

968327.4 EC

Approved by the Registrar General of Land, Wellington. No. A032940

NEW ZEALAND

EASEMENT CERTIFICATE

CANTERBURY

Land Registry Office

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

XX WE, PETER JOHN BLACK of Christchurch, Airman and **WENDY JOY BLACK**
His Wife

being the registered proprietor of the land described in Schedule 'A' 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 Christchurch on the day of 19 91 under No. 58711 are the easements which it is intended shall be created by the operation of Section 90A of the Land Transfer Act 1952.

SCHEDULE 'A'

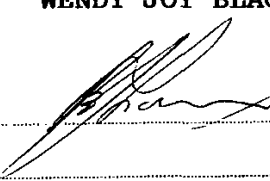
C.T. Ref.	Nature of Easement (e.g. Right of Way etc.)	SERVIENT TENEMENT		Dominant Tenement Lot No. or other Legal Description
		Lot No. or other Legal Description	Identification of Part Subject to Easement	
514/124	~~Right of Way and Right to Drain Water & Sewage and Right to Convey Water Electric Power and Telephonic Communications~~	~~2 DP 58711~~	~~A~~	~~Lot 2 DP 44032~~ 
	Right to Drain Water & Sewage	2 DP 58711	A	Lot 1 DP 58711
	Right to Drain Water	2 DP 58711	B & E	Lot 1 DP 58711

1. The rights and powers set out in the Seventh Schedule to the Land Transfer Act 1952 are herein implied except as they are added to or substituted in Schedule 'B' hereto.

2. The terms, covenants, conditions, or restrictions set out in Schedule 'C' hereto shall attach to the easements specified therein.

Dated this 20th day of September 19 91

Signed by the above-named **PETER JOHN BLACK** &
in the presence of **WENDY JOY BLACK**

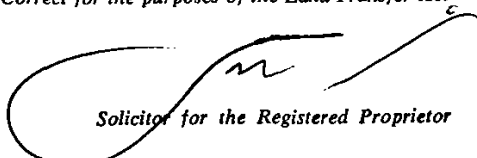
Witness: 

Occupation: _____

Address: **B. J. LOMAX**
LEGAL EXECUTIVE

JOHN L. WOODWARD
SOLICITOR
CHRISTCHURCH

Correct for the purposes of the Land Transfer Act


Solicitor for the Registered Proprietor

SCHEDULE 'B'

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:

In addition to those rights and powers set out in the Seventh Schedule to the Land Transfer Act 1952, there shall also be the right to convey electric power and telephonic communications on the same terms as those set out in clauses 2 and 5 of the Seventh Schedule to the Land Transfer Act 1952 save that the words "electric power and telephonic communications shall be substituted for the word "water" and the words "power lines, telephone lines poles and cables" as the case may require shall be substituted for the words "pipes" or "pipe lines".

SCHEDULE 'C'

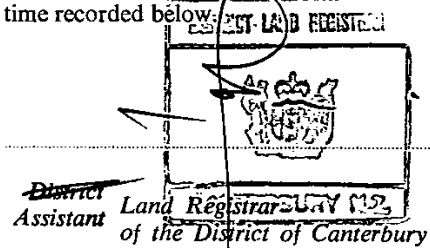
2. Terms, conditions, covenants, or restrictions in respect of any of the above easements:

- (a) The right of way shall at all times be kept in good order and repair to the satisfaction in all respects of the Chief Engineer for the time being of the relevant Local Authority having jurisdiction over the same.
- (b) The costs of maintaining and repairing any rights of way, pipes, supply lines, wires, cables or conduit shall be borne by the registered proprietors of the lots who are entitled to the benefit of the same in the proportions to which they have the actual use and enjoyment thereof but no registered proprietor shall be liable to contribute to the cost of any such maintenance or repair, either:
 - (i) which is in respect of any part thereof which is not used by him or in respect of which such use has not commenced, or
 - (ii) which arises through the omission neglect or default of any one or more of the other registered proprietors or their tenants invitees servants or workmen.
- (c) If any dispute or difference shall arise out of or touching or concerning these presents, then such dispute or difference shall be referred to arbitration conducted under the provisions of the Arbitration Act 1908.

Registration of Transfer 982920/3
enters the easements into the Register
16 1 3 1 1972 at 10.20 a.m.
DP 58711
B. B. B.

EASEMENT CERTIFICATE

Particulars entered in the Register at the date and at the time recorded below:



THE WITHIN EASEMENTS WHEN CREATED WILL BE SUBJECT TO
SECTION 309(1)(a) LOCAL GOVERNMENT ACT 1974.

E. T. LAYBURN, HODGINS & ROONEY
SOLICITORS
CHRISTCHURCH, N.Z.

THE CAXTON PRESS, CHRISTCHURCH

REGISTER
9.28 04 DEC 91 C 968327
PARTICULARS ENTERED IN REGISTER
LAND REGISTRY CANTEBURY
ASST LAND REGISTRAR
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