



**RECORD OF TITLE  
UNDER LAND TRANSFER ACT 2017  
CROSS LEASE**



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

R.W. Muir  
Registrar-General  
of Land

**Identifier** **WN56A/574**  
**Land Registration District** **Wellington**  
**Date Issued** 28 April 2000

**Prior References**  
WN39D/332

**Estate** Fee Simple - 1/4 share  
**Area** 2395 square metres more or less  
**Legal Description** Lot 2 Deposited Plan 61269  
**Registered Owners**  
Anita Jayne Waldman and Jordan Brendon O'Neill

<b>Estate</b>	Leasehold	<b>Instrument</b>	L B156131.4
		<b>Term</b>	999 years commencing on 8.3.1991
<b>Legal Description</b>	Flat 4 Deposited Plan 71734		
<b>Registered Owners</b>	Anita Jayne Waldman and Jordan Brendon O'Neill		

**Interests**

Fencing Covenant in Transfer B075242.1 - 12.4.1990 (Affects Fee Simple)  
B099990.2 Lease of Flat 3 DP 70034 Term 999 years commencing on 1.4.1989 CT WN38C/50 issued - 3.8.1990 at 11.30 am (Affects Fee Simple)  
B102838.1 Lease of Flat 1 DP 70179 Term 999 years commencing on 1.4.1990 CT WN37A/575 issued - 17.8.1990 at 9.02 am (Affects Fee Simple)  
B156131.3 Lease of Flat 2 DP 71734 CT WN39D/331 issued - 24.4.1991 at 10.55 am (Affects Fee Simple)  
B156131.4 Lease of Flat 4 DP 71734 Term 999 years commencing on 8.3.1991 Composite CT WN56A/574 issued - 24.4.1991 at 10.55 am (Affects Fee Simple)  
11334021.3 Mortgage to Westpac New Zealand Limited - 25.1.2019 at 12:32 pm



Approved by *[Signature]*  
 Registered Owners  
 By his duly Authorised Agent, Fletcher Residential Ltd  
*[Signature]*  
 Registered Owners

Pursuant to Sec. 314 of the Local Government Act 1974, I hereby certify that the building containing Flat 4, as shown or described hereon was constructed before the 1st day of April 1979 and was provided with such escape routes and means of escape in case of fire as are required by the by-laws of the Palmerston North City Council applying on the date hereof and that the construction of the building containing Flat 2, as shown or described hereon commenced on or after the 1st day of April 1979 and every building permit necessary for the construction hereof as shown or described hereon has been obtained by the said owner pursuant to the provisions of the said Act.  
 Dated this 20 day of December 1990

*[Signature]*  
 City Secretary  
 Across shown B. C.E.F. are subject to restrictive covenants (S241 leases).

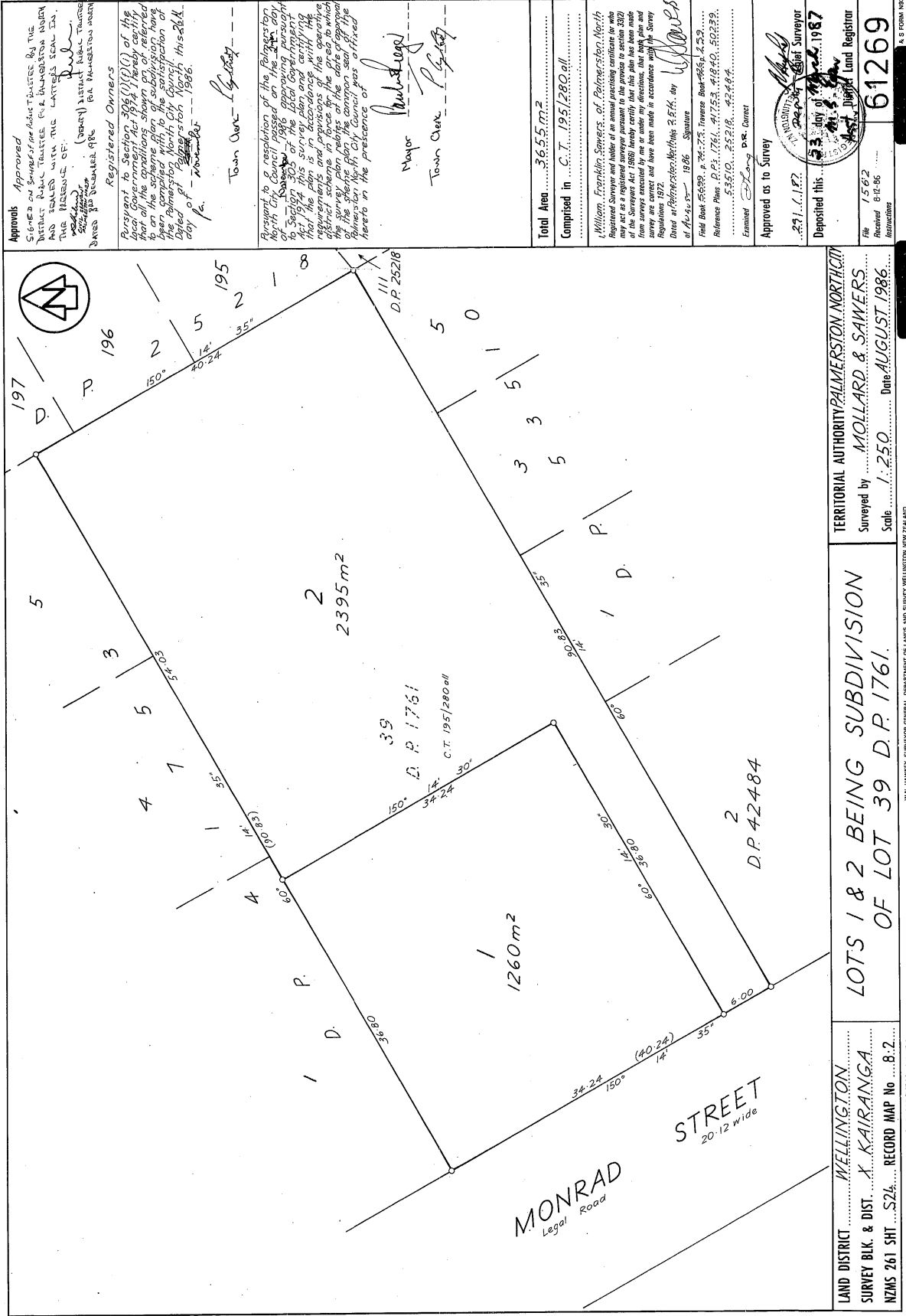
Total Area  
 Comprised in S.T. 376/57(AU), 374/575(AU), 376/58(AU), 390/50(AU) 1/4, share each.

I, KEVIN, BARRY, JUDD  
 Registered Surveyor and holder of an annual practicing certificate for who is duly qualified to practise as a surveyor under the Survey Act 1988 hereby certify that this plan has been made from correct data by me or under my directions, that both plans and survey are correct and have been made in accordance with the Survey Regulations 1972 or any regulations made in substitution thereof.  
 Dated at PALMERSTON NORTH this 19th day of November 1990  
 Signature *[Signature]*  
 Field Book  
 Reference Plus D.P. 61269

Examined by *[Signature]* Correct  
 Approved as to Survey  
 13/91  
 Deposited this 14th day of March 1991  
 Registered Land Registrar

File No. 14/5638  
 Received 14/2/91  
 71734

THIS PLAN SUPERSEDES DP 68453  
 TERRITORIAL AUTHORITY PALMERSTON NORTH CITY  
 Surveyed by PAYNE SEWELL LTD  
 Scale 1:250 Date NOV 1990  
 FLATS 2 & 4 ON LOT 2 DP 61269  
 LAND DISTRICT WELLINGTON  
 Survey Blk. & Dist. X KAIRANGA  
 NZMS 261 Sheet S24 Record Map No. 7914, 8014  
 PALMERSTON NORTH 40, 50



Approved  
 Signed on behalf of the Applicant by the  
 DISTRICT PUBLIC TRUSTEE (R. HAMILTON) AND  
 THE PUBLIC TRUSTEE (R. HAMILTON) IN THE  
 PRESENCE OF:  
 (NAME) DISTRICT PUBLIC TRUSTEE  
 (NAME) PUBLIC TRUSTEE  
 DATED THIS 25th DAY OF AUGUST 1986  
 PALMERSTON NORTH

Registered Owners  
 Pursuant to Section 388(1)(b) of the  
 Resource Management Act 1976, it is  
 declared that all the appellations shown on or referred  
 to on the scheme plan of subdivision have  
 been compiled with the satisfaction of  
 the Registrar of Land in accordance with  
 the provisions of the Resource Management  
 Act 1976, and that the Registrar has  
 issued a certificate of registration of the  
 scheme plan of subdivision on the 25th day  
 of August 1986.

Mayor  
 Town Clerk  
 (Signature)  
 (Signature)

Total Area... 365.5m<sup>2</sup>  
 Comprised in... C.T. 195/280 all

William Franklin Sawers... of Palmerston North  
 Registered Surveyor and holder of an annual practising certificate for who  
 has been duly qualified by the Registrar of Land in accordance with the  
 provisions of the Survey Act 1968. This plan has been made  
 from surveys executed by me or under my direction, that both plan and  
 survey are correct and have been made in accordance with the Survey  
 Regulations 1972.  
 Date of Preparation: 25/8/86  
 at 46-48-50-52-54-56-58-60-62-64-66-68-70-72-74-76-78-80-82-84-86-88-90-92-94-96-98-100  
 Signature  
 Field Book 55899, p. 74-75, Traverse Book 55899, p. 23  
 Reference Plan P.P. 1761, 41753, 41840, 50239  
 53510, 25218, 42484  
 Examined by D.R. Corbett

Approved as to Survey  
 (Signature)  
 Chief Surveyor

Deposited this 25th day of August 1986  
 (Signature)  
 District Land Registrar

File 1562  
 Received 6/1/86  
 61269

TERRITORIAL AUTHORITY PALMERSTON NORTH CITY  
 Surveyed by MOLLARD & SAWEERS  
 Scale 1:250 Date AUGUST 1986  
 LAND DISTRICT WELLINGTON  
 SURVEY BLK. & DIST. X KAIRANGA  
 NZMS 261 SH 8.2 RECORD MAP No 8.2  
 PALM, NORTH 40.50  
 W.A. HANVEY, SURVEYOR GENERAL, DEPARTMENT OF LANDS AND SURVEY, WELLINGTON, NEW ZEALAND