

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

Page 1 of 1

VOLUME 11458 FOLIO 465

Security no : 124110827687C
Produced 28/11/2023 11:39 AM

LAND DESCRIPTION

Land in Plan of Consolidation 374040N.

PARENT TITLES :

Volume 10816 Folio 480 Volume 11454 Folio 403

Created by instrument PC374040N 21/11/2013

REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PC374040N FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 244 MT MORTON ROAD BELGRAVE VIC 3160

ADMINISTRATIVE NOTICES

NIL

eCT Control 22142D MOORES MDP PTY LTD
Effective from 23/11/2020

DOCUMENT END

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**ADVERTISED
PLAN**

1	2	3	4	5	6
PLAN OF CONSOLIDATION			LRS use only EDITION 1	Plan Number PC 374040N	
Location of Land Parish: <u>NARREE WORRAN</u> Township: _____ Section: _____ Crown Allotment: <u>70^B (PT)</u> Crown Portion: _____ Title References: C/T's V.10816 F.480 & V.11454 F.403 Last Plan Reference: LOT 3 PS 516643E & TP 953295X Postal Address: 244 Mt. MORTON ROAD, BELGRAVE, 3160. MGA Co-ordinates: E: 354 510 Zone 55 (Of approx. centre of plan) N:5801 800		Council Certification and Endorsement Council Name: YARRA RANGES Ref: SHIRE COUNCIL 1. This plan is certified under section 6 of the Subdivision Act 1988. 2. This plan is certified under section 11(7) of the Subdivision Act 1988. Date of original certification under section 6 _____ 3. This is a statement of compliance under section 21 of the Subdivision Act 1988. Council Delegate Council seal Date		LRS use only Statement of Compliance / Exemption Statement Received <input checked="" type="checkbox"/> Date 11/ 11/2013 LRS use only PLAN REGISTERED TIME 10.50am DATE 21/ 11/ 2013 DSATTI Assistant Registrar of Titles	
Easement Information			Survey:- This plan is /is not based on survey. This survey has been connected to permanent marks no(s). In proclaimed Survey Area no.		
Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)					
Easement Reference	Purpose	Width (Metres)			
E-1 E-3	SEWERAGE	SEE PLAN	PS 516643E	SOUTH EAST WATER LIMITED	
E-2 E-3	DRAINAGE	SEE PLAN	C/E H461494	SHIRE OF SHERBROOKE	

Enlargement not to Scale

Approx. True North

HANSEN SURVEYING P/L
 ABN 89 126 307 051
 TITLE SURVEYS - LAND & UNIT SUBDIVISION - TOWN PLANNING
 P.O. Box 714 Belgrave
 Unit 1 1569 Burwood Highway, Belgrave 3160
 Telephone: (03) 9754 3930 Fax: (03) 9752 5069
 Email: hansurv@bigpond.com

ADVERTISED PLAN

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ORIGINAL SCALE

SHEET SIZE A3 SCALE 1:1000

Lengths are in METRES

SIGNATURE _____
 REF 5112 VERSION 1

Sheet 1 of 1 Sheets

DATE / /

COUNCIL DELEGATE SIGNATURE _____



**Plan of Consolidation PC374040N
Concurrent Certification and Statement of Compliance
(Form 3)**

SUBDIVISION (PROCEDURES) REGULATIONS 2011

SPEAR Reference Number: S043183H
Plan Number: PC374040N
Responsible Authority Name: Yarra Ranges Shire Council
Responsible Authority Reference Number 1: SC-2013/21/0
Surveyor's Plan Version: 1

Certification

This plan is certified under section 6 of the Subdivision Act 1988

Statement of Compliance

This is a statement of compliance issued under section 21 of the Subdivision Act 1988

Public Open Space

A requirement for public open space under section 18 of the Subdivision Act 1988

Has not been made at Certification

Digitally signed by Council Delegate: Caz Elliott
Organisation: Yarra Ranges Shire Council
Date: 11/11/2013

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**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

VOLUME 11458 FOLIO 465

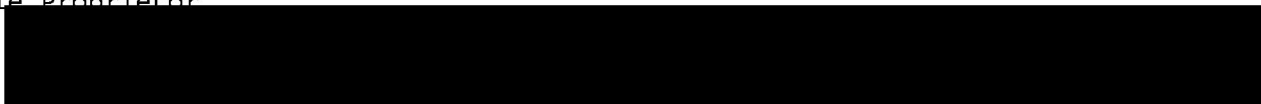
Security no : 124088092729M
Produced 12/02/2021 02:05 PM

LAND DESCRIPTION

Land in Plan of Consolidation 374040N.
PARENT TITLES :
Volume 10816 Folio 480 Volume 11454 Folio 403
Created by instrument PC374040N 21/11/2013

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor



ENCUMBRANCES, CAVEATS AND NOTICES

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DIAGRAM LOCATION

SEE PC374040N FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AT729309S (E)	CONV PCT & NOM ECT TO LC	Completed	29/10/2020
AT794522Y (E)	TRANSFER	Registered	23/11/2020

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 244 MT MORTON ROAD BELGRAVE VIC 3160

ADMINISTRATIVE NOTICES

NIL

eCT Control 22142D MOORES
Effective from 23/11/2020

DOCUMENT END

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**REGISTER SEARCH STATEMENT (Title Search) Transfer of
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Page 1 of 2

VOLUME 10877 FOLIO 396

Security no : 124098737875C
Produced 04/07/2022 12:05 PM

LAND DESCRIPTION

Land in Plan of Consolidation 368227F.

PARENT TITLES :

Volume 10816 Folio 479 Volume 10871 Folio 373

Created by instrument PC368227F 25/05/2005

REGISTERED PROPRIETOR

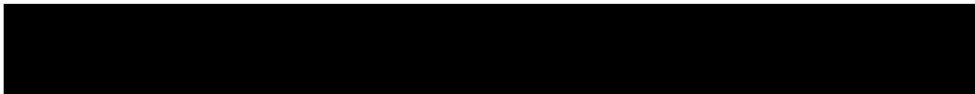
Estate Fee Simple

Sole Proprietor



ENCUMBRANCES, CAVEATS AND NOTICES

1. MORTGAGE AJ326909A 21/11/2011
BENDIGO AND ADELAIDE BANK LTD



VARIATION OF PRIORITY AJ326910R 21/11/2011

CAVEAT AE451079K 29/06/2006

Caveator

SPI ELECTRICITY PTY LTD

Grounds of Claim

LEASE WITH THE FOLLOWING PARTIES AND DATE.

Parties

THE REGISTERED PROPRIETOR(S)

Date

29/08/2005

Estate or Interest

LEASEHOLD ESTATE

Prohibition

ABSOLUTELY

Lodged by

AUSNET ELECTRICITY SERVICES PTY LTD

Notices to

AUSNET SERVICES of "PROPERTY" LEVEL 31 2 SOUTHBANK BOULEVARD SOUTHBANK VIC
3006

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24 Subdivision Act 1988 and any other encumbrances shown or entered on the
plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PC368227F FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

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PLAN**

**REGISTER SEARCH STATEMENT (Title Search) Transfer of
Land Act 1958**

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 20 WATTLE VALLEY ROAD BELGRAVE VIC 3160

ADMINISTRATIVE NOTICES

NIL

eCT Control 03500L BENDIGO AND ADELAIDE BANK LTD - SAFE CUSTODY
Effective from 21/07/2017

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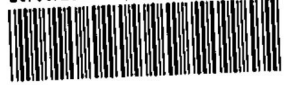
CAVEAT

Section 89 Transfer of Land Act



AE451079K

29/06/2006 \$46.20 89



Pr
The
coll
and is used for the purpose of
maintaining publicly searchable
registers and indexes in the Victorian
Land Registrv.

Lodged by:

Name: SPI Networks Pty Ltd
Phone: 9695 6161
Address: Level 30, 2 Southbank Boulevard, Southbank 3000
Ref: 90BK8701
Customer Code: 1333P

The caveator claims the estate or interest specified in the land described on the grounds set out and forbids the registration of any person as proprietor of and of any instrument affecting the estate or interest to the extent specified.

Land: *(title, mortgage, charge or lease)*

Certificate of Title Volume 10877 Folio 396

E

Caveator: *(full name and address)* Level 31, 2 Southbank Boulevard, Southbank
SPI Electricity Pty Ltd (A.C.N. 064 651 118) 3006

Estate or Interest claimed:

An interest as Lessee of the land

Grounds of claim:

Pursuant to a Lease for 30 years from the 29th August 2005 between the Caveator and [REDACTED]

Extent of prohibition: *(if not ABSOLUTELY delete and insert desired text)*

ABSOLUTELY save and except any transfer, mortgage or discharge of mortgage affecting the land.

Address in Victoria for service of notice: *(include postcode)*

SPI Electricity Pty Ltd (A.C.N. 064 651 118) of Level 31, 2 Southbank Boulevard, Southbank 3006

Dated:

Signature of caveator

Or

Signature of agent being a Current Practitioner under the *Legal Practice Act 1996*

Or

Signature of agent

KYRIACOS KARAFOTIAS
Level 31, 2 Southbank Blvd, Southbank Vic. 3006
An Australian Legal Practitioner
(within the meaning of the Legal Profession Act 2004)

Approval No. 1727057A

STAMP DUTY USE ONLY

C



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ADVERTISED PLAN

THE BACK OF THIS FORM MUST NOT BE USED
Land Registry, 570 Bourke Street, Melbourne, 3000, Phone 8636-2010

29.06.06

<h1>PLAN OF CONSOLIDATION</h1>		LTO use only EDITION 1	Stage No. /	Plan Number PC 368227 F				
<p>LOCATION OF LAND</p> <p>Parish: Narree Worran</p> <p>Township: ---</p> <p>Section: ---</p> <p>Crown Allotment: 70B (Pt) & 70N (Pt)</p> <p>Crown Portion: ---</p> <p>LTO Base Record: DCMB</p> <p>Title Reference: V. 10816 F. 479 V. 10871 F. 373</p> <p>Last Plan Reference: Lot 2 PS 516643 E</p> <p>Postal Address: Wattle Valley Road Belgrave Heights 3160</p> <p>AMG Co-ordinates (of approx. centre of land in plan) E 354 550 N 5 801 650 Zone: 55</p>		<p>COUNCIL CERTIFICATION AND ENDORSEMENT</p> <p>COUNCIL NAME: SHIRE OF YARRA RANGES</p> <p>REF: 0327</p> <ol style="list-style-type: none"> This plan is certified under section 6 of the Subdivision Act 1988. This plan is certified under section 11(7) of the Subdivision Act 1988. Date of original certification under section 624 04/05 This is a statement of compliance issued under section 21 of the Subdivision Act 1988 <p>Council Delegate Council Seal Date 24 / 05 / 2005</p> <p>Re-certified under section 11(7) of the Subdivision Act 1988 Council Delegate Council Seal Date 24 / 05 / 2005</p>		<p>LTO use only</p> <p>Statement of Compliance/ Exemption Statement</p> <p>Received <input checked="" type="checkbox"/></p> <p>DATE 29 / 4 / 05</p>				
<p>Vesting of Roads or Reserves</p> <table border="1" style="width:100%; border-collapse: collapse;"> <tr> <th>Identifier</th> <th>Council/Body/Person</th> </tr> <tr> <td>Nil</td> <td>Nil</td> </tr> </table>		Identifier	Council/Body/Person	Nil	Nil	<p>LTO use only</p> <p>PLAN REGISTERED</p> <p>TIME 2:34 PM</p> <p>DATE 25 / 5 / 2005</p> <p>..... Assistant Registrar of Titles</p>		<p>Notations</p> <p>Depth Limitation: Nil</p>
Identifier	Council/Body/Person							
Nil	Nil							
<p>Easement Information</p> <p>Section 12(2) of the Subdivision Act 1988 applies to all land herein.</p>								
<p>Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)</p>								
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of				
E-1	Drainage	1.83	Inst. 2136926	C/T Vol. 4562 Fol. 337				
E-2	As provided for in Section 207C LGA 1989.	See Plan	Section 207C LGA 1989	Yarra Ranges Shire Council				
<p>NOBELIUS LAND SURVEYORS P.O. BOX 481 PAKENHAM 3810 Ph 03 5941 4112 Fax 03 5941 7359 rob@nobellius.com.au</p>		<p>ADVERTISED PLAN</p> <p>Sheet 1 of 1 sheets</p> <p>DATE 24 / 05 / 2005</p> <p>COUNCIL DELEGATE SIGNATURE</p> <p>Original sheet size A3</p>						
<p>SCALE</p> <p>20 0 40 80</p> <p>LENGTHS ARE IN METRES</p>		<p>SCALE 1:2000</p> <p>SHEET SIZE A3</p> <p>SIGNATURE</p> <p>DATE 19 / 05 / 05</p> <p>VERSION B</p>						

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