



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD**

**Guaranteed Search Copy issued under Section 60 of the Land
Transfer Act 2017**




R.W. Muir
Registrar-General
of Land

Identifier **1070273**
Land Registration District **Wellington**
Date Issued 14 March 2023

Prior References
WN26D/477

Estate Fee Simple
Area 883 square metres more or less
Legal Description Lot 2 Deposited Plan 578379
Registered Owners
Bradford Eric Jefferies, Vanessa Anne Jefferies and TMF Trustees Services (2005) Limited

Interests

Land Covenant in Transfer 675506.8 - 7.3.1985 at 9:45 am
Subject to sewage drainage rights (in gross) over part marked A on DP 578379 in favour of the (now) Kapiti Coast District Council created by Transfer 675506.6 - 7.3.1985 at 9:45 am
The easement created by Transfer 675506.6 is subject to Section 309 (1) (a) Local Government Act 1974
12651467.3 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 14.3.2023 at 11:02 am
Subject to a right (in gross) to drain water over part marked I on DP 578379 in favour of Kapiti Coast District Council created by Easement Instrument 12651467.4 - 14.3.2023 at 11:02 am
The easements created by Easement Instrument 12651467.4 are subject to Section 243 (a) Resource Management Act 1991
Subject to a right (in gross) to convey telecommunications over parts marked A, E, I and M all on DP 578379 in favour of Chorus New Zealand Limited created by Easement Instrument 12651467.5 - 14.3.2023 at 11:02 am
The easements created by Easement Instrument 12651467.5 are subject to Section 243 (a) Resource Management Act 1991
Subject to a right (in gross) to convey electricity over parts marked A, E, I and M in favour of Electra Limited created by Easement Instrument 12651467.6 - 14.3.2023 at 11:02 am
The easements created by Easement Instrument 12651467.6 are subject to Section 243 (a) Resource Management Act 1991
Subject to a right of way, a right to convey electricity, water and telecommunications and a right to drain water over parts marked A, E, I and M and a right to drain sewage over part marked S all on DP 578379 created by Easement Instrument 12651467.7 - 14.3.2023 at 11:02 am
Appurtenant hereto is a right of way, a right to convey electricity, water and telecommunications and a right to drain water and sewage created by Easement Instrument 12651467.7 - 14.3.2023 at 11:02 am
The easements created by Easement Instrument 12651467.7 are subject to Section 243 (a) Resource Management Act 1991
Land Covenant in Covenant Instrument 12651467.8 - 14.3.2023 at 11:02 am (Limited as to duration)
13403149.1 Notification that a building consent issued pursuant to Section 72 Building Act 2004 identifies Inundation as a natural hazard - 10.9.2025 at 7:00 am

