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 **OT14C/639**

Land Registration District **Otago**

Date Issued 19 June 1992

Prior References

OT186/32 OT265/138

Estate Fee Simple

Area 382 square metres more or less

Legal Description Lot 3 Deposited Plan 22538

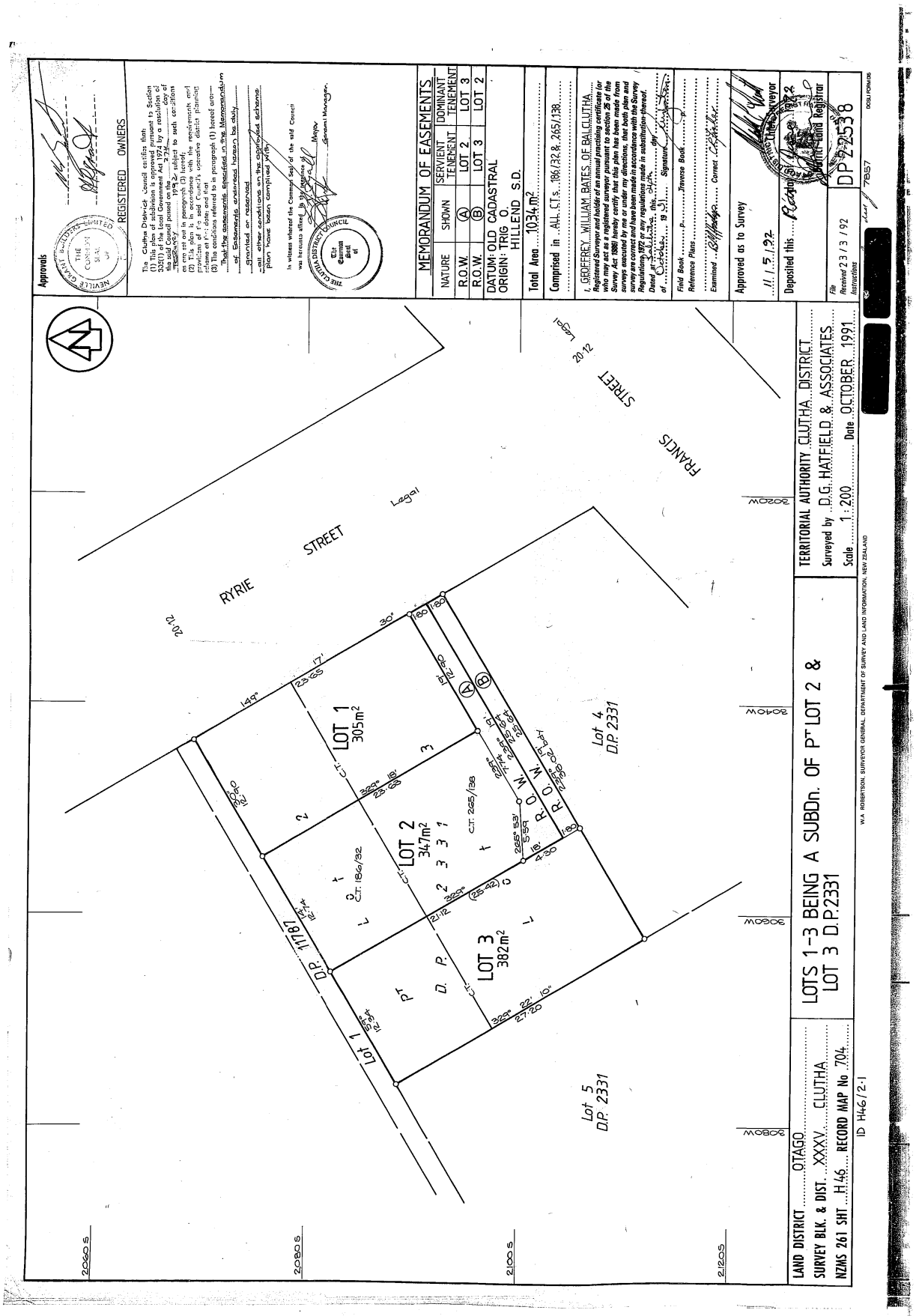
Registered Owners

Raymond Vincent Sim

Interests

807695.4 Easement Certificate specifying the following easements - 19.6.1992 at 9.05 am

Type	Servient Tenement	Easement Area	Dominant Tenement	Statutory Restriction
Right of way	Lot 2 Deposited Plan 22538 - CT OT14C/638	A DP 22538	Lot 3 Deposited Plan 22538 - herein	Section 309(1)(a) Local Government Act 1974
Right of way	Lot 3 Deposited Plan 22538 - herein	B DP 22538	Lot 2 Deposited Plan 22538 - CT OT14C/638	Section 309(1)(a) Local Government Act 1974


Approvals
REGISTERED OWNERS
MEMORANDUM OF EASEMENTS
NATURE | SHOWN | SERVIENT TENEMENT | DOMINANT TENEMENT
R.O.W. | A | LOT 2 | LOT 3
R.O.W. | B | LOT 3 | LOT 2
DATUM: OLD CADASTRAL ORIGIN: TRIG O. HILLEND S.D.
Total Area....1034m²
Comprised in ...ALL CTs...186/32 & 265/138...
I, GEOFFREY WILLIAM BATES OF BALCLUTHA...
Field Book ..... Traverse Book .....
Reference Plans .....
Examined ..... Correct .....
Approved as to Survey
Deposited this 1992
File
Received 23/3/92
Instructions
DP 22538
RYRIE STREET
FRANCIS STREET
LOT 1 305m²
LOT 2 347m²
LOT 3 382m²
Lot 4 D.P. 2331
Lot 5 D.P. 2331
D.P. 11787
Pt D.P. 2331
C.T. 186/32
C.T. 265/138
R.O.W. 4.30 WIDE
LOTS 1-3 BEING A SUBDn. OF Pt LOT 2 & LOT 3 D.P.2331
TERRITORIAL AUTHORITY CLUTHA DISTRICT
Surveyed by D.G. HATFIELD & ASSOCIATES
Scale 1:200 Date OCTOBER 1991
LAND DISTRICT OTAGO
SURVEY BLK. & DIST. XXXV CLUTHA
NZMS 261 SHT H46 RECORD MAP No 704
ID H46/2-1
W.A. ROBERTSON, SURVEYOR GENERAL, DEPARTMENT OF SURVEY AND LAND INFORMATION, NEW ZEALAND

Approved by the Registrar General of Land, Wellington. No. A032940 807695.4 EC NEW ZEALAND

EASEMENT CERTIFICATE

OTAGO Land Registry Office

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

I, NEVILLE GRANT BUILDERS LIMITED

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 DUNEDIN on the 19th day of June 19 92 under No. 22538 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	
	Right of Way	Lot 2 Deposited Plan 22538	Over that part shown as A on the Deposited Plan	Lot 3 Deposited Plan 22538
	Right of way	Lot 3 Deposited Plan 22538	Over that part shown as B on the Deposited Plan	Lot 2 Deposited Plan 22538

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 28th day of MAY 1992

The Common Seal of Neville Grant Builders Ltd was here unto afixed.

Signed by the above-named

in the presence of

NEVILLE GRANT BUILDERS LIMITED THE COMMON SEAL OF

Witness: .....

Occupation: .....

Address: .....

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:

NIL

SCHEDULE 'C'

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

NIL

The easements specified herein when created will be subject to Section 309 (1) (a) of the Local Government Act 1974

ALR

EASEMENT CERTIFICATE

Particulars entered in the Register as shown in the Schedule of Land herein on the date and at the time stamped below.

.....

District Assistant *Land Registrar of the District of Otago*

PARTICULARS ENTERED IN REGISTER
LAND REGISTRY OTAGO
14c1638
ASST. LAND REGISTRAR

9.05 19.JUN92 807695/4

NEW ZEALAND LAND REGISTRAR OTAGO

MACKENZIE, SINCLAIR & HORDER

SOLICITORS

BALCLUTHA, N.Z.

THE CAXTON PRESS, CHRISTCHURCH