

AGENDA ITEM 8.1 (A) ATTACHMENT

SEARCH OF TORRENS TITLE

VOLUME 136825	FOLIO 1
EDITION 4	DATE OF ISSUE 12-Apr-2021

SEARCH DATE : 16-Nov-2021

SEARCH TIME : 09.28 AM

DESCRIPTION OF LAND

Parish of BLANDFORD, Land District of DORSET
 Lot 1 on Strata Plan 136825 and a general unit entitlement operating for all purposes of the Strata Scheme being a 1 undivided 1/2 interest
 Derived from Strata Plan 136825
 Derivation : Part of 80 Acres Granted to J. Cordell

SCHEDULE 1

M873969 TRANSFER to JOHN ARTHUR DOWN and DEIDRE FAE DOWN
 Registered 12-Apr-2021 at 12.01 PM

SCHEDULE 2

Reservations and conditions in the Crown Grant if any
 The registered proprietor holds the lot and unit entitlement subject to any interest noted on common property
 Folio of the Register volume 136825 folio 0
 BENEFITING EASEMENT: Right of carriageway over the roadway 6.10 wide shown on Sealed Plan No. 25920
 SP 25920 FENCING COVENANT in Schedule of Easements
 82920 FENCING CONDITION in Transfer
 C352253 AGREEMENT pursuant to Section 71 of the Land Use Planning and Approvals Act 1993 Registered 30-Jan-2002 at noon

UNREGISTERED DEALINGS AND NOTATIONS

M929706 PRIORITY NOTICE reserving priority for 60 days
 TRANSFER JOHN ARTHUR DOWN and DEIDRE FAE DOWN to JAMES RICHARD ATKINS and LISA FINAMORE
 MORTGAGE JAMES RICHARD ATKINS and LISA FINAMORE to COMMONWEALTH BANK OF AUSTRALIA Lodged by RAE & PARTNERS(L) on 27-Oct-2021 BP: M929706

SEARCH OF TORRENS TITLE

VOLUME 136825	FOLIO 0
EDITION 2	DATE OF ISSUE 30-Jan-2002

SEARCH DATE : 16-Nov-2021

SEARCH TIME : 09.28 AM

DESCRIPTION OF LAND

Parish of BLANDFORD, Land District of DORSET
 The Common Property for Strata Scheme 136825
 Derivation : Part of 80 Acres Granted to J. Cordell
 Prior CT 25920/2
 Derived from Strata Plan 136825

SCHEDULE 1

STRATA CORPORATION NUMBER 136825, 371 LOW HEAD ROAD, LOW HEAD

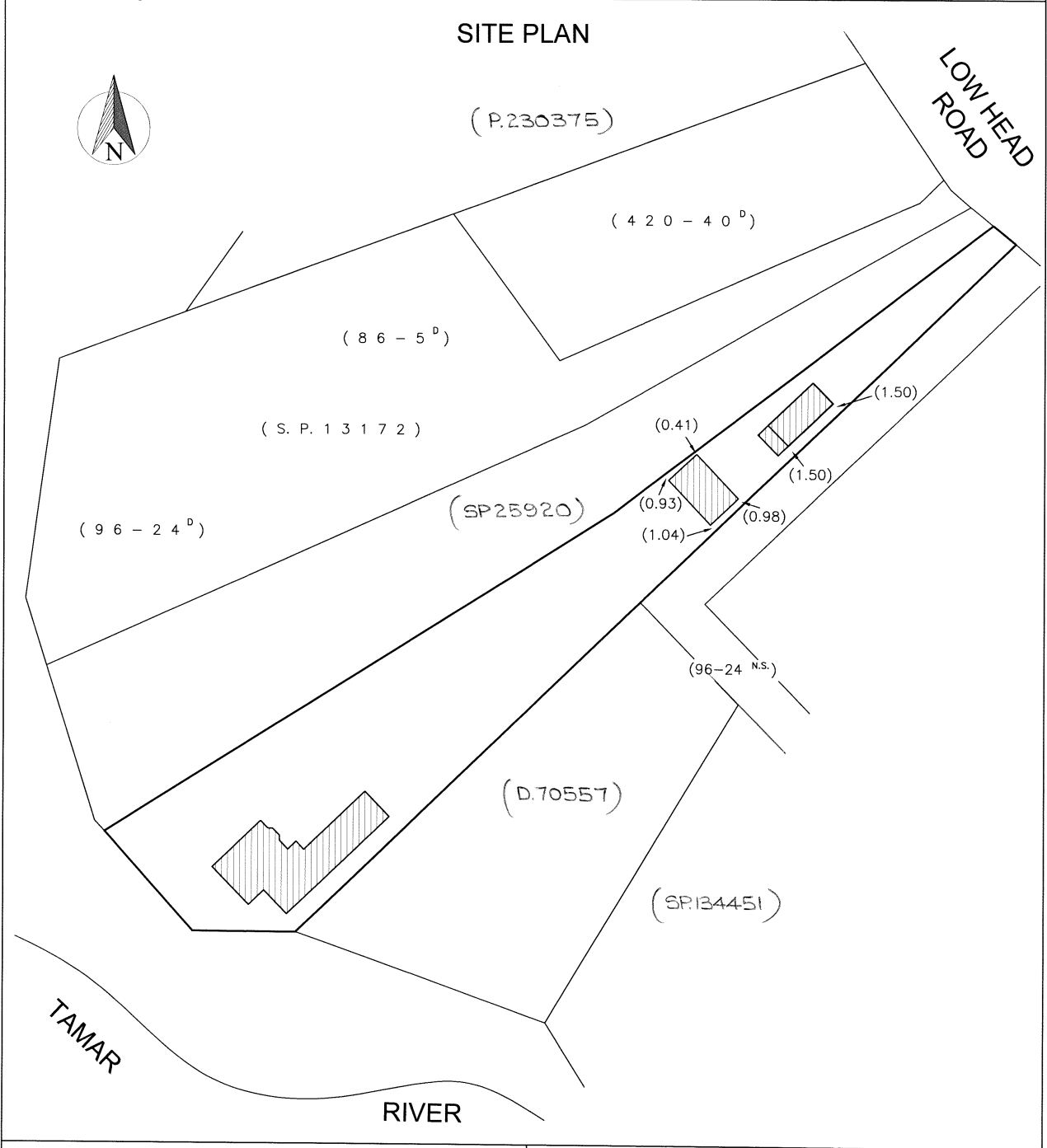
SCHEDULE 2

Reservations and conditions in the Crown Grant if any
 BENEFITING EASEMENT: Right of carriageway over the roadway 6.
 10 wide shown on Sealed Plan No. 25920
 SP 25920 FENCING COVENANT in Schedule of Easements
 82920 FENCING CONDITION in Transfer
 C352253 AGREEMENT pursuant to Section 71 of the Land Use
 Planning and Approvals Act 1993 Registered
 30-Jan-2002 at noon
 D34924 APPLICATION by owners to amend strata plan 136825 by
 increasing area of Lot 1, decreasing area of Lot 2 &
 adding building footprint to Lot 1 Registered
 05-Nov-2012 at noon
 E247623 APPLICATION by owners to amend strata plan by adding
 building footprint to Lot 1 Registered 28-Jan-2021
 at noon

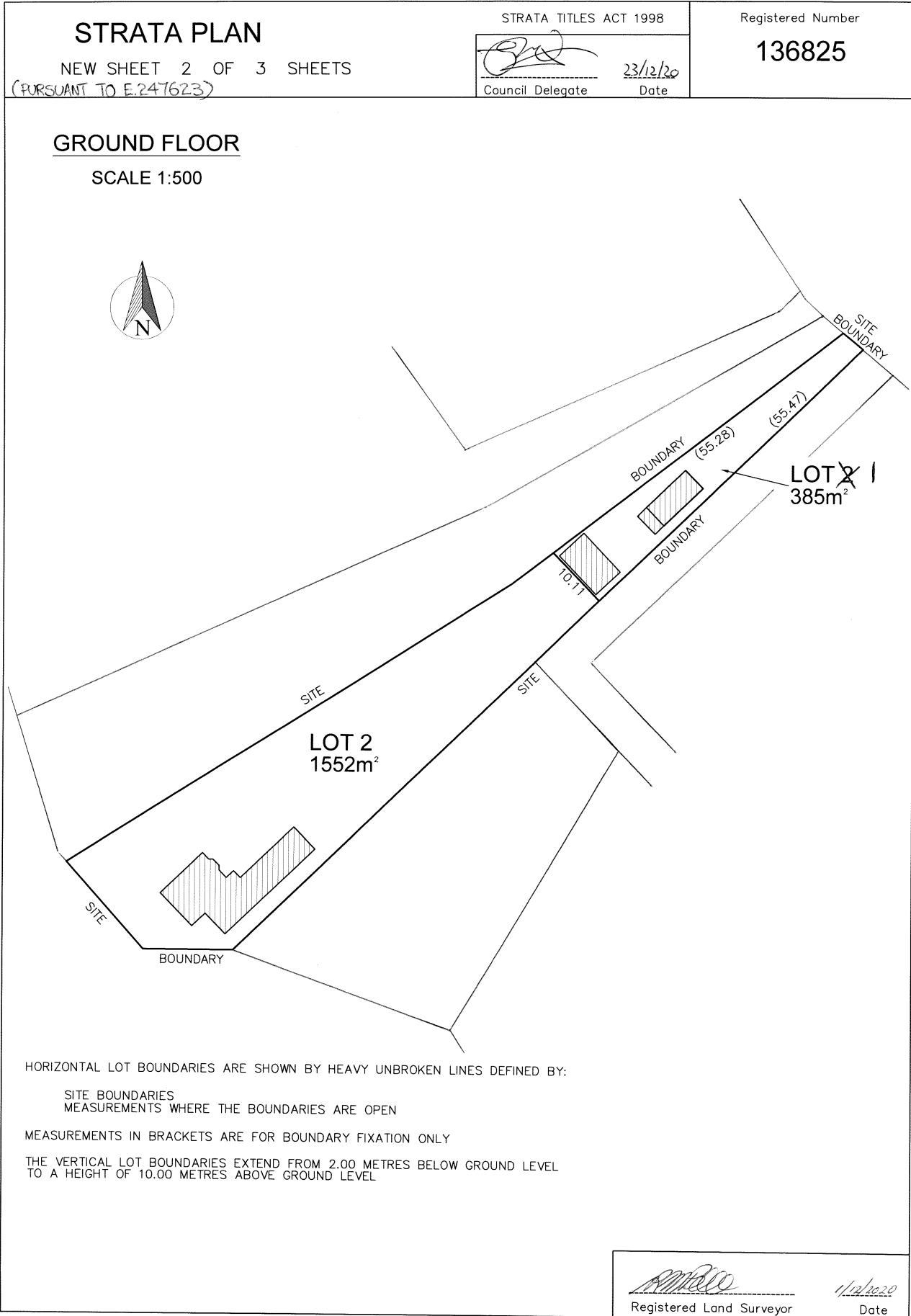
UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations

CITY/TOWN LAND DISTRICT OF DORSET		STRATA PLAN		Registered Number	
SUBURB/LOCALITY PARISH OF BLANDFORD				136825	
FOLIO REFERENCE C.T.25920-2		NEW SHEET 1 OF 3 SHEETS (PURSUANT TO E247623)		STRATA TITLES ACT 1998	
SITE COMPRISES THE WHOLE OF LOT 2 ON PLAN No S.P.25920		NAME OF STRATA SCHEME 371 LOW HEAD ROAD LOW HEAD.		REGISTERED 30-JAN-2002	
MAPSHEET MUNICIPAL CODE No 111 (4845)	LAST UPI No	SCALE 1:500	LENGTHS IN METRES	<i>Alise Kawa</i> Recorder of Titles	



NOTES: (i) ALL BUILDINGS ON THE SITE TO BE SHOWN ON SHEET 1 (ii) BUILDING TO SITE BOUNDARY OFFSETS OF LESS THAN 2.00 METRES TO BE SHOWN ON SHEET 1	<i>[Signature]</i> Council Delegate	23/12/20 Date	<i>[Signature]</i> Registered Land Surveyor	1/12/2020 Date
	STAGED/COMMUNITY DEVELOPMENT SCHEME No (IF APPLICABLE)			
LODGED BY E.L. CONVEYANCING				




<p>STRATA PLAN</p> <p>NEW SHEET 3 OF 3 SHEETS (PURSUANT TO E247623)</p> <p style="text-align: right;">STRATA TITLES ACT 1998</p>	<p>Registered Number</p> <p>136825</p>
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STRATA CORPORATION No. 136825
 NAME OF BODY CORPORATE: 371 LOW HEAD ROAD
 LOW HEAD ~~ROAD~~
 ADDRESS FOR THE SERVICE OF NOTICES: 371 LOW HEAD ROAD, ~~7250~~
 LOW HEAD 7253

SURVEYORS CERTIFICATE

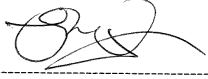
I RICHARD MAXWELL PECK of LAUNCESTON
 a surveyor registered under the Surveyors Act 2002 certify that
 the building or buildings erected on the site and drawn on sheet 1 of
 this plan are within the site boundaries of the folio stated on sheet 1
 and any encroachment beyond those boundaries is properly authorised
 according to law


 Registered Land Surveyor

Date 1/12/2020 Ref No 11-317

COUNCIL CERTIFICATE

I certify that the George Town Council has:
 (a) approved the lots shown in this plan and
 (b) issued this certificate of approval in accordance
 with section 31 of the Strata Titles Act 1998


 Council Delegate

Date 23/12/20 Ref No DA 2019/46

GENERAL UNIT ENTITLEMENTS

LOT	UNIT ENTITLEMENT
1	1
2	1
TOTAL	2

SEARCH OF TORRENS TITLE

VOLUME 62894	FOLIO 5
EDITION 1	DATE OF ISSUE 31-Jan-1995

SEARCH DATE : 17-Nov-2021

SEARCH TIME : 02.20 PM

DESCRIPTION OF LAND

Parish of BLANDFORD, Land District of DORSET
 Lot 5 on Sealed Plan 62894 (formerly being SP1897)
 Derivation : Part of 80 Acres Gtd. to J. Cordell
 Prior CT 3140/63

SCHEDULE 1

A406938 FLORENCE JEAN SMITHIES and EILEEN MARY BRANAGAN

SCHEDULE 2

Reservations and conditions in the Crown Grant if any
 SP 62894 EASEMENTS in Schedule of Easements
 SP 62894 COVENANTS in Schedule of Easements
 SP 62894 FENCING COVENANT in Schedule of Easements

UNREGISTERED DEALINGS AND NOTATIONS

No unregistered dealings or other notations

*L. M. Perrin 301-83 & Ors
Florence Jean Smithies & Anr.*

Owner
Title Reference *C.T. Vol. 783, Fol. 53*

Areas of Parcels			
Lot Number	Area	Lot Number	Area
1	0 ¹ 1 ⁸⁵ / ₁₀ ^P	9	0 ¹ 1 ¹² / ₁₀ ^P
2	0 ¹ 1 ⁶ / ₁₀ ^P		1 ⁷ / ₁₀ ^P
3	0 ¹ 1 ²⁹ / ₁₀ ^P		
4	0 ¹ 1 ²⁶ / ₁₀ ^P		
5	24 ^P		
6	9 ^P		
7	4 ^P		
8	1 ⁹ / ₁₀ ^P	1 ⁰ / ₁₀ ^P	1 ⁰ / ₁₀ ^P
Total		Total	

PLAN OF SURVEY
by Surveyor *Edward M'Rae Redley*

of land situated in the
LAND DISTRICT OF DORSET
PARISH OF BLANDFORD

Grantee *Part of 80acre Grant to Joseph Cordell
" lot 283 640^s " " Charles Swanson*

Scale **60 feet** to an inch

Registered Number
S.P.1897

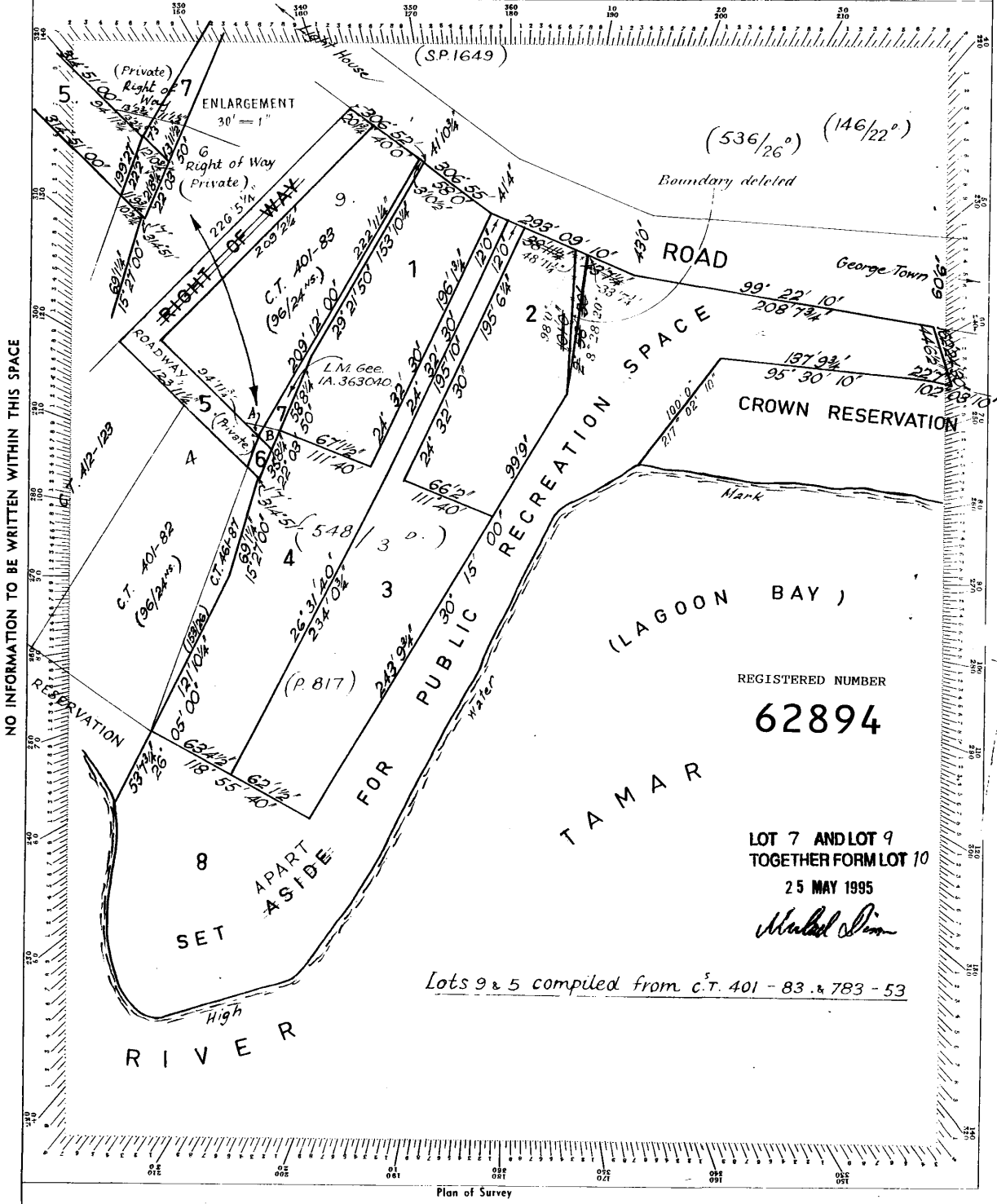
Filed by *Chapman & Co*
on *3-05* at *3-05*

Receipt No. *111111*

Receiving Clerk *111111*

Effective from *111111*

Registrar of Deeds



NO INFORMATION TO BE WRITTEN WITHIN THIS SPACE