

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

VOLUME 03521 FOLIO 150

Security no : 124132270912X
Produced 18/02/2026 12:09 PM

ADVERTISED PLAN

CROWN GRANT

LAND DESCRIPTION

Crown Allotment 12 Section 3 Township of Strathfieldsaye Parish of Strathfieldsaye.

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor

THE TRUST COMPANY (AUSTRALIA) LTD of LEVEL 18 123 PITT STREET SYDNEY NSW
2000
AZ767800X 03/11/2025

ENCUMBRANCES, CAVEATS AND NOTICES

Any crown grant reservations exceptions conditions limitations and powers noted on the plan or imaged folio set out under DIAGRAM LOCATION below. For details of any other encumbrances see the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP364858M FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AZ731563M (E)	DISCHARGE OF MORTGAGE	Registered	24/10/2025
AZ731696R (E)	TRANSFER CONTROL OF ECT	Completed	24/10/2025
AZ767800X (E)	TRANSFER	Registered	03/11/2025

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

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

Street Address: 17-23 APSLEY STREET STRATHFIELDSAYE VIC 3551

ADMINISTRATIVE NOTICES

NIL

eCT Control 19573S TURKSLEGAL
Effective from 03/11/2025

DOCUMENT END

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Document Type	Plan
Document Identification	TP364858M
Number of Pages (excluding this cover sheet)	2
Document Assembled	18/02/2026 12:09

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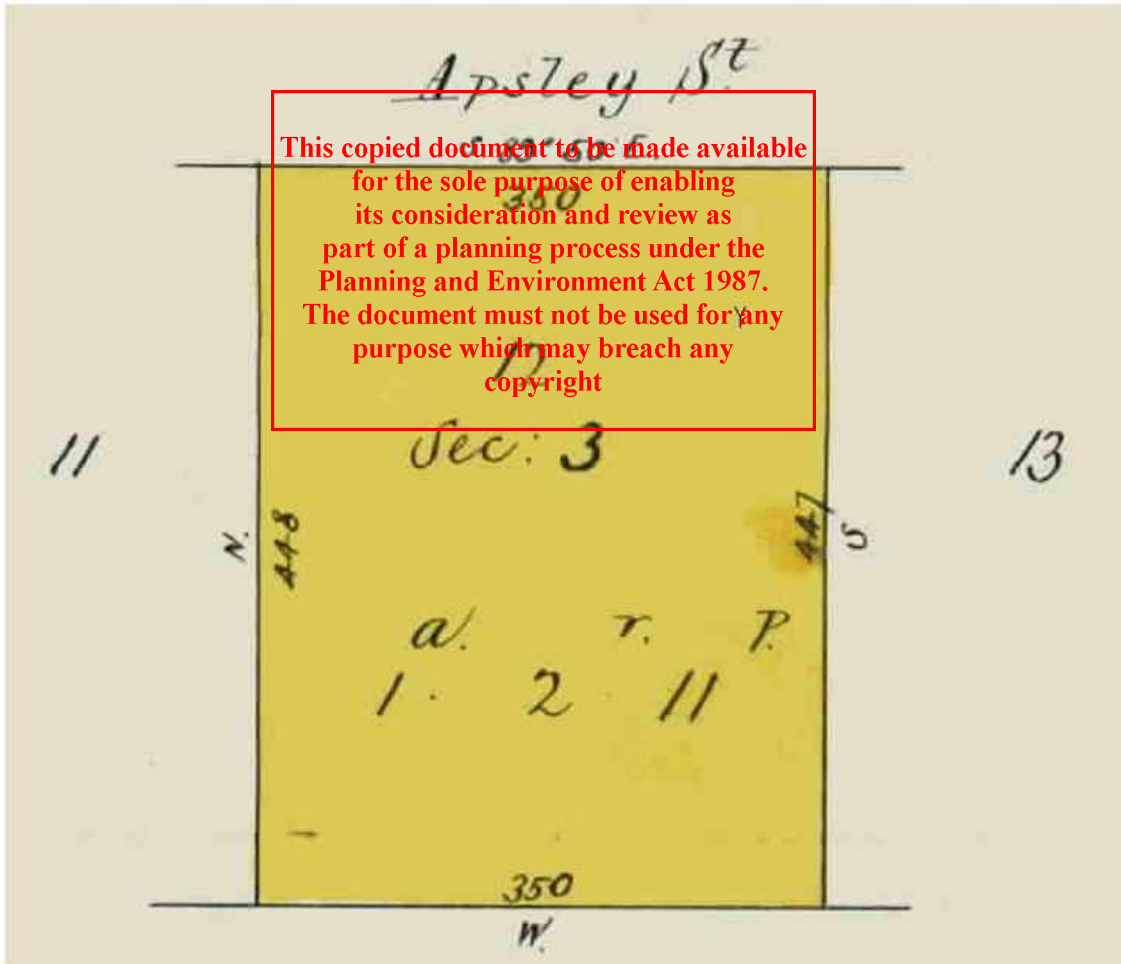
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TITLE PLAN		EDITION 1	TP 364858M
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<p>Location of Land</p> <p>Parish: STRATHFIELDSAYE Township: STRATHFIELDSAYE Section: 3 Crown Allotment: 12 Crown Portion:</p> <p>Last Plan Reference: Derived From: VOL 3521 FOL 150 Depth Limitation: 50 FEET</p>	<p style="text-align: center;">Notations</p> <p>SUBJECT TO THE RESERVATIONS EXCEPTIONS CONDITIONS AND POWERS CONTAINED IN CROWN GRANT VOL. 3521 FOL. 150 AND NOTED ON SHEET 2 OF THIS PLAN</p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
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Description of Land / Easement Information	<p>THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT</p> <p>COMPILED: 22/03/2000 VERIFIED: G.B.</p>
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COLOUR CODE
Y=YELLOW



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TITLE PLAN

TP 364858M

LAND DESCRIPTION INCLUDING RESERVATIONS EXCEPTIONS
 CONDITIONS AND POWERS SHOWN ON THE CROWN GRANT

containing *some acre two rods and seven perch that or less being allotment twelve of section three in the Town of Northfieldsaye Parish of Northfieldsaye County of Bendigo* All THAT PIECE OF LAND in the said State

delimited with the measurements and abutments thereof in the map drawn in the margin of these presents and therein coloured yellow PROVIDED nevertheless that the grantee shall be entitled to sink wells for water and to the use and enjoyment of any spring or springs of water upon or within the boundaries of the said land for any and for all purposes as though he held the land without limitation as to depth EXCEPTING nevertheless unto us our heirs and successors all gold and silver and auriferous and argentiferous earth and stone and all mines seams lodes and deposits containing gold silver copper tin antimony coal and other metals and minerals and mineral ores in upon and under and within the boundaries of the land hereby granted AND ALSO reserving to us our heirs and successors free liberty and authority for us our heirs and successors and our and their licensees agents and servants at any time or times hereafter to enter upon the said land and to search and mine therein for gold silver copper tin antimony coal and all other metals and minerals and mineral ores and to extract and remove therefrom any gold silver and any auriferous and argentiferous earth or stone copper tin antimony coal and other metals and minerals and mineral ores and to search for and work dispose of and carry away the gold silver copper tin antimony coal metals minerals and their ores and the mines metals and minerals in the land lying in upon and under the land hereby granted and for the purposes aforesaid to sink shafts make drives erect machinery and to carry on any works and do any other things which may be necessary or usual in mining and with all other incidents that are necessary to be used for the getting of the said gold silver copper tin antimony coal and other metals and minerals and mineral ores and the working of all mines seams lodes and deposits containing gold silver copper tin antimony coal and other metals and minerals and mineral ores in upon or under the land hereby granted

PROVIDED ALWAYS that the said land is and shall be subject to be resumed for mining purposes under Section 180 of the Land Act 1901 AND PROVIDED also that the said land is and shall be subject to the right of any person being the holder of a miner's right or of a licence to search for metals or minerals or of a mining or mineral lease to enter therein and to mine for gold silver copper tin antimony coal and other metals and minerals and mineral ores and to erect and to occupy mining plant or machinery thereon in the same manner and under the same conditions and provisions as those on which the holder of a miner's right or of a mining or mineral lease had at the date of these presents the right to mine for gold and silver in and upon Crown lands PROVIDED that compensation shall be paid to the said GRANTEE

his heirs executors administrators assigns and transferees by such person for surface damage to be done to such lands by reason of mining thereon such compensation to be determined as provided for the time being by law for the case of land resumed for mining purposes and the payment thereof to be a condition precedent to such right of entry.

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LENGTHS ARE IN LINKS

Metres = 0.3048 x Feet
 Metres = 0.201168 x Links

Sheet 2 of 2 sheets

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

VOLUME 12576 FOLIO 697

Security no : 124132280920U
Produced 18/02/2026 02:59 PM

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 830957B.
PARENT TITLE Volume 03521 Folio 149
Created by instrument PS830957B 10/10/2024

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
THE TRUST COMPANY (AUSTRALIA) LTD of LEVEL 18 123 PITT STREET SYDNEY NSW
2000
AZ767628H 03/11/2025

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 PS830957B FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AZ747463C (E)	DISCHARGE LAND TAX CHARGE	Registered	28/10/2025
AZ767627K (E)	DISCHARGE OF MORTGAGE	Registered	03/11/2025
AZ767628H (E)	TRANSFER	Registered	03/11/2025

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

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

Street Address: 19-23 APSLEY LANE STRATHFIELD SAYE VIC 3551

ADMINISTRATIVE NOTICES

NIL

eCT Control 19573S TURKSLEGAL
Effective from 03/11/2025

DOCUMENT END

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Document Type	Plan
Document Identification	PS830957B
Number of Pages (excluding this cover sheet)	2
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PLAN OF SUBDIVISION	EDITION 1	PS 830957B
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<p>LOCATION OF LAND</p> <p>PARISH: STRATHFIELDSAYE TOWNSHIP: STRATHFIELDSAYE SECTION: 3 CROWN ALLOTMENT: 11 CROWN PORTION: -</p> <p>TITLE REFERENCE: VOL. 3521 FOL. 149 LAST PLAN REFERENCE: TP 358277T</p> <p>POSTAL ADDRESS: 11-15 APSLEY STREET (at time of subdivision) STRATHFIELDSAYE, 3551</p> <p>MGA CO-ORDINATES: E: 264 165 ZONE: 55 (of approx centre of land N: 5 923 515 GDA 2020 in plan)</p>	<p>Council Name: Greater Bendigo City Council</p> <p>Council Reference Number: SC/775/2017/1/A Planning Permit Reference: AM/775/2017/A SPEAR Reference Number: S140150J</p> <p>Certification</p> <p>This plan is certified under section 11 (7) of the Subdivision Act 1988 Date of original certification under section 6: 07/11/2019</p> <p>Public Open Space</p> <p>A requirement for public open space under section 18 of the Subdivision Act 1988 has not been made</p> <p>Digitally signed by: Liz Commadeur for Greater Bendigo City Council on 15/01/2020</p> <p>Statement of Compliance issued: 22/08/2024</p>
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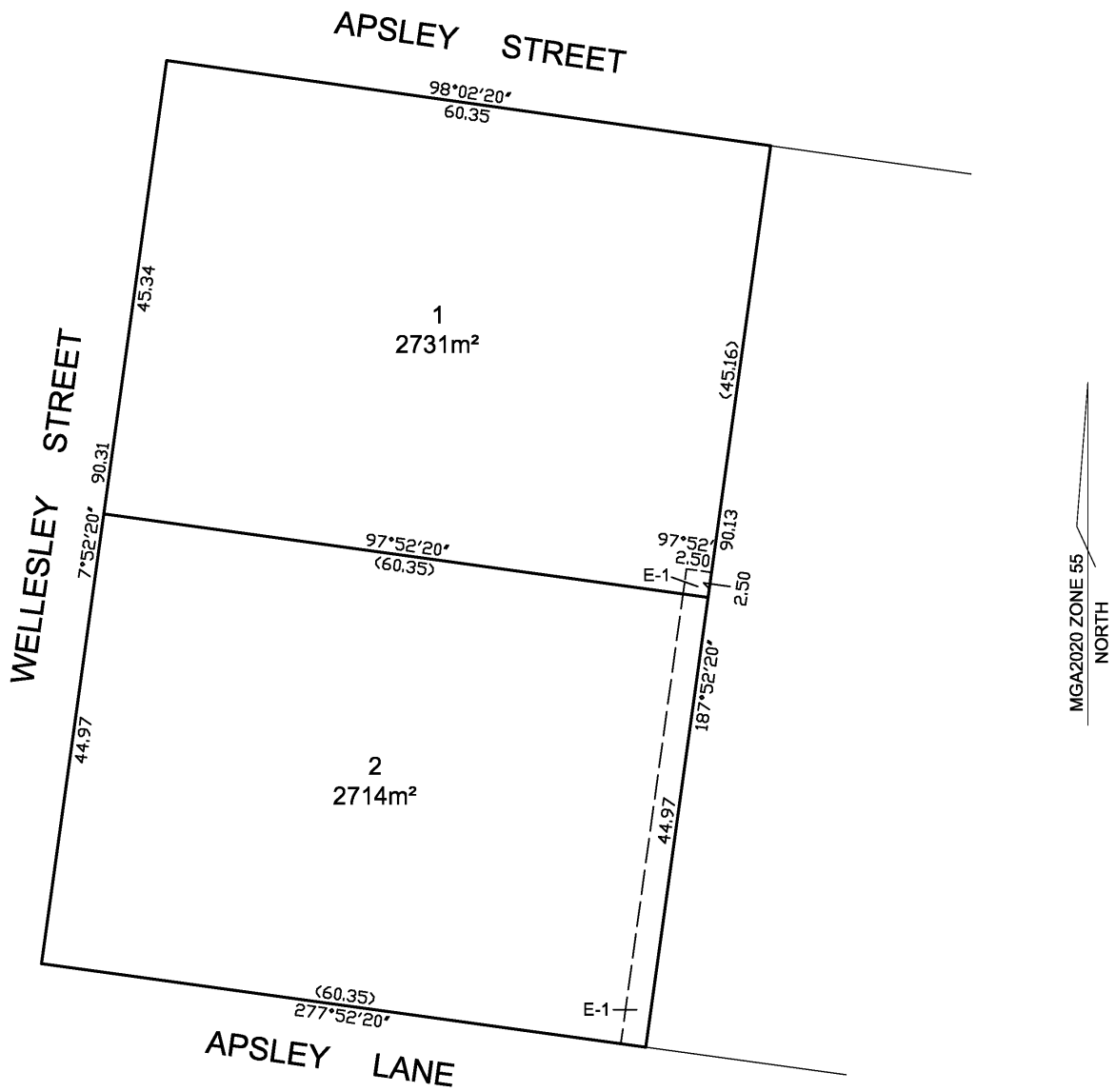
VESTING OF ROADS AND/OR RESERVES	NOTATIONS				
<table border="1" style="width:100%; border-collapse: collapse;"> <thead> <tr> <th style="width:20%;">IDENTIFIER</th> <th>COUNCIL/BODY/PERSON</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">NIL</td> <td style="text-align: center;">NIL</td> </tr> </tbody> </table>	IDENTIFIER	COUNCIL/BODY/PERSON	NIL	NIL	<div style="border: 2px solid red; padding: 10px; color: red; font-weight: bold;"> <p>This copied document to be made available for the sole purpose of enabling its consideration and review as part of a planning process under the Planning and Environment Act 1987. The document must not be used for any purpose which may breach any copyright</p> </div>
IDENTIFIER	COUNCIL/BODY/PERSON				
NIL	NIL				
NOTATIONS					
DEPTH LIMITATION: 15.24 metres					
<p>SURVEY: This plan is based on survey.</p> <p>STAGING: This is not a staged subdivision. Planning Permit No. AM/775/2017/A</p> <p>This survey has been connected to permanent marks No(s) 115 In Proclaimed Survey Area No. -</p>					

EASEMENT INFORMATION

LEGEND: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
E-1	Pipelines or Ancillary Purposes	2.50	This Plan Section 136 of the Water Act 1989	Coliban Region Water Corporation

PS 830957B



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SCALE 1:500

 LENGTHS ARE IN METRES
 Digitally signed by: Joshua Philip Cummins, Licensed Surveyor,
 Surveyor's Plan Version (1),
 13/01/2020, SPEAR Ref: S140150J

ORIGINAL SHEET SIZE: A3
 Digitally signed by:
 Greater Bendigo City Council,
 15/01/2020,
 SPEAR Ref: S140150J

SHEET 2

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

VOLUME 10512 FOLIO 278

Security no : 124132282263K
Produced 18/02/2026 03:17 PM

LAND DESCRIPTION

Lot 1 on Plan of Subdivision 434901P.
PARENT TITLE Volume 10370 Folio 834
Created by instrument PS434901P 28/04/2000

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
THE TRUST COMPANY (AUSTRALIA) LTD of LEVEL 18 123 PITT STREET SYDNEY NSW
2000
AZ767573G 03/11/2025

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 PS434901P FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AZ767572J (E)	DISCHARGE OF MORTGAGE	Registered	03/11/2025
AZ767573G (E)	TRANSFER	Registered	03/11/2025

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

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

Street Address: 39 BLUCHER STREET STRATHFIELD SAYE VIC 3551

ADMINISTRATIVE NOTICES

NIL

eCT Control 19573S TURKSLEGAL
Effective from 03/11/2025

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PLAN OF SUBDIVISION

STAGE NO.

LTO use only

Plan Number

EDITION 1

PS 434901P

Location of Land

Parish: STRATHFIELDSAYE
 Township: STRATHFIELDSAYE
 Section: 3
 Crown Allotments: 13 & 13^A
 Crown Portion: _____
 LTO Base Record: PARISH PLAN
 Title References: VOLUME 10370 FOLIO 834
 Last Plan Reference: PC 361399M
 Postal Address: APSLEY STREET
 (at time of subdivision) STRATHFIELDSAYE, VIC, 3551
 AMG Co-ordinates: E 264 200 Zone: 55
 (of approx. centre of land N 5923 300
 in plan)

Council Certification and Endorsement

Council Name: CITY OF GREATER BENDIGO Ref. S 2647-19
 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 issued under section 21 of the Subdivision Act 1988.
OPEN SPACE
 (i) A requirement for public open space under section 18 of the Subdivision Act 1988 ~~has~~/has not been made.
 (ii) ~~The requirement has been satisfied.~~
 (iii) ~~The requirement is to be satisfied in Stage.....~~
 Council Delegate
~~Council Seal~~
 Date 3 / 12 / 99
~~Re-certified under section 11(7) of the Subdivision Act 1988~~
~~Council Delegate~~
~~Council Seal~~
~~Date~~

Vesting of Roads and/or Reserves

Identifier	Council/Body/Person
ROAD R1	CITY OF GREATER BENDIGO

Notations

Staging This ~~is~~/is not a staged subdivision
 Planning Permit No. _____
 Depth Limitation
 15.24 METRES BELOW THE SURFACE APPLIES TO CROWN ALLOTMENT 13 ONLY.
 15 METRES BELOW THE SURFACE APPLIES TO CROWN ALLOTMENT 13^A ONLY.
 LAND BEING SUBDIVIDED IS ENCLOSED WITHIN THICK CONTINUOUS LINES.

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Survey This plan ~~is~~/is not based on survey
 This survey has been connected to permanent marks no(s) 115, 116
 In Proclaimed Survey Area No. _____

Easement Information

Legend: A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement(Road)

Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of
R1	WAY, DRAINAGE, SEWERAGE, SUPPLY OF WATER, TELEPHONE GAS AND ELECTRICITY	SEE DIAGRAM	THIS PLAN	LAND IN THIS PLAN

LTO use only

Statement of Compliance/
 Exemption Statement

Received

Date 10 / 4 / 2000

LTO use only

PLAN REGISTERED

TIME 11:30 AM

DATE 28 / 4 / 2000

J.P. Bull
 Assistant Registrar of Titles

Sheet 1 of 2 sheets

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 A.C.N. 088 433 087
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 61 BULL STREET BENDIGO PH(03) 5443 3188 FAX(03) 5443 3703
 256 BARKER STREET CASTLEMAINE PH(03) 5472 1024

LICENSED SURVEYOR (PRINT) KEVIN NOEL THIELE

SIGNATURE DATE 30 / 11 / 09

REF 96289A VERSION 01

DATE 3 / 12 / 09

COUNCIL DELEGATE SIGNATURE

Original sheet size A3

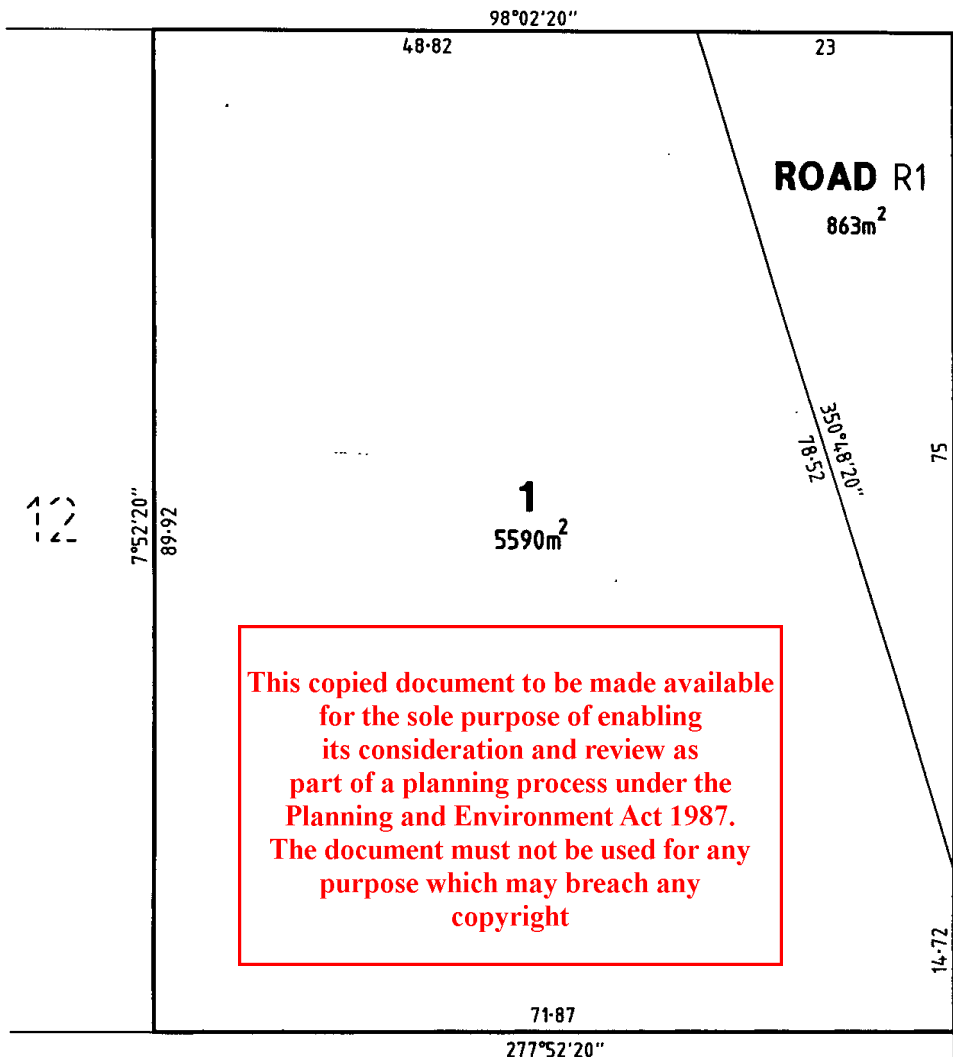
PLAN OF SUBDIVISION

STAGE NO.

Plan Number
PS 434901P



APSLEY STREET



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61 BULL STREET BENDIGO PH(03) 5443 3188 FAX(03) 5443 3703

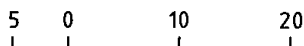
256 BARKER STREET CASTLEMAINE PH(03) 5472 1024

ORIGINAL

SCALE

SCALE
1:500

SHEET
SIZE
A3



LENGTHS ARE IN METRES

LICENSED SURVEYOR (PRINT) KEVIN NOEL THIELE

SIGNATURE DATE / /

REF 96289A VERSION 01

Sheet 2 of 2 sheets

DATE / /
COUNCIL DELEGATE SIGNATURE

Original sheet size A3