

L. & D. 82 (T)

New Zealand

677278.3 EC

PKS₂**EASEMENT CERTIFICATE**

(IMPORTANT—Registration of this certificate does not of itself create any of the easements specified herein.)

I, REALTY DEVELOPMENT CORPORATION LIMITED at Wellington

being the registered proprietor of the land described in the Schedule hereto hereby certify that the easements specified in that Schedule, the servient tenements in relation to which are shown on a plan of survey deposited in the Land Registry Office at Wellington on the 20 day of December 1984 under No. 57204 are the easements which it is intended shall be created by the operation of section 90A of the Land Transfer Act 1952.

SCHEDULE
DEPOSITED PLAN NO.

Nature of Easement (e.g., Right of Way, etc.)	SERVIENT TENEMENT		Dominant Tenement Allotment No(s).	Title Reference
	Allotment No.	Colour, or Other Means of Identification, of Part Subject to Easement		
Right of Way	20	A	18,19	
"	19	B	18,20	
"	18	C	19,20	
"	16	D	15	
"	15	E	16	
"	12	F	11	
"	11	G	12	
"	8	H	7	
"	7	I	8	
<i>Easements created as to Lot 16 DP 57204 by Transfer 686803.1 [Signature] ACR</i> <i>Created as to lot 12 DP 57204 - 13.2.1987 @ 11.46 - TF. 833223.1</i> <i>Granted as to lot 15 DP 57204 see T 791862.1 [Signature] AD</i> <i>Easement relative as to lot 15 created by DP 57204 created by Transfer 885095.1 - 4.11.1987 [Signature] ACR</i>				

ACR

State whether any
rights or powers
set out here are in
addition to or in
substitution for
those set out in the
Seventh Schedule
to the Land Transfer
Act 1952.

1. Rights and powers: are those as set out in the Seventh Schedule to the
Land Transfer Act 1952 as relate to Rights of Way.

2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

Nil

Dated this 11th day of March

1985

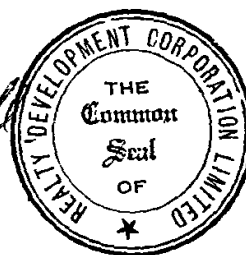
THE COMMON SEAL of)
~~Signed by the above named~~)
~~in the presence of~~)
REALTY DEVELOPMENT CORPORATION LIMITED)
was hereto affixed in the presence of:)

Witness:.....

Occupation:.....

Address:.....

Perfume
Director
H. P. Stone
Secretary



One Copy Only Registered
EASEMENT CERTIFICATE

RIGHTS AND POWERS OF GRANTEES IMPLIED IN CERTAIN
EASEMENTS BY SECTION 90D OF THE LAND TRANSFER
ACT 1952

"1. RIGHT OF WAY

The full, free, uninterrupted, and unrestricted right, liberty, and privilege for the grantee, his servants, tenants, agents, workmen, licensees, and invitees (in common with the grantor, his tenants, and any other person lawfully entitled so to do) from time to time and at all times by day and by night to go pass and repass, with or without horses and domestic animals of any kind and with or without carriages, vehicles, motor vehicles, machinery, and implements of any kind, over and along the land over which the right of way is granted or created.

"2. RIGHT TO CONVEY WATER

The full, free, uninterrupted, and unrestricted right, liberty, and privilege for the grantee and his tenants (in common with the grantor, his tenants, and any other person lawfully entitled so to do) from time to time and at all times to take, convey, and lead water in a free and unimpeded flow (except when the flow is halted for any reasonable period necessary for essential repairs) and in any quantity, consistent with the rights of other persons having the same or similar rights, from the source of supply or point of entry, as the case may be, and following the stipulated course (where a course is stipulated) across the land over which the easement is granted or created, together with the additional rights incidental thereto set out in clause 5 of this Schedule.

"3. RIGHT TO DRAIN WATER

The full, free, uninterrupted, and unrestricted right, liberty, and privilege for the grantee and his tenants (in common with the grantor, his tenants, and any other person lawfully entitled so to do) from time to time and at all times to drain and discharge water (whether rain, tempest, spring, soakage, or seepage water) in any quantities along the stipulated course (where a course is stipulated) across the land over which the easement is granted or created, together with the additional rights incidental thereto set out in clause 5 of this Schedule (or, where open drains are provided for, similar rights in regard to those drains, with the necessary modifications as are provided for in respect of pipe lines in the additional rights so set out).

"4. RIGHT TO DRAIN SEWAGE

The full, free, uninterrupted, and unrestricted right, liberty, and privilege for the grantee and his tenants (in common with the grantor, his tenants, and any other person lawfully entitled so to do) from time to time and at all times to drain, discharge, or convey sewage and other waste material and fluid in any quantities along the stipulated course (where a course is stipulated) across the land over which the easement is granted or created, together with the additional rights incidental thereto set out in clause 5 of this Schedule.

**"5. ADDITIONAL RIGHTS ATTACHING TO EASEMENTS OF
RIGHT TO CONVEY WATER AND OF RIGHT TO DRAIN
WATER AND OF RIGHT TO DRAIN SEWAGE**

The full, free, uninterrupted, and unrestricted right, liberty, and privilege for the grantee and his tenants (in common with the grantor, his tenants, and any other person lawfully entitled so to do) for the purposes of the easement concerned—

- (a) To use any line of pipes already laid on the stipulated course or any pipe or pipes in replacement or in substitution for all or any of those pipes;
- (b) Where no such line of pipes exists, to lay, place, and maintain, or to have laid, placed, and maintained, a line of pipes of a sufficient internal diameter and of suitable material for the purpose under or over the surface (as the parties decide) of the land over which the easement is granted or created and along the line defined for the purpose where such a line has been so defined;
- (c) In order to construct or maintain the efficiency of any such pipe line, the full, free, uninterrupted, and unrestricted right, liberty, and privilege for the grantee, his tenants, servants, agents, and workmen, with any tools, implements, machinery, vehicles, or equipment of whatsoever nature necessary for the purpose to enter upon the land over which the easement is granted or created (or, where only the position of the pipe line is defined in the easement, upon such part of the land of the grantor and by such route as is reasonable in the circumstances) and to remain there for any reasonable time for the purpose of laying, inspecting, cleansing, repairing, maintaining, and renewing the pipe line or any part thereof and of opening up the soil of that land to such extent as may be necessary and reasonable in that regard, subject to the condition that as little disturbance as possible is caused to the surface of the land of the grantor and that the surface is restored as nearly as possible to its original condition and any other damage done by reason of the aforesaid operations is repaired.

Correct for the purposes of the Land Transfer Act.

D. J. Chapman
Solicitor for the Registered Proprietor.

The easements referred to herein when created will be subject to section 309(1) (a) Local Government Act 1974.

by James
ALR.

Particulars entered in the Register as shown herein on the date and at the time stamped below.

District Land Registrar
Assistant
of the District of

9.15 15.MAR85
PARTICULARS ENTERED IN REGISTER
LAND REGIS. VELLIN
ASST LAN. CL. MAR
218/24, 25, 28, 29, 32, 33, 35, 36, 37
677278.3
69594F-1,000/8/81 MK

