



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
Search Copy**




R.W. Muir
Registrar-General
of Land

Identifier **203026**
Land Registration District **South Auckland**
Date Issued 13 March 2008

Prior References
SA60C/925

HOMESSELL / HOMESSELL PRO DISCLAIMER

This document has been obtained on behalf of the client and is made available to customers for general information purposes only. Neither HomeSell / HomeSell Pro nor their client warrant the accuracy, completeness or currency of the document nor do they accept liability for any errors or omission in this document. All customers should obtain and rely on their own documents and legal advice.

Estate Fee Simple
Area 1.0762 hectares more or less
Legal Description Lot 5 Deposited Plan 349535

Registered Owners

Jan Pieter De Jong and Geertruida Hendrika De Jong- Helmink as to a 17/25 share
Bart De Jong and Lorilee Fleur De Jong as to a 8/25 share

Interests

Subject to Section 11 Crown Minerals Act 1991

Subject to Part IV A Conservation Act 1987

Subject to Section 27B State-Owned Enterprises Act 1986 (which provides for the resumption of land on the recommendation of the Waitangi Tribunal and which does not provide for third parties, such as the owner of the land, to be heard in relation to the making of any such recommendation)

B130978.2 Consent Notice pursuant to Section 221(1) Resource Management Act 1991 - 16.3.1993 at 2.49 pm

Subject to rights of way and rights to convey water, transmit electricity and telecommunications over parts marked D and E and drain stormwater over part marked F on DP 349535 specified in Easement Certificate B429947.4 - 29.7.1997 at 1.35 pm

The easements specified in Easement Certificate B429947.4 are subject to Section 243 (a) Resource Management Act 1991

Appurtenant hereto is a right to convey telecommunications, computer media and electricity created by Easement Instrument 6811753.1 - 3.4.2006 at 9:00 am (affects part formerly Lot 3 DPS 76312)

7749037.4 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 13.3.2008 at 9:00 am

Appurtenant hereto is a right to convey water and a right to drain water created by Easement Instrument 7749037.6 - 13.3.2008 at 9:00 am

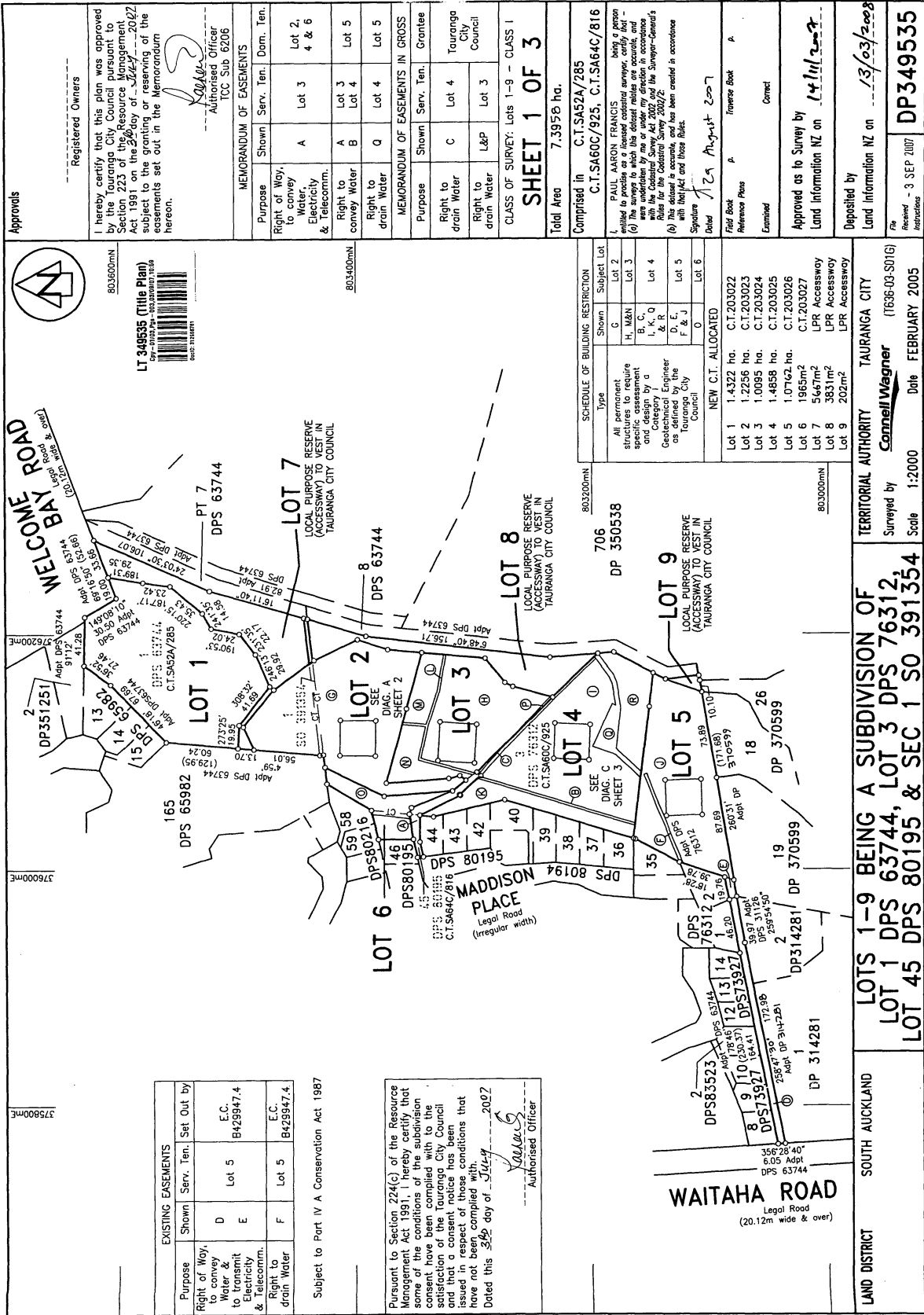
Some of the easements created by Easement Instrument 7749037.6 are subject to Section 243 (a) Resource Management Act 1991

Land Covenant in Easement Instrument 7889688.2 - 28.7.2008 at 9:00 am

Fencing Covenant in Easement Instrument 7889688.2 - 28.7.2008 at 9:00 am

10945933.1 Variation of Consent Notice 7749037.4 pursuant to Section 221(5) Resource Management Act 1991 - 2.11.2017 at 2:12 pm

11828996.2 Mortgage to (now) Kiwibank Limited - 14.8.2020 at 11:34 am



Registered Owners
 I hereby certify that this plan was approved by the Tauranga City Council pursuant to Section 223 of the Resource Management Act 1991 on the 30th day of July 2002 subject to the granting or reserving of the easements set out in the Memorandum hereon.

Authorised Officer
 TCC Sub 0200

MEMORANDUM OF EASEMENTS			
Purpose	Shown	Serv. Ten.	Dom. Ten.
Right of Way, to convey Water, Electricity & Telecomm.	A	Lot 3	Lot 2, 4 & 6
Right to convey Water	A	Lot 3	Lot 5
Right to drain Water	Q	Lot 4	Lot 5

MEMORANDUM OF EASEMENTS IN CROSS
 Purpose Shown Serv. Ten. Grantee
 Right to drain Water C Lot 4 Tauranga City Council
 Right to drain Water L&P Lot 3

CLASS OF SURVEY: Lots 1-9 - CLASS 1
SHEET 1 OF 3
 Total Area 7.3958 ha.

Comprised in C.T.SA52A/285
 C.T.SA60C/925, C.T.SA64C/816

PAUL ARON FRANCIS being a person entitled to the fee simple estate in the land (a) The survey to which this document relates is accurate, and was undertaken by me or under my direction in accordance with the Geographical Survey Act 2002 and the Survey-General's Act 1983 and (b) This document is accurate, and has been created in accordance with the Act and these Rules.

Signature Paul Aron Francis
 Dated 29 August 2007

Field Book Reference Plans Inverse Book A
 Examined Correct
 Approved as to Survey by
 Land Information NZ on 14/11/2007
 Deposited by
 Land Information NZ on 13/03/2008
 File DP349535
 Received - 3 SEP 2007
 Instructions

803600mN
 LT 349535 (Title Plan)
 803600mN
 803600mE

SCHEDULE OF BUILDING RESTRICTION	
Type	Subject Lot
All permanent structures to require consent and design by a Category 1 Geotechnical Engineer as required by the Tauranga City Council	G Lot 2 H, M&N Lot 3 I, K, Q Lot 4 D, E, F & J Lot 5 O Lot 6

NEW C.T. ALLOCATED	
Lot 1	1.4322 ha. C.T.203022
Lot 2	1.2256 ha. C.T.203023
Lot 3	1.0095 ha. C.T.203024
Lot 4	1.4858 ha. C.T.203025
Lot 5	1.0762 ha. C.T.203026
Lot 6	1.965m ² C.T.203027
Lot 7	5667m ² LPR Accessway
Lot 8	3833m ² LPR Accessway
Lot 9	2027m ² LPR Accessway

803600mN
 706 DP 350538
 803600mE

TERRITORIAL AUTHORITY
 Tauranga City
 Surveyed by
 Connell Wagner
 Date FEBRUARY 2005
 Scale 1:2000

LOTS 1-9 BEING A SUBDIVISION OF
 LOT 1 DPS 63744, LOT 3 DPS 76312,
 LOT 45 DPS 80195 & SEC 1 SO 391354

SOUTH AUCKLAND
 LAND DISTRICT

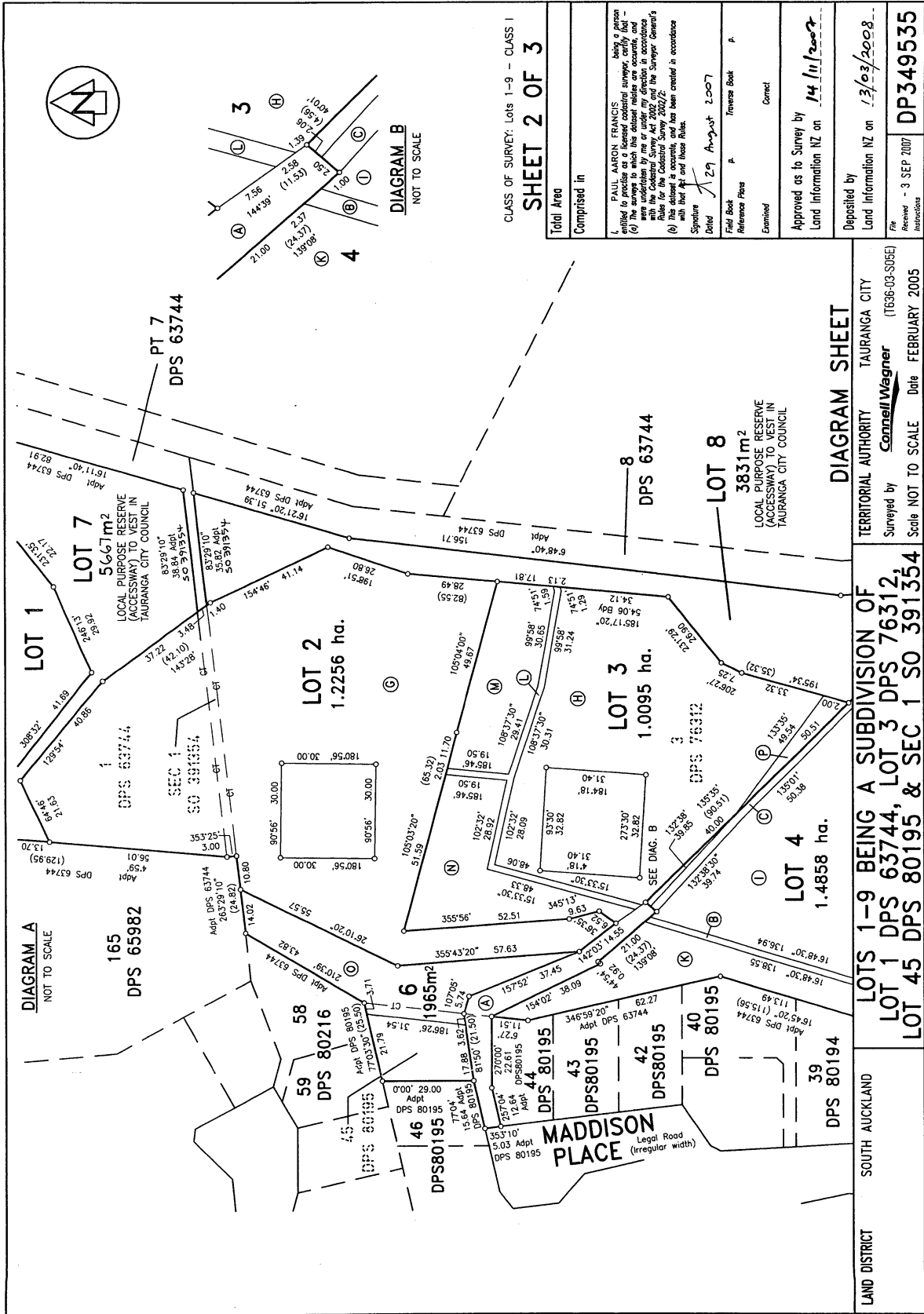
EXISTING EASEMENTS	
Purpose	Shown
Right of Way, to convey Water, Electricity & Telecomm.	D Lot 5
Right to drain Water	F Lot 5

Subject to Part IV A Conservation Act 1987

Pursuant to Section 224(c) of the Resource Management Act 1991, I hereby certify that some of the conditions of the subdivision consent have been complied with to the satisfaction of the Tauranga City Council and that a consent of notice has been prepared in respect of the conditions that have not been complied with.
 Dated this 30th day of July 2002

Authorised Officer
 TCC Sub 0200

AP-128



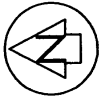
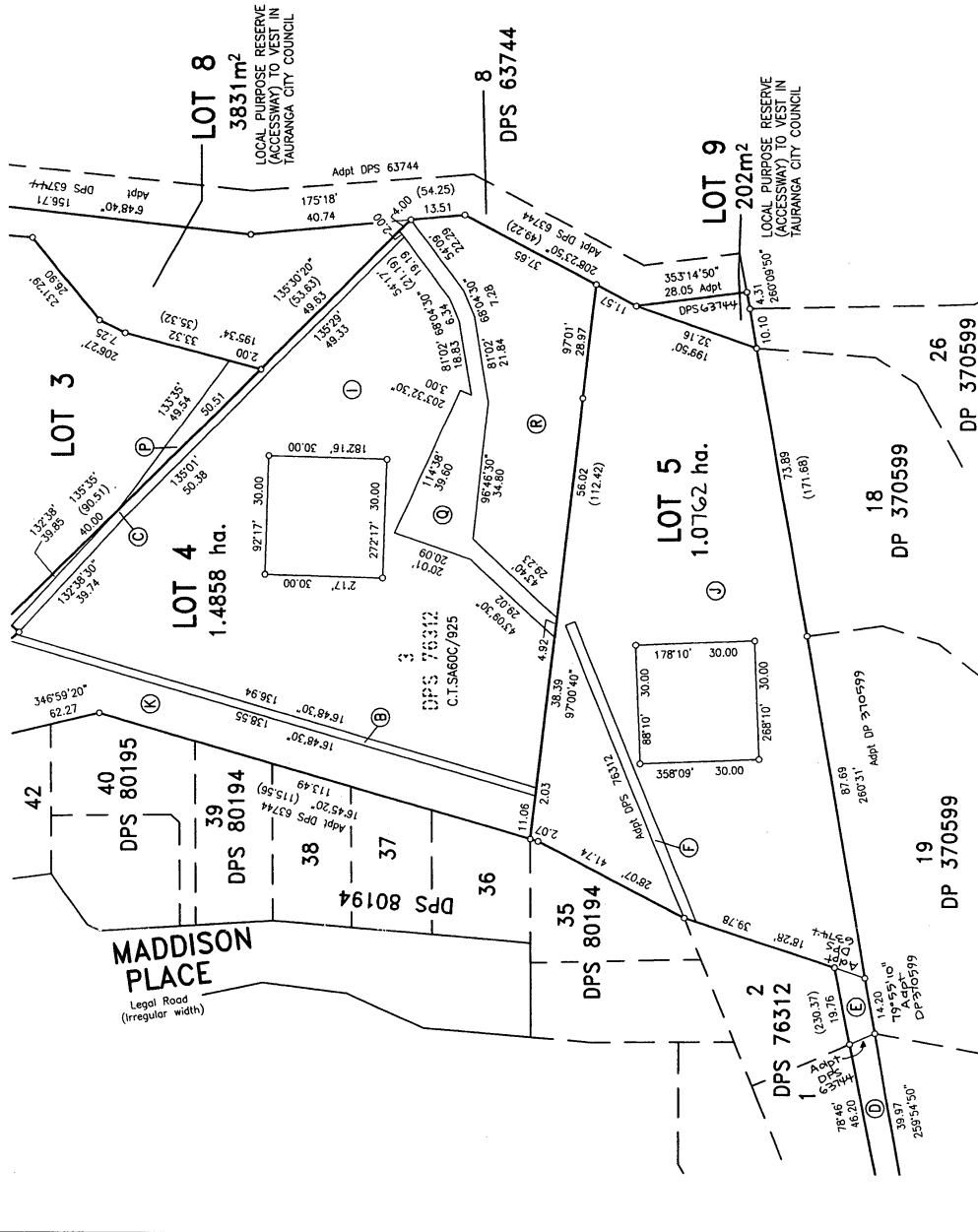


DIAGRAM C
NOT TO SCALE



CLASS OF SURVEY: Lots 1-9 - CLASS 1
SHEET 3 OF 3

Total Area
Comprised in

1. PAUL AARON FRANCIS being a person entitled to practice as a licensed cadastral surveyor, certify that -
 (a) The surveys to which this diagram relates are accurate, and were undertaken by me or a duly qualified person in accordance with the provisions of the Survey Act 2002/2003 and the Rules for the Cadastral Survey 2002/2003.
 (b) This diagram is accurate, and has been created in accordance with that Act and those Rules.

Signature *[Signature]* 29 August 2007

Field Book Reference Name P. Travers Book A

Examined Correct

Approved as to Survey by Land Information NZ on 14/11/2007

Deposited by Land Information NZ on 13/09/2007

File Received - 3 SEP 2007

Instructions DP349535

APPROVED IN ACCORDANCE WITH THE SURVEY ACT 2002/2003

TERRITORIAL AUTHORITY TAURANGA CITY (1636-03-S06B)
Surveyed by **Connell Wagner**
Scale NOT TO SCALE Date FEBRUARY 2005

DIAGRAM SHEET
LOTS 1-9 BEING A SUBDIVISION OF
LOT 1 DPS 63744, LOT 3 DPS 76312,
LOT 45 DPS 80195 & SEC 1 SO 391354

LAND DISTRICT SOUTH AUCKLAND

W.A. ROBERTSON, DIRECTOR GENERAL/SURVEYOR GENERAL, DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND