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

VOLUME 07294 FOLIO 680
No CofT exists

Security no : 124119297715Y
Produced 24/10/2024 02:08 PM

***** FOLIO IS CANCELLED *****

CROWN GRANT

LAND DESCRIPTION

Lots 1 and 2 on Title Plan 758484H (formerly known as part of Crown Allotment 17A, part of FORMER GOVERNMENT ROAD, Parish of Waratah)

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor

GRAEME WILLIAM BOX of BARANA PLAINS WALKERVILLE RD LOWER TARWIN 3956
X586801Y 09/07/2001

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ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE X586802V 09/07/2001
NATIONAL AUSTRALIA BANK LTD

CAVEAT AF868933N 27/05/2008

Caveator
BALD HILLS WIND FARM PTY LTD
Capacity SEE CAVEAT
Lodged by
FREEHILLS
Notices to
BALD HILLS WIND FARM PTY LTD of LEVEL 2 765 GLENFERRIE ROAD HAWTHORN VIC 3122
AMENDMENT OF ADDRESS ON CAVEAT AF892217E 06/06/2008

ADVERTISED PLAN

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.

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.

AGREEMENT Section 173 Planning and Environment Act 1987
AG759707X 17/09/2009

DIAGRAM LOCATION

SEE TP758484H FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

THIS FOLIO HAS BEEN CANCELLED

SEE FOLIOS:

| | | |
|-----------|------|--|
| 11160/825 | LIVE | Lot 1 on Plan of Subdivision 531089T |
| 11160/826 | LIVE | Lot 2 on Plan of Subdivision 531089T |
| 11160/827 | LIVE | Lot 3 on Plan of Subdivision 531089T |
| 11160/828 | LIVE | Lot 4 on Plan of Subdivision 531089T |
| 11160/829 | LIVE | Common Property 1 on Plan of Subdivision 531089T |
| 8943/275 | LIVE | Lot 1 on Title Plan 529539N |

DOCUMENT END

ADVERTISED PLAN

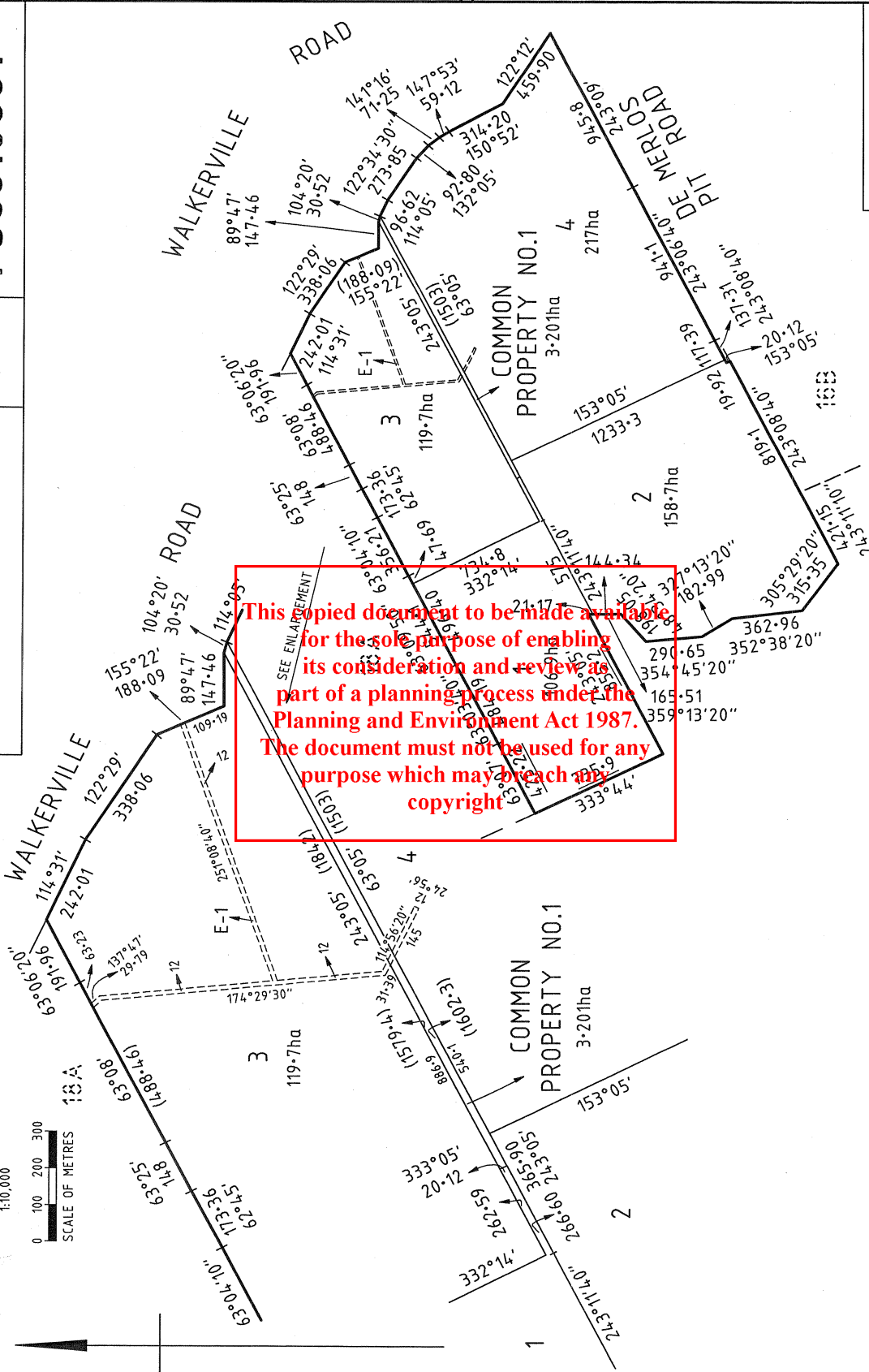
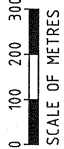
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Plan Number
PS531089T

Stage No.
—

PLAN OF SUBDIVISION

SCALE OF ENLARGEMENT
1:10,000



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ADVERTISED PLAN

Sheet 2

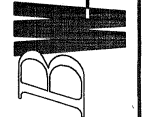
DATE **02/09/07**
COUNCIL DELEGATE SIGNATURE

LICENSED SURVEYOR **PETER ALAN TOOLE**
SIGNATURE
DATE **9/05/2005**
REF. **9340** VERSION **2**

ORIGINAL SCALE SHEET SIZE
1:20,000 A3

SCALE LENGTHS ARE IN METRES
0 200 400 600 800

BEVERIDGE WILLIAMS & CO PTY LTD.
ACN 006 197 235 ABN 44 622 023 694
SURVEYORS ENGINEERS PLANNERS
ENVIRONMENTAL CONSULTANTS
PO BOX 2205 CAULFIELD JUNCTION 3161 95284444
PO BOX 1465 BALLARAT MAIL CENTRE 3354 53313877
PO BOX 161 LEONGATHA 3953 56622630
PO BOX 125 MONTHAGGI 3995 56721505
PO BOX 1916 TRARALGON 3844 51760374



| TITLE PLAN | | EDITION 1 | TP 529539N | | | | | | |
|--|---|--|-------------------|-----------------------------|--|---|--|------------------------|--|
| Location of Land Parish: WARATAH Township: Section: Crown Allotment: 17A (PT) Crown Portion: Last Plan Reference: Derived From: VOL 8943 FOL 275 Depth Limitation: 50 FEET | | Notations ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN | | | | | | | |
| Description of Land / Easement Information | | THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT COMPILED: 11-07-2000 VERIFIED: PC | | | | | | | |
| <div style="border: 2px solid red; padding: 5px; margin: 10px auto; width: 60%; color: red; text-align: center;"> 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 </div> | | | | | | | | | |
| <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <th colspan="2" style="text-align: center;">TABLE OF PARCEL IDENTIFIERS</th> </tr> <tr> <td colspan="2" style="font-size: small;">WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962</td> </tr> <tr> <td colspan="2" style="font-size: small;">PARCEL 1 = CA 17A (PT)</td> </tr> </table> | | | | TABLE OF PARCEL IDENTIFIERS | | WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962 | | PARCEL 1 = CA 17A (PT) | |
| TABLE OF PARCEL IDENTIFIERS | | | | | | | | | |
| WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962 | | | | | | | | | |
| PARCEL 1 = CA 17A (PT) | | | | | | | | | |
| LENGTHS ARE IN LINKS | Metres = 0.3048 x Feet Metres = 0.201168 x Links | Sheet 1 of 1 sheets | | | | | | | |

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APPLICATION BY A RESPONSIBLE AUTHORITY FOR THE MAKING
OF A RECORDING OF AN AGREEMENT

PLANNING & ENVIRONMENT ACT 1987

AG759707X



Lodged at the Office of Titles by:

Name: Garland Hawthorn Brahe
Phone: 9629 5551
Address: Level 20, 31 Queen Street, Melbourne
Ref: EEM:BC 040587
Customer Code: 841Y

Privacy Collection Statement

The information under this form is collected under statutory authority and is used for the purpose of maintaining publicly searchable registers and indexes in the Victorian Land Registry.

The Authority having made an agreement referred to in section 181(1) of the Planning and Environment Act 1987 requires a recording to be made in the Register for the land.

Land: Certificates of Title Volume 9484 Folio 440, Volume 4517 Folio 256 and Volume 7294 Folio 680

Authority: South Gippsland Shire Council of 9 Smith Street, Leongatha, Victoria, 3953

Section and Act under which agreement made:
Section 173 Planning and Environment Act 1987

A copy of the Agreement is attached to this Application.

Signature for the Authority: 

Name of Officer: *TANYA COOPER*
[Full name]

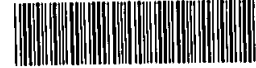
Date: *15 September 2009*

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AG759707X

17/09/2009 \$102.90 173



PLANNING AND ENVIRONMENT ACT 1987

SECTION 173 AGREEMENT

Between

SOUTH GIPPSLAND SHIRE COUNCIL

and

GRAEME WILLIAM BOX

in relation to

Land at

1250 WALKERVILLE ROAD, TARWIN LOWER, VICTORIA

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THIS AGREEMENT is made the 28 day of AUGUST 2009

PARTIES

1. **SOUTH GIPPSLAND SHIRE COUNCIL** of 9 Smith Street, Leongatha, Victoria ("Council").
2. **GRAEME WILLIAM BOX** of 1250 Walkerville Road, Tarwin Lower, Victoria ("Owner")

RECITALS

- A. The Owner is the registered proprietor of the Land.
- B. Council is the Responsible Authority for the administration and enforcement of the Scheme pursuant to the Act.
- C. Section 173 of the Act permits a Responsible Authority in its own behalf or jointly with any other person or bodies to enter into an agreement under seal not inconsistent with the Act or the Planning Scheme and which regulates the use or the development of the land or the doing of acts on the land;
- D. The Council has granted the Owner the Planning Permit which Permit allowed certain development on or with the land, but the conditions of which Permit require the Owner to enter into this Agreement pursuant to Section 173 of the Act and that the agreement be registered against title to the owner's land pursuant to Section 181 of the Act; and
- E. The parties enter into this Agreement to facilitate the requirements referred to in Paragraph D above.

THE PARTIES AGREE

1. DEFINITIONS AND INTERPRETATION

Definitions

In this Agreement unless expressed or implied to the contrary:

"Act" means the Planning and Environment Act 1987;

"Agreement" means this agreement and any agreement executed by the parties expressed to be supplemental to this agreement;

"Approved" means approved by the Council;

"Council" means the council for the municipal district of the South Gippsland Shire Council;

"Land" means the whole of the lands described in Certificates of Title Volume 9484 Folio 440, Volume 4517 Folio 256 & Volume 7294 Folio 680;

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"Owner" means the person or persons from time to time registered or entitled to be registered by the Registrar of Titles as proprietor or proprietors of an estate in fee simple in the Land or any part of it and includes a Mortgagee in possession;

"Permit" means Planning Permit Number 2000/34 issued to the Owner by the Council;

"Responsible Authority" means Council;

"Scheme" means the South Gippsland Planning Scheme;

"Tribunal" means the Victorian Civil and Administrative Tribunal.

AG759707X



2. OWNER'S COVENANTS

2.1 The Agreement

The Owner, pursuant to the permit and all applicable laws covenants with the Council as follows:-

Prior to the settlement of any sale of a part of the subject land that would separate the ownership of Lot 1 or Lot 2 from other land that has access to a constructed road, a new road must be constructed within the common property to the satisfaction of the Responsible Authority;

Any new road constructed in the common property to provide access to Lot 1 or Lot 2 must be at least to the following standard and adhere to the following requirements except as otherwise expressly agreed in writing:-

- the owner must notify Council's engineering office immediately prior to commencing work on the construction of the road.
- the owner shall provide a full set of engineering drawings to the satisfaction of South Gippsland Shire Council for the construction of the new road, which meets the following criteria:
 - Formation width of 7.5 metres.
 - Pavement width of 3.5 metres.
 - Shoulders of 2.0 metres each side of the pavement.
 - Consolidated pavement depth of 200 mm of approved gravel or crushed rock on a suitably prepared sub-grade.
 - Tee or Y-head provision for turning vehicles.
 - Culverts and table drains as required.
 - The minimum width of the trafficable road must be 4 metres.

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- There must be no obstructions within one metre of the edge of the formed width of roads at any time, and there must be four metres of height clearance above all roads.
- The road must be provided with a turning area for fire fighting vehicles by either:
 - A turning circle with a minimum radius of 10 metres: or
 - A Tee head with a minimum formed road surface of each leg being of eight (8) metres in length measured from the centre point of the head and a minimum road width of four (4) metres.
- The amount and location of parking facilities should not impede access of emergency vehicles. Off-street parking is therefore encouraged where possible.
- Road structures should have a minimum road limit of 15 tonnes.
- The average grade should be no greater than 1 in 7 (14.4%), however, a maximum of 1 in 5 (20%) may be allowed for a maximum of 50 metres.
- Dips should have no more than a 1 in 8 entry and exit angle.
- Curves should have a minimum inner radius of ten metres.

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2.2 Notice

The Owner covenants to bring this Agreement to the attention of all prospective purchasers, mortgagees, transferees and assigns of the Land.

2.3 Compliance

The Owner covenants to:

- (a) comply with the requirements of all statutory authorities in relation to the development of the Land;
- (b) comply with all statutes, regulations, local laws and planning controls in relation to the Land; and
- (c) take all necessary steps to comply with the obligations of each clause in this Agreement;

2.4 Mortgagee to be Bound

The Owner covenants to obtain the consent of any mortgagee to be bound by the covenants in this Agreement if the mortgagee becomes mortgagee in possession of the Land.

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17/09/2009 \$102.90 173



ADVERTISED PLAN

2.5 Council's Costs to be Paid

The Owner covenants to pay immediately on demand to the Council the Council's reasonable costs and expenses (including legal expenses) incidental to the drawing and engrossment, registration, enforcement and release, when applicable, of this Agreement which (until paid) are and remain a charge on the Land.

2.6 Indemnity

The Owner covenants to indemnify and keep indemnified the Council, its officers, employees, agents, workmen and contractors from and against all costs, expenses, losses or damages which they or any of them may sustain incur or suffer or be or become liable for or in respect of any suit action proceeding judgment or claim brought by any person arising from or referable to this Agreement or any non-compliance with this Agreement.

2.7 Council Access

The Owner covenants to allow the Council and its officers, employees, contractors or agents or any of them, to enter the Land (at any reasonable time) to assess compliance with this Agreement.

2.8 Registration of Agreement

The Owner agrees to do all things necessary to register this Agreement with the Registrar of Titles in accordance with Section 181 of the Act including the signing of any further agreement, acknowledgment or other document and to do so at the Owner's own expense and to provide all required proofs to the Council of the due registration thereof.

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3. EFFECT OF AGREEMENT

3.1 Agreement under Section 173 of the Act

The Council and the Owner agree that without limiting or restricting their respective powers to enter into this Agreement that this Agreement is made pursuant to Section 173 of the Act.

3.2 Agreement runs with the Land

This Agreement will come into force and effect as from the date of this Agreement and the benefit and burden of this Agreement will run with and be annexed to the Land and bind the Owner, its successors in title, assignees and transferees and the registered proprietor for the time being of the Land.

3.3 Planning Objectives

The parties acknowledge that the provisions of this Agreement are intended to achieve or advance the objectives of planning in Victoria and the objectives of the Scheme.

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17/09/2009 \$102.90 173



ADVERTISED PLAN

4. OWNER'S WARRANTIES

Without limiting the operation or effect which this Agreement has, the Owner warrants that apart from the Owner and any other person who has consented in writing to this Agreement, no other person has any interest, either legal or equitable, in the Land which may be affected by this Agreement.

5. SUCCESSORS IN TITLE

Without limiting the operation or effect which this Agreement has, the Owner must ensure that, until such time as this Agreement is registered on the title to the Land, successors in title shall be required to:

- (a) give effect to and do all acts and sign all documents which will require those successors to give effect to this Agreement; and
- (b) execute a deed agreeing to be bound by the terms of this Agreement.

6. NOTICES

Any notice or other communication required or permitted to be served on any other party must be in writing and may be served or given by:

- (a) delivering it personally or sending it by pre-paid post to that party at its address as set out in this Agreement or such other address as that party may nominate in writing from time to time; or
- (b) sending it by facsimile to that party provided that a communication sent by facsimile shall be confirmed immediately in writing by the sending party by hand delivery or prepaid post;

This copied document to be made available to such other address as that party may nominate in writing from time to time; or as 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.

and the notice of communication will be deemed to have been served or given:

- (c) if delivered personally, on the date of delivery;
- (d) if sent by facsimile, on the date on which the sending party's facsimile machine records that the facsimile has been despatched; and
- (e) if sent by facsimile, on the next following business day unless the receiving party has requested retransmission before the end of that business day.

7. FURTHER ASSURANCE

Each of the parties to this Agreement will sign and execute all further documents and deeds and do all acts and things as will reasonably be required to effect the terms and conditions contained in this Agreement.

8. NO WAIVER

Any time or other indulgence granted by either party to this Agreement to the other party or any variation of the terms and conditions of this Agreement or any judgment or order obtained by either party against the other party will not in any way amount to a waiver of any of the rights or remedies of that party in relation to the terms of this Agreement.

AG759707X

17/09/2009 \$102.90 173



9. SEVERABILITY

If a court, arbitrator, tribunal or other competent authority determines that a word, phrase, sentence, paragraph or clause of this Agreement is unenforceable, illegal or void then it will be severed and the other provisions of this Agreement will remain operative.

10. GOVERNING LAW

This Agreement is governed by and will be construed in accordance with the laws from time to time in force in the State of Victoria.

11. DISPUTES

11.1 In the event of any dispute between the parties concerning the interpretation or implementation of this Agreement, such dispute shall be referred to the Tribunal for resolution to the extent permitted by the Act. In the event of a dispute concerning any matter which is not referable to the Tribunal pursuant to the act, such disputes shall be and is hereby referred for arbitration by an Arbitrator agreed upon in writing by the parties or, in the absence of such agreement the Chairman of the Victorian Chapter of the Institute of Arbitrators, Australia or his nominee, for arbitration.

11.2 Where provision is made in this Agreement that any matter be done to the satisfaction of the Council or any of its officers and a dispute arises in relation to such provision, the dispute shall be referred to the Tribunal in accordance with the Act.

11.3 The parties shall be entitled to legal representation for the purposes of any arbitration or referred to in clauses 11.1 and 11.2 and, unless the Arbitrator, Chairman, nominee or the Tribunal shall otherwise direct, each party must bear its own costs.

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12. NO FETTERING OF RESPONSIBLE AUTHORITY'S POWERS

It is acknowledged and agreed that this Agreement does not fetter or restrict the power or discretion of the Council to make any decision or impose any requirements or conditions in connection with the granting of any planning approval or certification or any plans of subdivision applicable to the Land or relating to any use or development of the Land.

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PLAN**

AG759707X

17/09/2009 \$102.90 173



EXECUTED AS A DEED PURSUANT TO SECTION 174(1) OF THE ACT

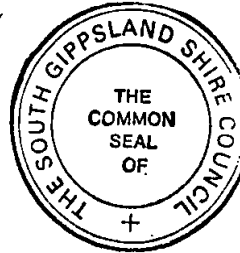
Acting

SIGNED SEALED AND DELIVERED by the
Chief Executive Officer of South Gippsland
Shire Council in accordance with the
resolution of the Council made the

~~04 day of August 2004.~~

1st July 2009

)
)
)
)
)



[Handwritten signature]

SIGNED SEALED AND DELIVERED by
GRAEME WILLIAM BOX

in the presence of :

)
)

[Handwritten signature: Graeme Box]

[Handwritten signature]

..... Witness

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17/09/2009 \$102.90 173



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The Victorian Government acknowledges the Traditional Owners of Victoria and pays respects to their ongoing connection to their Country, History and Culture. The Victorian Government extends this respect to their Elders, past, present and emerging.

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

VOLUME 08943 FOLIO 275

Security no : 124119298247V

Produced 24/10/2024 02:15 PM

LAND DESCRIPTION

Lot 1 on Title Plan 529539N.
PARENT TITLE Volume 07294 Folio 680
Created by instrument E489685 10/08/1972

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
SOUTH GIPPSLAND SHIRE COUNCIL of 9 SMITH STREET LEONGATHA VIC 3953
AN017805C 15/08/2016

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 TP529539N 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)

ADMINISTRATIVE NOTICES

NIL

eCT Control 09887Y SOUTH GIPPSLAND SHIRE COUNCIL
Effective from 16/08/2016

DOCUMENT END

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

VOLUME 11160 FOLIO 825

Security no : 124119297932N

Produced 24/10/2024 02:11 PM

LAND DESCRIPTION

Lot 1 on Plan of Subdivision 531089T.

PARENT TITLES :

Volume 04517 Folio 256

Volume 07294 Folio 680

Volume 09484 Folio 440

Created by instrument PS531089T 30/09/2009

REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

ANNE LAVINIA LENNINGTON BOX of "BARANA PLAINS" WALKERVILLE ROAD TARWIN LOWER

VIC 3956

AM421668P 19/12/2015

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AW796950P 05/05/2023

Caveator

BALD HILLS WIND FARM PTY LTD ACN: 117264712

Grounds of Claim

SUB-LEASE WITH THE FOLLOWING PARTIES AND DATE.

Parties

THE REGISTERED PROPRIETOR(S), AGRIGENTO PTY LTD ACN: 163638506

Date

28/04/2023

Estate or Interest

LEASEHOLD ESTATE

Prohibition

UNLESS I/WE CONSENT IN WRITING

Lodged by

ALLENS

Notices to

MICHAEL RYAN of LEVEL 37 101 COLLINS STREET MELBOURNE VIC 3000

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.

AGREEMENT Section 173 Planning and Environment Act 1987

AG759707X 17/09/2009

DIAGRAM LOCATION

SEE PS531089T 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)

OWNERS CORPORATIONS

The land in this folio is affected by

OWNERS CORPORATION 1 PLAN NO. PS531089T

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

VOLUME 11160 FOLIO 826

Security no : 124119298245X

Produced 24/10/2024 02:15 PM

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 531089T.

PARENT TITLES :

Volume 04517 Folio 256

Volume 07294 Folio 680

Volume 09484 Folio 440

Created by instrument PS531089T 30/09/2009

REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

ANNE LAVINIA LENNINGTON BOX of "BARANA PLAINS" WALKERVILLE ROAD TARWIN LOWER

VIC 3956

AM421668P 19/12/2015

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AW796950P 05/05/2023

Caveator

BALD HILLS WIND FARM PTY LTD ACN: 117264712

Grounds of Claim

SUB-LEASE WITH THE FOLLOWING PARTIES AND DATE.

Parties

THE REGISTERED PROPRIETOR(S), AGRIGENTO PTY LTD ACN: 163638506

Date

28/04/2023

Estate or Interest

LEASEHOLD ESTATE

Prohibition

UNLESS I/WE CONSENT IN WRITING

Lodged by

ALLENS

Notices to

MICHAEL RYAN of LEVEL 37 101 COLLINS STREET MELBOURNE VIC 3000

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.

AGREEMENT Section 173 Planning and Environment Act 1987

AG759707X 17/09/2009

DIAGRAM LOCATION

SEE PS531089T 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)

OWNERS CORPORATIONS

The land in this folio is affected by

OWNERS CORPORATION 1 PLAN NO. PS531089T

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The Victorian Government acknowledges the Traditional Owners of Victoria and pays respects to their ongoing connection to their Country, History and Culture. The Victorian Government extends this respect to their Elders, past, present and emerging.

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

VOLUME 11160 FOLIO 827

Security no : 124119298219C

Produced 24/10/2024 02:14 PM

LAND DESCRIPTION

Lot 3 on Plan of Subdivision 531089T.

PARENT TITLES :

Volume 04517 Folio 256

Volume 07294 Folio 680

Volume 09484 Folio 440

Created by instrument PS531089T 30/09/2009

REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

ANNE LAVINIA LENNINGTON BOX of "BARANA PLAINS" WALKERVILLE ROAD TARWIN LOWER

VIC 3956

AM421668P 19/12/2015

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AW796950P 05/05/2023

Caveator

BALD HILLS WIND FARM PTY LTD ACN: 117264712

Grounds of Claim

SUB-LEASE WITH THE FOLLOWING PARTIES AND DATE.

Parties

THE REGISTERED PROPRIETOR(S), AGRIGENTO PTY LTD ACN: 163638506

Date

28/04/2023

Estate or Interest

LEASEHOLD ESTATE

Prohibition

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Notices to

MICHAEL RYAN of LEVEL 37 101 COLLINS STREET MELBOURNE VIC 3000

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.

AGREEMENT Section 173 Planning and Environment Act 1987

AG759707X 17/09/2009

DIAGRAM LOCATION

SEE PS531089T 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)

OWNERS CORPORATIONS

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OWNERS CORPORATION 1 PLAN NO. PS531089T

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

VOLUME 11160 FOLIO 828

Security no : 124119298235J
Produced 24/10/2024 02:15 PM

LAND DESCRIPTION

Lot 4 on Plan of Subdivision 531089T.

PARENT TITLES :

Volume 04517 Folio 256 Volume 07294 Folio 680 Volume 09484 Folio 440
Created by instrument PS531089T 30/09/2009

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor

ANNE LAVINIA LENNINGTON BOX of "BARANA PLAINS" WALKERVILLE ROAD TARWIN LOWER
VIC 3956
AM421668P 19/12/2015

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AW796950P 05/05/2023

Caveator
BALD HILLS WIND FARM PTY LTD ACN: 117264712
Grounds of Claim
SUB-LEASE WITH THE FOLLOWING PARTIES AND DATE.
Parties
THE REGISTERED PROPRIETOR(S), AGRIGENTO PTY LTD ACN: 163638506
Date
28/04/2023
Estate or Interest
LEASEHOLD ESTATE
Prohibition
UNLESS I/WE CONSENT IN WRITING
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Notices to
MICHAEL RYAN of LEVEL 37 101 COLLINS STREET MELBOURNE VIC 3000

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.

AGREEMENT Section 173 Planning and Environment Act 1987
AG759707X 17/09/2009

DIAGRAM LOCATION

SEE PS531089T 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)

OWNERS CORPORATIONS

The land in this folio is affected by
OWNERS CORPORATION 1 PLAN NO. PS531089T

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

VOLUME 11160 FOLIO 829
No CofT exists

Security no : 124119298231N
Produced 24/10/2024 02:14 PM

LAND DESCRIPTION

Common Property 1 on Plan of Subdivision 531089T.
PARENT TITLES :
Volume 04517 Folio 256 Volume 07294 Folio 680 Volume 09484 Folio 440
Created by instrument PS531089T 30/09/2009

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
OWNERS CORPORATION 1 PLAN NO. PS531089T of 1250 WALKERVILLE ROAD TARWIN
LOWER VIC 3956
PS531089T 30/09/2009

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances affecting Common Property that are derived from an encumbrance shown on titles to lots affected by the Owners Corporation.

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 PS531089T 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: 1200 WALKERVILLE ROAD TARWIN LOWER VIC 3956

OWNERS CORPORATIONS

The land in this folio is affected by
OWNERS CORPORATION 1 PLAN NO. PS531089T

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