

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

Page 1 of 1

VOLUME 09112 FOLIO 914

Security no : 124112746394A  
Produced 19/02/2024 10:29 AM

### LAND DESCRIPTION

Lot 1 on Title Plan 183275V.  
PARENT TITLE Volume 06126 Folio 120  
Created by instrument F860758 19/09/1975

### REGISTERED PROPRIETOR

Estate Fee Simple  
Sole Proprietor  
SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101294E 27/09/2022

### ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AW101295C 27/09/2022  
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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 TP183275V 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 16667Y GADENS LAWYERS  
Effective from 27/09/2022

DOCUMENT END



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Document Type	<b>Plan</b>
Document Identification	<b>TP183275V</b>
Number of Pages (excluding this cover sheet)	<b>2</b>
Document Assembled	<b>19/02/2024 10:29</b>

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TITLE PLAN	EDITION 2	TP 183275V
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<p><b>Location of Land</b></p> <p>Parish: FRANKSTON          Township: FRANKSTON          Section:          Crown Allotment:          Crown Portion:</p> <p>Last Plan Reference: LP399          Derived From: VOL 9112 FOL 914          Depth Limitation: NIL</p>	<p><b>Notations</b></p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
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<p><b>Description of Land / Easement Information</b></p>	<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: 13/10/1999          VERIFIED: BC</p>
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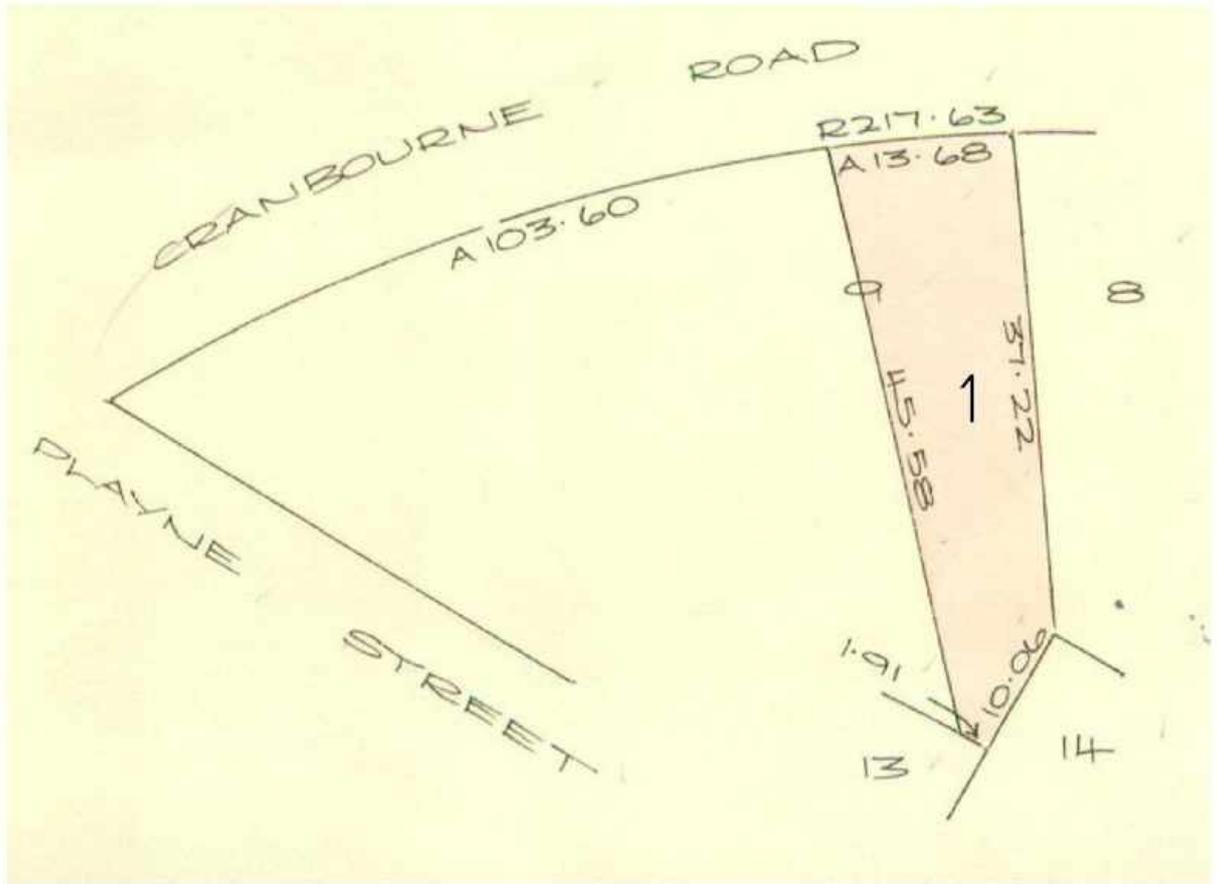


TABLE OF PARCEL IDENTIFIERS
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
PARCEL 1 = LOT 9 PORTION 12 (PT) ON LP 399



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

Page 1 of 1

VOLUME 07605 FOLIO 050

Security no : 124112746569K  
Produced 19/02/2024 10:32 AM

### LAND DESCRIPTION

Lot 1 on Title Plan 609698W.  
PARENT TITLE Volume 06126 Folio 121  
Created by instrument 2290915 28/03/1950

### REGISTERED PROPRIETOR

Estate Fee Simple  
Sole Proprietor  
SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101294E 27/09/2022

### ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AW101295C 27/09/2022  
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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 TP609698W 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 16667Y GADENS LAWYERS  
Effective from 27/09/2022

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Document Assembled	<b>19/02/2024 10:32</b>

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TITLE PLAN	EDITION 2	TP 609698W
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<p><b>Location of Land</b></p> <p>Parish: FRANKSTON          Township: FRANKSTON          Section: C          Crown Allotment: 12 (PT)          Crown Portion:</p> <p>Last Plan Reference: LP 399          Derived From: VOL 7605 FOL 050          Depth Limitation: NIL</p>	<p><b>Notations</b></p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
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<p><b>Description of Land / Easement Information</b></p>	<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: 23-08-2000          VERIFIED: A.D.</p>
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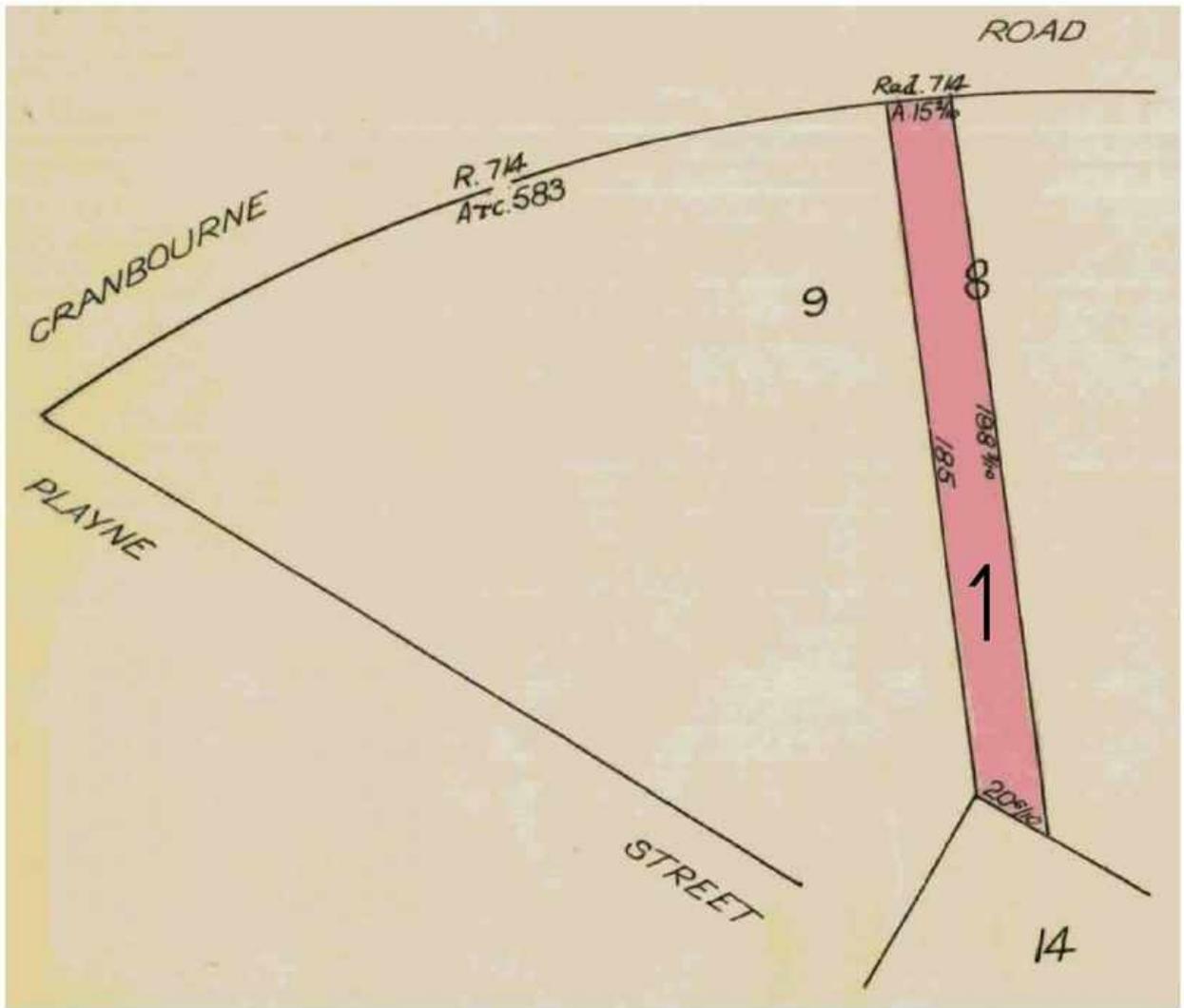


TABLE OF PARCEL IDENTIFIERS
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
PARCEL 1 = LOT 8 PORTION 12 (PT) ON LP399



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

Page 1 of 1

VOLUME 08412 FOLIO 644

Security no : 124112751363Y  
Produced 19/02/2024 11:53 AM

### LAND DESCRIPTION

Lot 1 on Title Plan 573994M.  
PARENT TITLE Volume 06126 Folio 121  
Created by instrument B536906 01/11/1962

### REGISTERED PROPRIETOR

Estate Fee Simple  
Sole Proprietor  
SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101294E 27/09/2022

### ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AW101295C 27/09/2022  
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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### DIAGRAM LOCATION

SEE TP573994M 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: 11 CRANBOURNE ROAD FRANKSTON VIC 3199

### ADMINISTRATIVE NOTICES

NIL

eCT Control 16667Y GADENS LAWYERS  
Effective from 27/09/2022

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<b>TITLE PLAN</b>		<b>EDITION 2</b>	<b>TP 573994M</b>
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<p><b>Location of Land</b></p> <p>Parish: FRANKSTON          Township: FRANKSTON          Section: C          Crown Allotment: 12 (PT)          Crown Portion:</p> <p>Last Plan Reference: LP 399          Derived From: VOL 8412 FOL 644          Depth Limitation: NIL</p>	<p style="text-align: center;"><b>Notations</b></p> <p>ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>
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<p><b>Description of Land / Easement Information</b></p>	<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: 20/07/2000          VERIFIED: C.L.</p>
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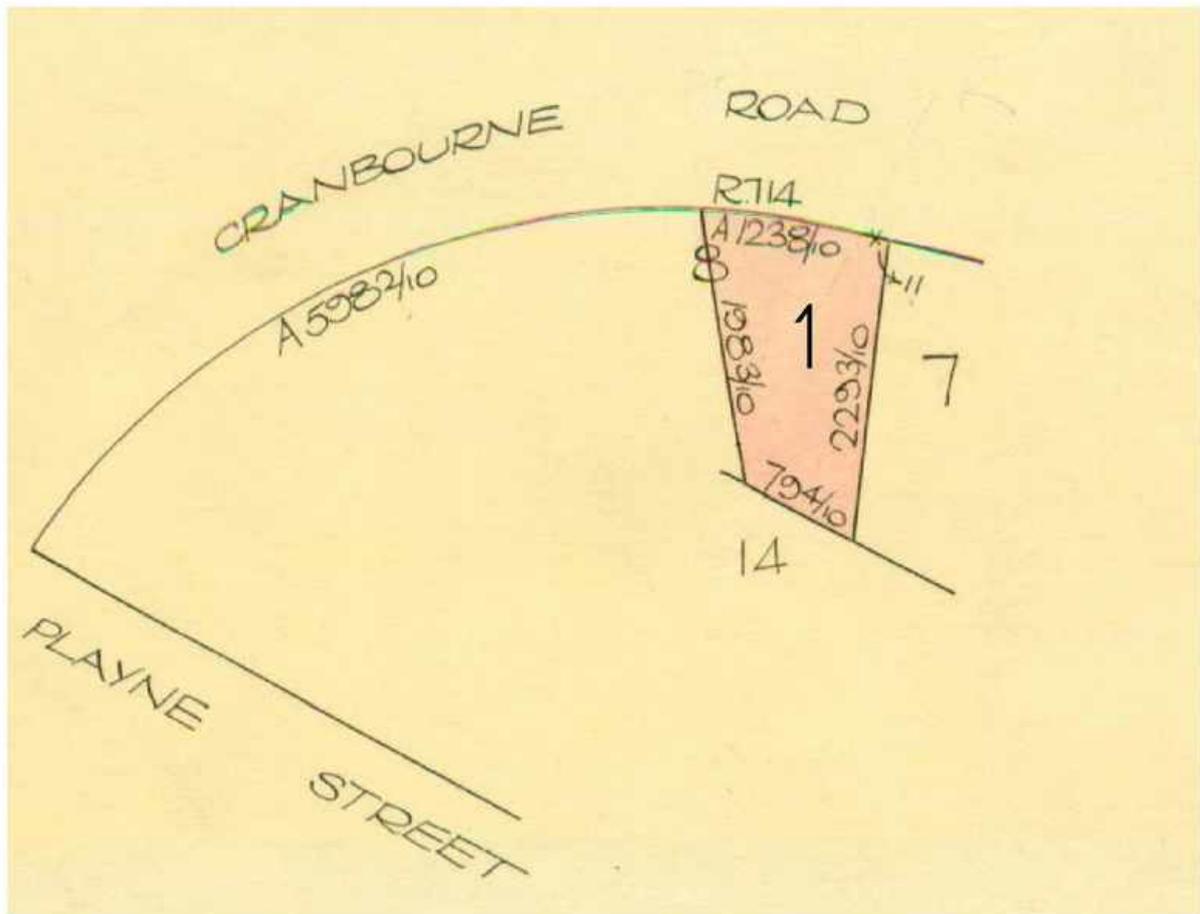


TABLE OF PARCEL IDENTIFIERS
<p>WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962</p>
<p>PARCEL 1 = LOT 8 PORTION 12 (PT) ON LP399</p>



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

VOLUME 09271 FOLIO 543

Security no : 124112751542E  
Produced 19/02/2024 11:56 AM

**LAND DESCRIPTION**

Lot 1 on Title Plan 160056N.  
PARENT TITLES :  
Volume 08148 Folio 181 to Volume 08148 Folio 182  
Volume 08738 Folio 160  
Created by instrument H000160 14/03/1978

**REGISTERED PROPRIETOR**

Estate Fee Simple  
Sole Proprietor  
SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101294E 27/09/2022

**ENCUMBRANCES, CAVEATS AND NOTICES**

MORTGAGE AW101295C 27/09/2022  
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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 TP160056N 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: 13 CRANBOURNE ROAD FRANKSTON VIC 3199

**ADMINISTRATIVE NOTICES**

NIL

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TITLE PLAN	EDITION 1	TP 160056N
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<p><b>Location of Land</b></p> <p>Parish: FRANKSTON          Township: FRANKSTON          Section: C          Crown Allotment: 12 (PT)          Crown Portion:</p> <p>Last Plan Reference:          Derived From: VOL 9271 FOL 543          Depth Limitation: NIL</p>	<p><b>Notations</b></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**

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT

COMPILED: 21/09/1999  
 VERIFIED: MP

**ENCUMBRANCES REFERRED TO**

As to the land coloured blue - - - - -  
THE EASEMENT to Frankston Sewerage - -  
 Authority created by Instrument D109120



COLOUR CODE  
 BL = BLUE

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 12 (PT)

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

Page 1 of 1

VOLUME 05361 FOLIO 028

Security no : 124112752487B  
Produced 19/02/2024 12:11 PM

### LAND DESCRIPTION

Lot 1 on Title Plan 203745D.  
PARENT TITLE Volume 01757 Folio 282  
Created by instrument 1352571 25/01/1928

### REGISTERED PROPRIETOR

Estate Fee Simple  
Sole Proprietor  
SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101294E 27/09/2022

### ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AW101295C 27/09/2022  
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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### DIAGRAM LOCATION

SEE TP203745D 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: 15 CRANBOURNE ROAD FRANKSTON VIC 3199

### ADMINISTRATIVE NOTICES

NIL

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Effective from 27/09/2022

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TITLE PLAN		EDITION 1	TP 203745D
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<p><b>Location of Land</b></p> <p>Parish: FRANKSTON          Township:          Section: C          Crown Allotment: 12 (PT)          Crown Portion:</p> <p>Last Plan Reference:          Derived From: VOL 5361 FOL 028          Depth Limitation: NIL</p>	<p style="text-align: center;"><b>Notations</b></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: 03/11/1999          VERIFIED: C.L.</p>
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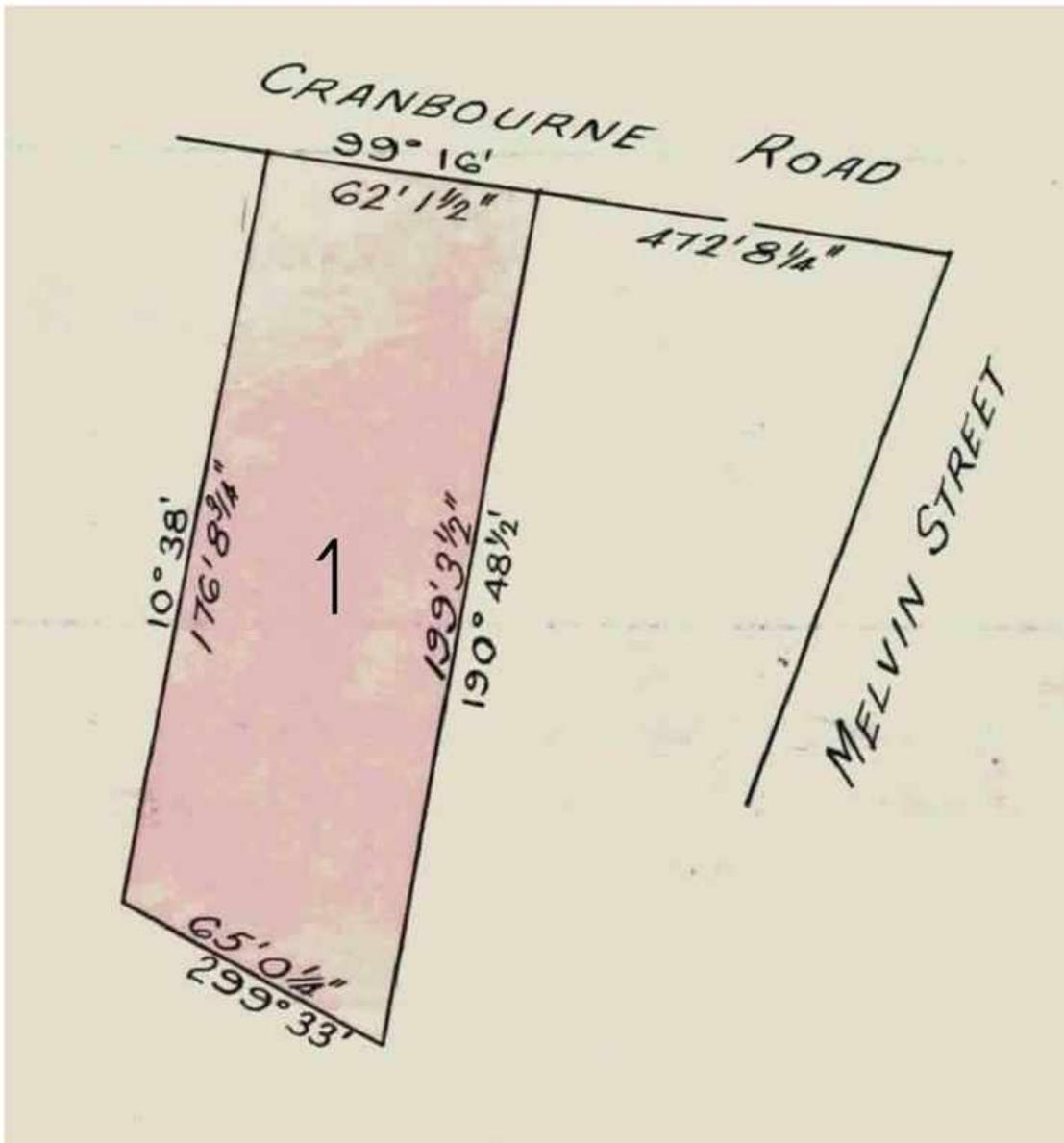


TABLE OF PARCEL IDENTIFIERS
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
PARCEL 1 = CA 12 (PT)

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

Page 1 of 1

VOLUME 08882 FOLIO 021

Security no : 124112756443B  
Produced 19/02/2024 01:24 PM

### LAND DESCRIPTION

Lot 1 on Title Plan 594311C.

PARENT TITLES :

Volume 06762 Folio 255      Volume 08850 Folio 108

Created by instrument D871167 28/10/1970

### REGISTERED PROPRIETOR

Estate Fee Simple

Sole Proprietor

SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101288Y 27/09/2022

### ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AW101289W 27/09/2022

AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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### DIAGRAM LOCATION

SEE TP594311C 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: 17 CRANBOURNE ROAD FRANKSTON VIC 3199

### ADMINISTRATIVE NOTICES

NIL

eCT Control      16667Y GADENS LAWYERS  
Effective from 27/09/2022

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<b>TITLE PLAN</b>	<b>EDITION 1</b>	<b>TP 594311C</b>
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<p><b>Location of Land</b></p> <p>Parish: FRANKSTON          Township: FRANKSTON          Section: C          Crown Allotment: 12 (PT)          Crown Portion:</p> <p>Last Plan Reference:          Derived From: VOL 8882 FOL 021          Depth Limitation: NIL</p>	<p><b>Notations</b></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**

**ENCUMBRANCES REFERRED TO**

As to the land coloured blue -  
THE EASEMENT to Frankston Sewerage Authority created by Instrument- - C948777 -

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT

COMPILED: 08/08/2000  
 VERIFIED: AK

E-1 = EASEMENT CREATED BY C/E E201673

**COLOUR CODE**  
 BL = BLUE

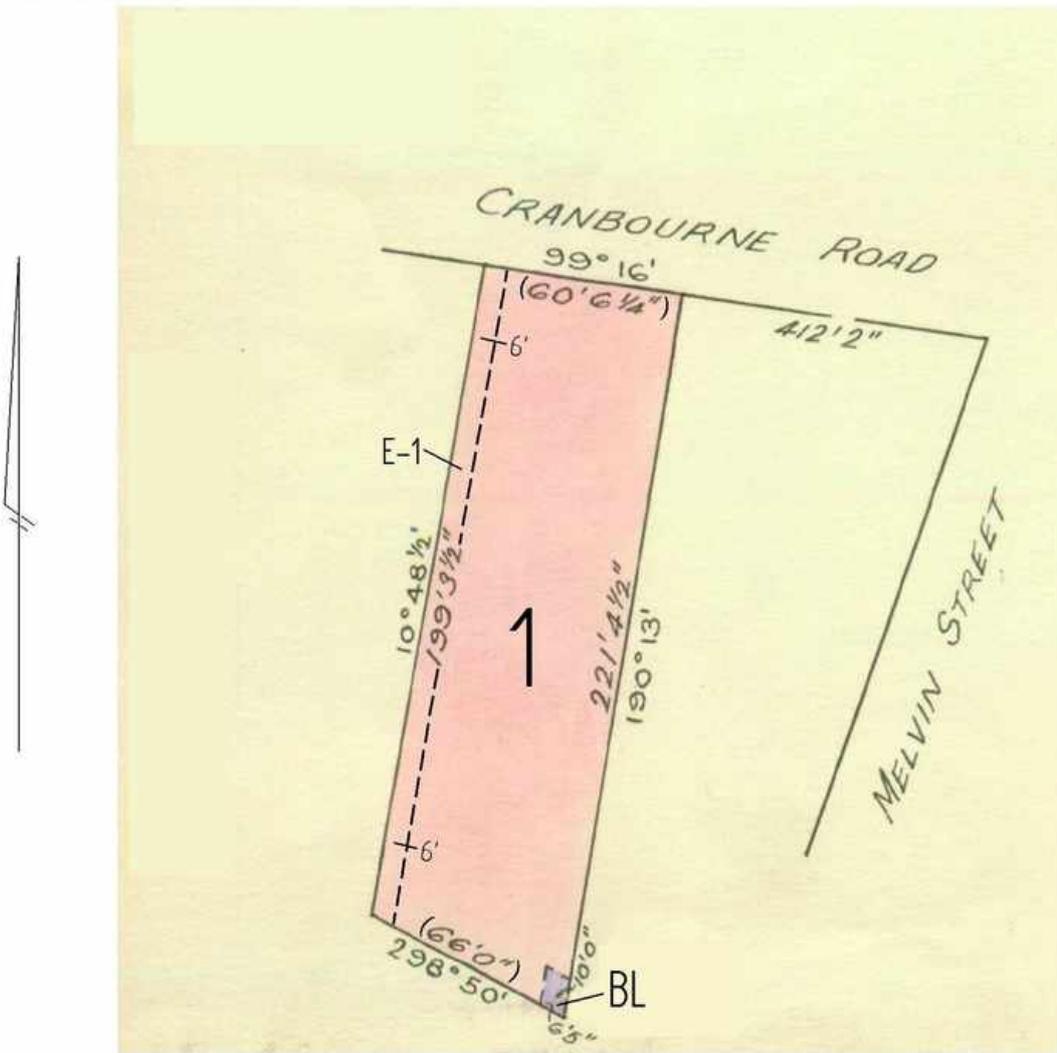


TABLE OF PARCEL IDENTIFIERS
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
PARCEL 1 = CA 12 (PT)

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

Page 1 of 1

VOLUME 05164 FOLIO 602

Security no : 124112756980T  
Produced 19/02/2024 01:35 PM

**LAND DESCRIPTION**

Lot 15 on Plan of Subdivision 000399.  
PARENT TITLE Volume 02140 Folio 890  
Created by instrument 1275439 14/07/1926

**REGISTERED PROPRIETOR**

Estate Fee Simple  
Sole Proprietor  
SANCC PTY LTD of 53 MARIANNE WAY MOUNT WAVERLEY VIC 3149  
AW101294E 27/09/2022

**ENCUMBRANCES, CAVEATS AND NOTICES**

MORTGAGE AW101295C 27/09/2022  
AUSTRALIA AND NEW ZEALAND BANKING GROUP LTD

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**DIAGRAM LOCATION**

SEE TP626435K 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: 69 PLAYNE STREET FRANKSTON VIC 3199

**ADMINISTRATIVE NOTICES**

NIL

eCT Control 16667Y GADENS LAWYERS  
Effective from 27/09/2022

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TITLE PLAN		EDITION 2	TP 626435K
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**Location of Land**

Parish: AT FRANKSTON PARISH OF FRANKSTON  
 Township: C  
 Section: 12 (PT)  
 Crown Allotment: 12 (PT)  
 Crown Portion:

Last Plan Reference: LP 399  
 Derived From: VOL 5164 FOL 602  
 Depth Limitation: NIL

**Notations**

THE WITHIN LAND FORMS LOT 15 PORTION 12 ON LP399

ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN

**Description of Land / Easement Information**

E-1 = EASEMENT TO CITY OF FRANKSTON CREATED BY C/E D442318

THIS PLAN HAS BEEN PREPARED FOR THE LAND REGISTRY, LAND VICTORIA, FOR TITLE DIAGRAM PURPOSES AS PART OF THE LAND TITLES AUTOMATION PROJECT

COMPILED: 13/09/2000  
 VERIFIED: MP

