
Wednesday, 09 December 2020	Commonwealth Bank of Australia ACN 123 123 124	Borrow Increase	N/A	290,992 Stapled securities (borrowed from Merrill Lynch International, see Annexure C)	290,992

### Annexure C

This is annexure C referred to in Form 605, Notice of ceasing to be a substantial holder dated 09/12/2020



Kristy Huxtable

Company Secretary

Dated the 11/12/2020

Commonwealth Bank of Australia will, if requested by the company or responsible entity to whom this form must be given or by the Australian Securities and Investments Commission (ASIC), give a copy of one or more of the following agreements to the company, responsible entity or ASIC (as appropriate).

#### Merrill Lynch International

Type of agreement:	Global Master Securities Lending Agreement
Parties to agreement:	(1) Commonwealth Bank of Australia and (2) Merrill Lynch International
Can the parties exercise voting rights attaching to the securities?	No
If yes, in what circumstances?	N/A
Date on which the securities were (or are) expected to be delivered to the borrower or its nominee (ie borrow date):	The dates indicated in Annexure B on which securities were borrowed.
Scheduled date (if any) when the securities are expected to be returned to the lender or its nominee (ie return date):	Any particular day.
Does the borrower have the right to return the securities early? [Yes/No]	Yes
If yes, in which circumstances?	At any time subject to giving notice.
Does the lender have the right to recall the securities early (ie before the scheduled return date)? [Yes/No]	Yes
If yes, in which circumstances?	At any time subject to giving notice.
Are there circumstances in which the borrower will not be required to return the securities on settlement? [Yes/No]	No
If yes, in which circumstances?	N/A