



**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 **1219772**
Land Registration District **Canterbury**
Date Issued 14 March 2025

Prior References
723170

Estate Fee Simple
Area 122 square metres more or less
Legal Description Lot 20 Deposited Plan 613148
Registered Owners
Keisha Ouyang

Estate Fee Simple - 1/25 share
Area 993 square metres more or less
Legal Description Lot 26 Deposited Plan 613148
Registered Owners
Keisha Ouyang

Interests

Subject to a right of way and right to drain water over part Lot 26 DP 613148 marked A on DP 613148 created by Easement Instrument 10149564.7 - 24.6.2016 at 3:32 pm

The easements created by Easement Instrument 10149564.7 are subject to Section 243 (a) Resource Management Act 1991
Subject to Section 241(2) Resource Management Act 1991 (affects DP 613148)

13241274.3 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 14.3.2025 at 11:31 am (affects Lot 20 DP 613148)

Subject to a right (in gross) to convey water over part Lot 26 DP 613148 marked AD on DP 613148 in favour of Christchurch City Council created by Easement Instrument 13241274.4 - 14.3.2025 at 11:31 am

The easements created by Easement Instrument 13241274.4 are subject to Section 243 (a) Resource Management Act 1991
Subject to a right (in gross) to convey telecommunications over part Lot 26 DP 613148 marked L, AA, AB and AC and over part Lot 20 DP 613148 marked ED all on DP 613148 in favour of Enable Networks Limited created by Easement Instrument 13241274.5 - 14.3.2025 at 11:31 am

Subject to a right of way over part Lot 26 DP 613148 marked A, B and L, a pedestrian right of way over part Lot 26 DP 613148 marked AA, AB, AC and AD, a right to park over part Lot 26 DP 613148 marked FA, FB, FC, FD, FG, FH, FI, FJ, FK, FL, FM, FO, FP, FQ and FR, a right to drain water over part Lot 26 DP 613148 marked A, B, L, AA, AB, AC, AD, FI, FJ, FK, FL and FM and over part Lot 20 DP 613148 marked DW, DX and ED, right to drain sewage over part Lot 26 DP 613148 marked L, AA, AC and AD and over part Lot 20 DP 613148 marked DW and DX, a right to convey water over part Lot 26 DP 613148 marked L, AA, AB, AC and AD, a right to convey electricity over part Lot 26 DP 613148 marked L, AA, AB, AC, AD, FI, FJ, FK, FL, FM, FN, FO, FP, FQ, FR, FA, FB, FC, FD, FE, FG and FH and over part Lot 20 DP 613148 marked ED a right to convey telecommunications over part Lot 26 DP 613148 marked L, AA, AB and AC and

over part Lot 20 DP 613148 marked ED, a right to drain water and right to a party wall over part Lot 20 DP 613148 marked BG all on DP 613148 created by Easement Instrument 13241274.6 - 14.3.2025 at 11:31 am

Appurtenant hereto is a right of way, a pedestrian right of way, right to drain water, right to convey electricity and right to install gate and appurtenant to Lot 20 DP 613148 is a right to a party wall, right to drain sewage, right to convey water and telecommunications and right to store bins created by Easement Instrument 13241274.6 - 14.3.2025 at 11:31 am

The easements created by Easement Instrument 13241274.6 are subject to Section 243 (a) Resource Management Act 1991 Land Covenant in Covenant Instrument 13241274.7 - 14.3.2025 at 11:31 am

13268212.3 Mortgage to Bank of China (New Zealand) Limited - 15.4.2025 at 11:48 am

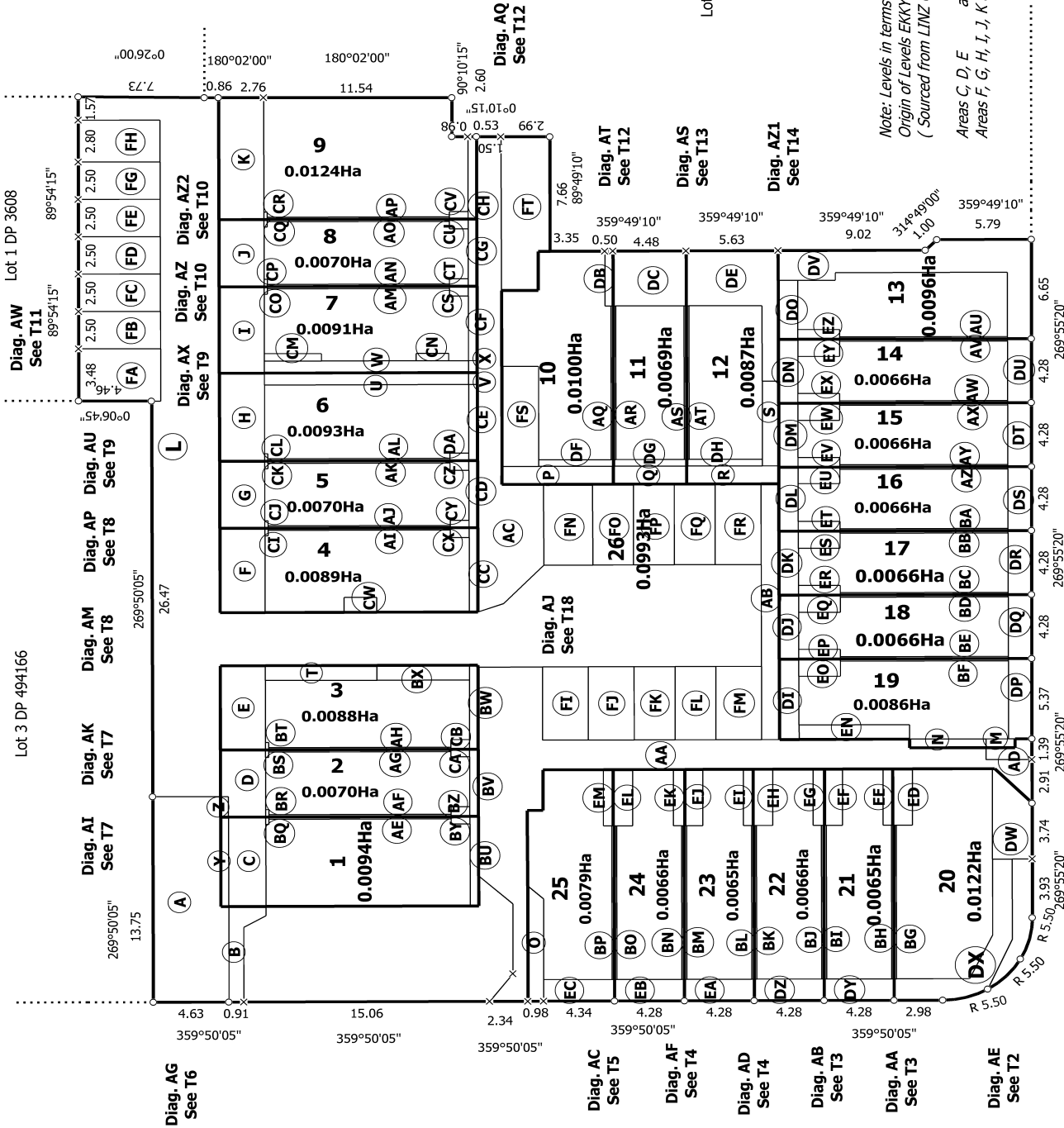


Diag. A

Lot 1 DP 4965

Lot 1 DP 3608

Lot 3 DP 494166



Lot 2 DP 494166

Note: Levels in terms of NZVD 2016
Origin of Levels EKKY (CCC BM 326) RL 4.688
(Sourced from LINZ GDB - Calc date 30 Nov 2018)
Areas C, D, E are limited to an upper height of RL 6.94
Areas F, G, H, I, J, K are limited to an upper height of RL 7.09

Surveyor Ref: 16274

Land District: Canterbury

Digitally Generated Plan

Generated on: 20/03/2025 11:57am Page 26 of 43

Lots 1 - 26 Being Subdivision of Lot 1 DP 494166

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

Title Plan
LT 613148
Approved on: 20/03/2025

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