



**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 **1108918**
Land Registration District **Canterbury**
Date Issued 06 March 2023

Prior References

819301 CB16B/842 CB22B/1431

Estate Fee Simple
Area 63 square metres more or less
Legal Description Lot 15 Deposited Plan 586340

Registered Owners

TPC Properties NZ Limited

Estate Fee Simple - 1/72 share
Area 2644 square metres more or less
Legal Description Lot 73 Deposited Plan 586340

Registered Owners

TPC Properties NZ Limited

Estate Fee Simple - 1/72 share
Area 354 square metres more or less
Legal Description Lot 74 Deposited Plan 586340

Registered Owners

TPC Properties NZ Limited

Interests

Appurtenant to Lot 15 and Lot 74 DP 586340 and to part Lot 73 DP 586340 formerly Lot 2 DP 36947 and Lot 3-4 DP 520083 is a right of way and other rights created by Conveyance 63071 (103 D 287)

Appurtenant to part Lot 73 DP 586340 formerly Lot 1 DP 3634 is a right of way, a right to draw and convey water and convey electric power and a railway siding easement created by Transfer 710205 - 5.5.1967 at 2:30 pm

Appurtenant to part Lot 73 DP 586340 formerly Lot 1 DP 3634 is a right of support created by Transfer 710206 - 5.5.1967 at 2:30 pm

Appurtenant to part Lot 73 DP 586340 formerly Lot 1 DP 3634 is a railway siding easement created by Transfer 710208 - 5.5.1967 at 2:30 pm

Subject to a right of way over part Lot 73 DP 586340 marked BP on DP 586340 created by Transfer 104028.6 - 1.11.1976 at 2:01 pm

Subject to a right of way over part Lot 73 DP 586340 marked BQ on DP 586340 created by Transfer 104028.4 - 1.11.1976 at 2:10 pm

Appurtenant to part Lot 73 DP 586340 formerly Lot 4 DP 520083 is a right of way and a right to convey water, electric power and telephonic communications and a right to drain water and sewage specified in Easement Certificate 462382.2 - 15.11.1983 at 10:50 am

The easements specified in Easement Certificate 462382.2 are subject to Section 309 (1) (a) Local Government Act 1974
Appurtenant to part Lot 73 DP 586340 formerly Lot 4 DP 520083 is a party wall right specified in Easement Certificate 567015.3 - 18.9.1985 at 11:16 am

The easements specified in Easement Certificate 567015.3 are subject to Section 309 (1) (a) Local Government Act 1974
11268484.2 Surrender of the right of way over parts marked E, K & J on DP 45773 created by Easement Certificate 462382.2 appurtenant to Lot 4 DP 520083 - 10.12.2018 at 12:58 pm

12624209.4 Surrender of the right of way marked D defined and created by Transfer 108028.4 as appurtenant to Lot 2 DP 36947 - 6.3.2023 at 10:49 am

Subject to Section 241(2) Resource Management Act 1991 (affects DP 586340)

Subject to a right of way, right to drain water and sewage and a right to convey electricity, telecommunications and water over part Lot 73 DP 586340 marked BR, BS, BP and BQ and over part Lot 74 DP 586340 marked BT, a right to park over part Lot 73 DP 586340 marked LK, LL, LM, LN, LO, LP, LQ, LR, LS, LT, LU, LV, LW, LX, LY, LZ, MA, MB, MC, MD, ME, MF, KM, KO, KQ, KS, KU, KW, KY, LA, LC, LE, LG and LI, a party wall and right to drain water over part Lot 15 DP 586340 marked CR and CS, a right to drain water over part Lot 15 DP 586340 marked HL and a right to drain water and sewage and right to convey electricity, telecommunications and water over part Lot 73 DP 586340 marked MP and over part Lot 74 DP 586340 marked MJ and MT all on DP 586340 created by Easement Instrument 12624209.7 - 6.3.2023 at 10:49 am

Appurtenant hereto is a pedestrian right of way, a right to drain water and sewage and a right to convey electricity, telecommunications and water and a right of way and to Lot 15 DP 586340 is a right to park and a party wall easement created by Easement Instrument 12624209.7 - 6.3.2023 at 10:49 am

The easements created by Easement Instrument 12624209.7 are subject to Section 243 (a) Resource Management Act 1991
Subject to a right (in gross) to convey telecommunications over part Lot 74 DP 586340 marked BT, MJ and MT and over part Lot 73 DP 586340 marked BR, MP, BS, KK, KH and KG all on DP 586340 in favour of Enable Networks Limited created by Easement Instrument 12624209.8 - 6.3.2023 at 10:49 am

Subject to a right (in gross) to convey electricity over part Lot 73 DP 586340 marked BR, MP, BS, KK, KH and KG on DP 586340 in favour of Orion New Zealand Limited created by Easement Instrument 12624209.9 - 6.3.2023 at 10:49 am

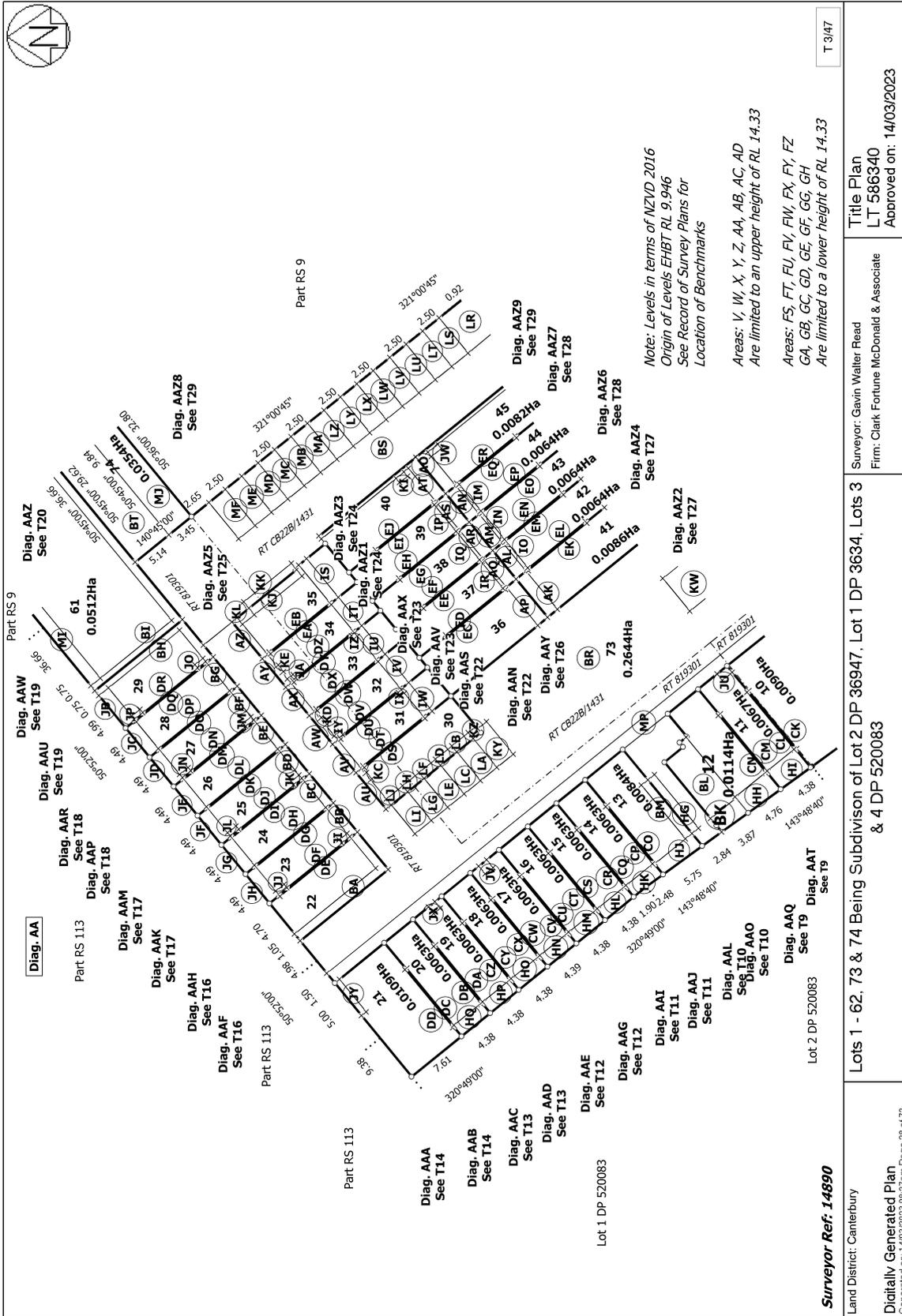
12624209.10 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 6.3.2023 at 10:49 am

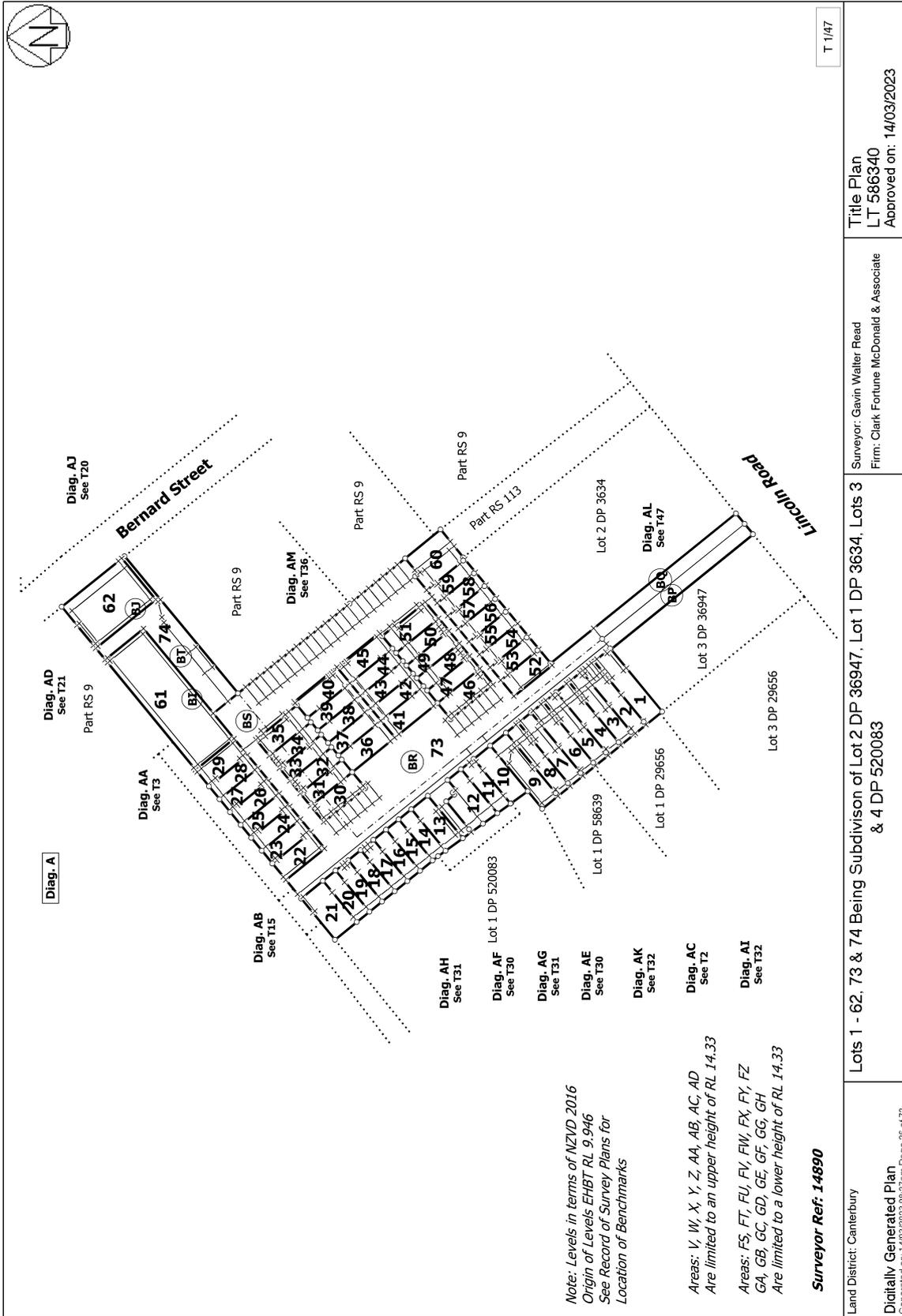
Land Covenant (in gross) in favour of Wolfbrook Residential No5 Limited created by Covenant Instrument 12624209.11 - 6.3.2023 at 10:49 am (affects Lot 15 DP 586340)

12624209.12 Encumbrance to Addington Central Residents Society Incorporated - 6.3.2023 at 10:49 am

Land Covenant (in gross) in favour of Addington Central Residents Society Incorporated created by Covenant Instrument 12624209.13 affecting part Lot 73 DP 586340 marked HG, KK and KG and part Lot 74 DP 586340 marked MT all on DP 586340 - 6.3.2023 at 10:49 am

12755790.4 Mortgage to Kiwibank Limited - 15.6.2023 at 2:20 pm





T 1/47

Title Plan
LT 586340
Approved on: 14/03/2023

Surveyor: Gavin Walter Read
Firm: Clark Fortune McDonald & Associate

Diag. AA See T5
Diag. AB See T15
Diag. AD See T21
Diag. AE See T30
Diag. AF Lot 1 DP 520083 See T30
Diag. AG See T31
Diag. AH See T31
Diag. AI See T32
Diag. AJ See T20

Land District: Canterbury
Digitally Generated Plan
Generated on: 14/03/2023 08:27 am Page 26 of 72

*Note: Levels in terms of NZVD 2016
Origin of Levels EHBTL RL 9,946
See Record of Survey Plans for
Location of Benchmarks*

*Areas: V, W, X, Y, Z, AA, AB, AC, AD
Are limited to an upper height of RL 14.33*

*Areas: FS, FT, FU, FV, FW, FX, FY, FZ
GA, GB, GC, GD, GE, GF, GG, GH
Are limited to a lower height of RL 14.33*

Surveyor Ref. 14890



View Pending Transactions

Dealing Number 13422630
Status Requisitioned
Date and Time Lodged 13/11/2025 16:56:21
Lodged By Perazzolo, Maria Angelique Lilyan
Lodged For Corcoran French (Christchurch)

Associated Instruments

Instrument Number	Instrument Type	Status
13422630.1	Extinguishment of Easement - s113/114/ 115 LTA 2017	Requisitioned
