



# Title Plan - LT 620728

---

**Survey Number** LT 620728  
**Surveyor Reference** 7818 - Holly Fields Stage 1  
**Surveyor** Craig Martin Tinkler  
**Survey Firm** Baseline Group  
**Surveyor Declaration** I Craig Martin Tinkler, being a licensed cadastral surveyor, certify that--  
(a) this dataset provided by me and its related survey are accurate, correct and in accordance with the Cadastral Survey Act 2002 and Cadastral Survey Rules 2021; and  
(b) the survey was undertaken by me or under my personal direction.  
Declared on 15 Dec 2025 09:24 AM

---

## Survey Details

**Dataset Description** Lots 1 to 32, 1000 - 1002, 11001, 11002 & 13000 Being Subdivision of Lots 2 & 3 DP 578224  
**Status** Approved as to Survey  
**Land District** Canterbury **Survey Class** Class A  
**Submitted Date** 15/12/2025 **Survey Approval Date** 15/12/2025  
**Deposit Date**

---

## Territorial Authorities

Selwyn District

---

## Comprised In

RT 1069220  
RT 1069221

---

## Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Area A Deposited Plan 620728	Easement		
Lot 1 Deposited Plan 620728	Fee Simple Title	0.1521 Ha	1252061
Lot 2 Deposited Plan 620728	Fee Simple Title	0.1600 Ha	1252062
Lot 3 Deposited Plan 620728	Fee Simple Title	0.1543 Ha	1252063
Lot 4 Deposited Plan 620728	Fee Simple Title	0.4641 Ha	1252064
Lot 5 Deposited Plan 620728	Fee Simple Title	0.3864 Ha	1252065
Lot 6 Deposited Plan 620728	Fee Simple Title	0.3839 Ha	1252066
Lot 7 Deposited Plan 620728	Fee Simple Title	0.3840 Ha	1252067
Lot 8 Deposited Plan 620728	Fee Simple Title	0.3831 Ha	1252068
Lot 9 Deposited Plan 620728	Fee Simple Title	0.0860 Ha	1252069
Lot 10 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252070
Lot 11 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252071
Lot 12 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252072
Lot 13 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252073
Lot 14 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252074
Lot 15 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252075
Lot 16 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252076
Lot 17 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252077
Lot 18 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252078

# Title Plan - LT 620728

---

## Created Parcels

Parcels	Parcel Intent	Area	RT Reference
Lot 19 Deposited Plan 620728	Fee Simple Title	0.0706 Ha	1252079
Lot 20 Deposited Plan 620728	Fee Simple Title	0.0706 Ha	1252080
Lot 21 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252081
Lot 22 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252082
Lot 23 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252083
Lot 24 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252084
Lot 25 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252085
Lot 26 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252086
Lot 27 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252087
Lot 28 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252088
Lot 29 Deposited Plan 620728	Fee Simple Title	0.0678 Ha	1252089
Lot 30 Deposited Plan 620728	Fee Simple Title	0.0830 Ha	1252090
Lot 31 Deposited Plan 620728	Fee Simple Title	5.4278 Ha	1252091
Lot 32 Deposited Plan 620728	Fee Simple Title	12.1859 Ha	1252092
Lot 1000 Deposited Plan 620728	Vesting on Deposit for Road	0.5736 Ha	
Lot 1001 Deposited Plan 620728	Fee Simple Title	0.0006 Ha	1252093
Lot 1002 Deposited Plan 620728	Fee Simple Title	0.0005 Ha	1252094
Lot 11001 Deposited Plan 620728	Vesting on Deposit for Local Purpose Reserve	0.0727 Ha	1252095
Lot 11002 Deposited Plan 620728	Fee Simple Title	0.1284 Ha	1252091
Lot 13000 Deposited Plan 620728	Fee Simple Title	21.0085 Ha	1252096
Area E Deposited Plan 620728	Covenant - Land Easement		
Area G Deposited Plan 620728	Covenant - Land Easement		
Area H Deposited Plan 620728	Covenant - Land Easement		
Area I Deposited Plan 620728	Covenant - Land Easement		
Area J Deposited Plan 620728	Covenant - Land Easement		
Area K Deposited Plan 620728	Covenant - Land Easement		
Area L Deposited Plan 620728	Covenant - Land Easement		
Area M Deposited Plan 620728	Covenant - Land Easement		
Area N Deposited Plan 620728	Covenant - Land Easement		
Area O Deposited Plan 620728	Covenant - Land Easement		
Area P Deposited Plan 620728	Covenant - Land Easement		
Area Q Deposited Plan 620728	Covenant - Land Easement		
Area R Deposited Plan 620728	Covenant - Land Easement		
Area S Deposited Plan 620728	Covenant - Land Easement		
Area T Deposited Plan 620728	Covenant - Land Easement		
Area W Deposited Plan 620728	Covenant - Land Easement		
Area AA Deposited Plan 620728	Covenant - Land Easement		
<b>Total Area</b>		<b>43.3965 Ha</b>	

**BASELINE**GROUP

Land Registration District

Canterbury

Plan Number

DP 620728

Territorial Authority (the Council)

Selwyn District

Memorandum of Easements in Gross (Pursuant to s243 Resource Management Act 1991)			
Purpose	Shown	Servient Tenement (Burdened Land)	Grantee
Right of way, right to drain sewage, right to convey water in gross	A	Lot 13000	Selwyn District Council

Schedule of Existing Easements			
Purpose	Shown	Servient Tenement (Burdened Land)	Dominant Tenement (Benefited Land)
Right to drain water in gross	K, M, I, G, S	Lot 13000	EI 12523783.3
	T	Lot 32	

**Amalgamation Condition:**

That Lots 31 & 11002 hereon be held together and a single Record of Title issued for both parcels.  
LINZ Ref 1926295

**Lots 1 & 19 are to be subject to a consent notice (Access Restrictions)**

**Lot 13000 is to be subject to a consent notice (Unserviced Lot)**

**Lots 4 to 8 are to be subject to a consent notice (Water Restriction)**

**Lots 5 – 18, 21 – 30 are to be subject to a consent notice (Wastewater Pumping)**

Area AA is subject to consent notice 12523783.5

Areas E is subject to existing Land Covenant (Ground water protection zone) in CI 11408319.5

Areas E, G, H, I, J, K, L, M, N, O, P, Q, R & W are subject to existing Land Covenant (No objection) in CI 11408319.5

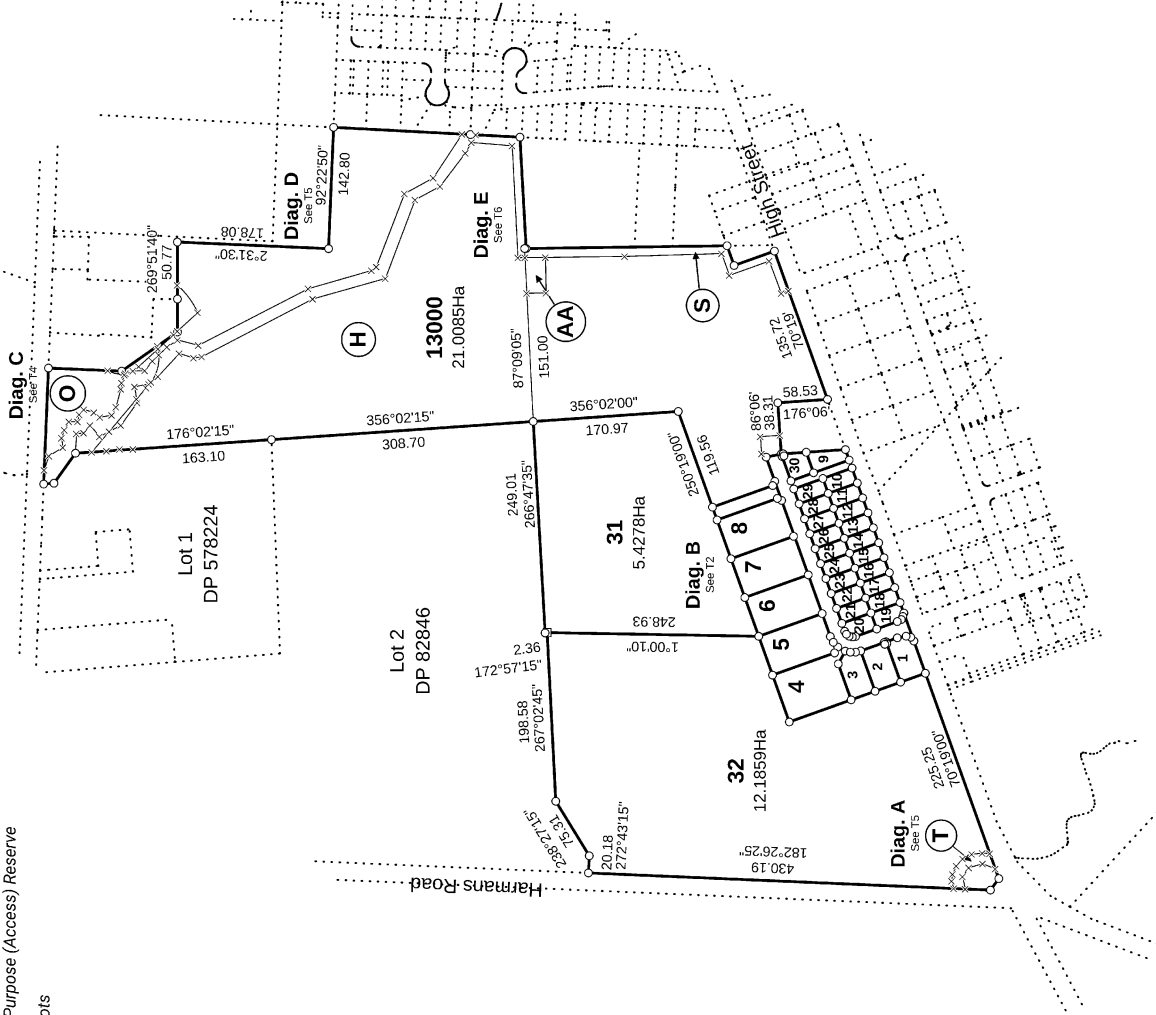
Areas L, M, N, O, P, Q, R & W are subject to an existing consent notice – CONO A464240.8

Lots 7 – 17, 23 – 30, 1001, 11001, 11002 and part Lots 6, 18, 21, 22, 31, 32, 1000 & 13000 formerly in CB35D/108 are subject to Part IVA Conservation Act 1987.



Lots 7 - 17, 23, 30, 1001, 11001, 11002 and part Lots 6, 18, 21, 22, 31, 32, 1000 & 13000  
formerly in CBS5D/108 are subject to Parr IVA Conservation Act 1987.

Note:  
Lot 1000 is to vest as road in Selwyn District Council  
Lot 11001 is to vest as Local Purpose (Access) Reserve  
Lots 1001 & 1002 are Utility Lots



T 1/6

Land District: Canterbury

**Digitally Generated Plan**  
Generated on: 15/12/2025 09:38am Page 4 of 9

**Lots 1 to 32, 1000 - 1002, 11001, 11002 & 13000 Being Subdivision of Lots 2 & 3 DP 578224**

Surveyor: Craig Martin Tinkler  
Firm: Baseline Group

Title Plan  
LT 620728  
Approved on: 15/12/2025

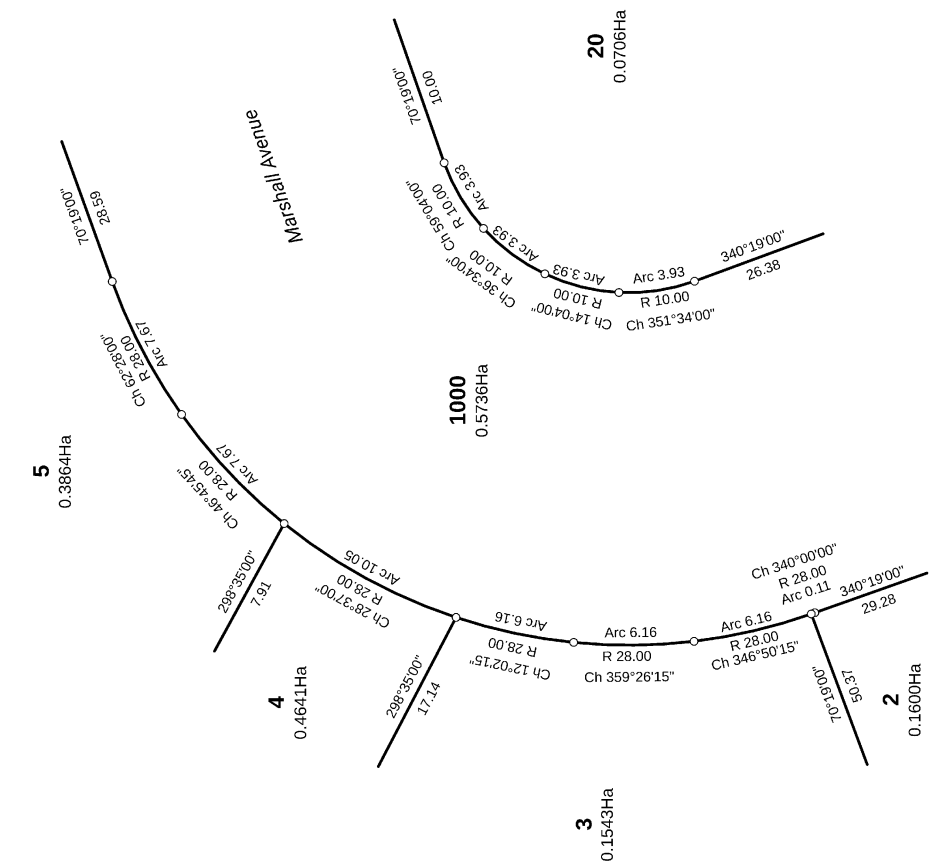




Lots 7 - 17, 23 -30, 1001, 11001, 11002 and part Lots 6, 18, 21, 22, 31, 32, 1000 & 13000 formerly in CB35D/108 are subject to Part IVA Conservation Act 1987.

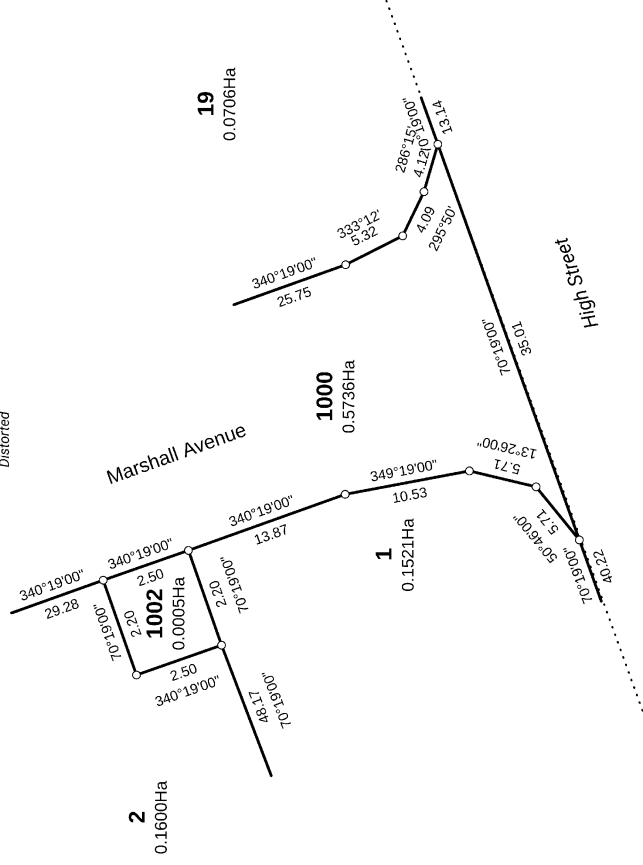
Note:  
 Lot 1000 is to vest as road in Selwyn District Council  
 Lot 11001 is to vest as Local Purpose (Access) Reserve  
 Lots 1001 & 1002 are Utility Lots

**Diag. BA**



**Diag. BB**

Distorted

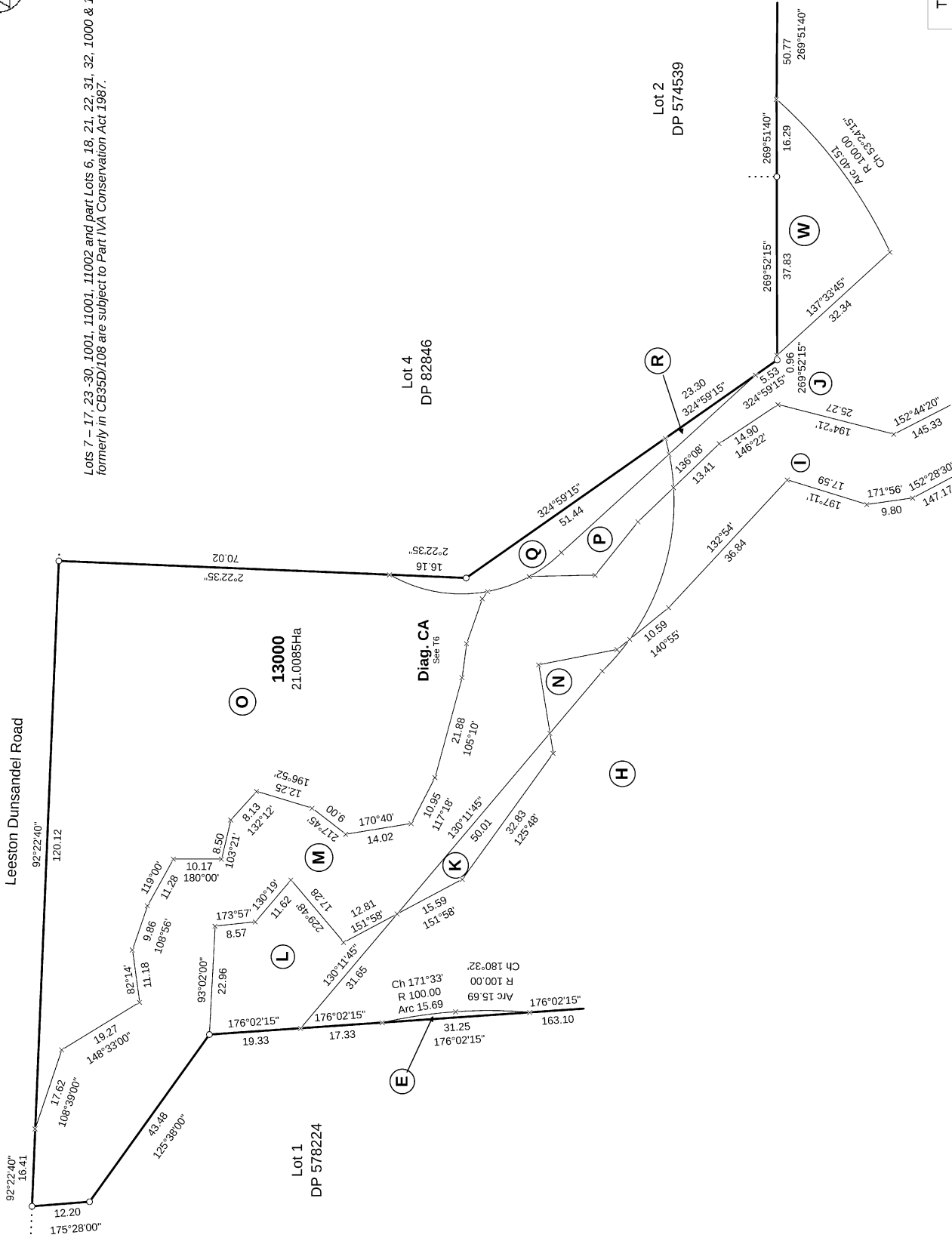




Diag. C

Leeston Dunsandel Road

Lots 7 - 17, 23-30, 1001, 11001, 11002 and part Lots 6, 18, 21, 22, 31, 32, 1000 & 13000 formerly in CB35D/108 are subject to Part IVA Conservation Act 1987.



T 4/6

Land District: Canterbury

Digitally Generated Plan

Generated on: 15/12/2025 09:38am Page 7 of 9

Lots 1 to 32, 1000 - 1002, 11001, 11002 & 13000 Being Subdivision of Lots 2 & 3 DP 578224

Surveyor: Craig Martin Tinkler  
Firm: Baseline Group

Title Plan  
LT 620728  
Approved on: 15/12/2025



