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EXECUTED in Victoria for BENEFICIAL)
 FINANCE CORPORATION LIMITED by being)
 signed by its Attorneys)
 EDWARD JOHN RUSSELL)
 and JOHN INGOLDBY)
 who certify that they are respectively)
 the PROPERTY MANAGER)
 and TRADE FINANCE MANAGER)
 of the said Company pursuant to Power)
 of Attorney dated the 3rd day of May,)
 1982 a certified copy of which is filed)
 in the Permanent Order Book 276 at Page)
 289 in the presence of:)



NOTES:

1. Transfers may be lodged as an original only and must be typed or completed in ink.
2. All signatures must be in ink.
3. If there is insufficient space in any panel to accommodate the required information use the above space or an annexure sheet (Form A1). Insert the words "See Annexure A" (or as the case may be) in the appropriate panel and enter the information under the appropriate heading.
 Multiple annexures may appear on the same annexure sheet but each must be correctly headed.
 All annexure sheets should be properly identified and signed by the parties and securely attached to the instrument.
4. Volume and folio references must be given. If the whole of the land in a title is to be transferred no other description should be used. If the transfer affects part only of the land in a title the lot and plan number or Crown description should also be given. Any necessary diagram should be endorsed above or on an annexure sheet (Form A1).
5. Any monetary consideration may be expressed in figures.
6. Insert full name. Address is not necessary.
7. Insert full name and address. If two or more transferees state whether as joint tenants or tenants in common. If tenants in common specify shares.
8. All affecting encumbrances registered or notified in the Register Book prior to the mortgage or charge and those registered or notified subsequent thereto that fall within the exceptions in section 77 (4) of the *Transfer of Land Act 1958* must be referred to specifically or by a general form of words e.g. "Any encumbrances affecting the land". Any mortgage or charge must be referred to specifically.
9. If any insert "See Annexure A" (or as the case may be) and set out the easement or covenant in full on the annexure sheet (see note 3). If none insert "NIL".
10. If an executing party is a natural person execution should read "Signed by the mortgagee/annuitant/transferee in the presence of.....". The witness must be an independent person. If an executing party is a body corporate execution should conform to any prescribed formalities relating to the affixing of the common seal.

VICTORIA

ANNEXURE SHEET

Transfer of Land Act 1958

Notes 1-2

Note 3

This is the annexure marked "A" referred to in instrument of dated 23 - 9 - 88 between BENEFICIAL FINANCE CORPORATION LTD. and

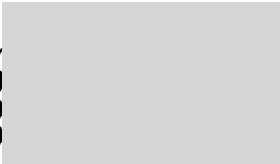


Signatures of parties

X [Signature] Name [Redacted]

X [Signature] Name EDWARD JOHN RUSSELL

SIGNED by the Transferees in the presence of:



Note 4

Heading

"ANNEXURE COVENANT"

The said Transferee with the intention that the benefit of this covenant shall be attached to and run at law and in equity with each and every lot on the Plan of Subdivision No.205681V other than the lot (or lots) hereby transferred and that the burden of this covenant shall be annexed to and run at law and in equity with the said lot (or lots) doth hereby for himself, his heirs, executors, administrators and transferees the registered proprietor or proprietors for the time being of the lot (or lots) hereby transferred covenant with the said Beneficial Finance Corporation Limited as Mortgagee in possession and its transferees successors and assigns or other the registered proprietor or proprietors for the time being of each and every lot on the said Plan of Subdivision or any part thereof other than the lot (or lots) hereby transferred that the said transferee, his heirs, executors, administrators or transferees shall not at any time build construct or erect or cause to be built constructed or erected or permit to remain on the lot (or each of the lots) hereby transferred or any part thereof (other than in any case where a permit as hereinafter mentioned may be obtained) any structure other than one private dwelling house for use only for residential purposes (together with the usual outbuildings) having an area not less than 105 square metres excluding garages and other vehicle shelters, verandahs, pergolas and outbuildings) and not to use in the construction of the exterior walls of same any material other than brick, brick veneer, mud brick, masonry or stone PROVIDED that this covenant insofar as it limits the number of buildings on a lot or lots, shall not apply to any lot or lots where the appropriate permit or permits has or have been obtained from the relevant authorities for the construction of strata title units where each unit on the plan of strata subdivision (excluding garages and other vehicle shelters, verandahs, pergolas and outbuildings) has an area of not less than 70 square metres.

A1



Approval No. A1/1



DN725575E-2-3

Continuation

Mtge F67826 is kept with
The Officer in charge of
The Registration Branch.

<p>THE REGISTRAR OF TITLES</p> <p>PLEASE REGISTER this <i>Transfer of Land</i></p> <p>and on completion hand <i>duplicate title</i></p> <p>to <i>lodging party.</i></p> <p>and return <i>duplicate mortgage</i></p> <p>to <i>Cornwall Stodart</i></p> <p>CORNWALL STODART</p> <p>No. <i>11/11/2025</i></p>
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NOTES

1. If there is insufficient space to accommodate the required information in a panel on the parent instrument insert the words "See Annexure A" (or as the case may be) and enter all the information on the annexure sheet under the appropriate heading.
2. If the instrument is lodged in duplicate (or triplicate) an annexure sheet must be attached to each. The annexure attached to the original must be completed in ink or by typewriter, that attached to the duplicate (or triplicate) may be a copy of the original but the signatures of all parties must be in ink on both the original and any copy.
3. The annexure must be properly identified, be signed by the parties to the instrument to which it is annexed and be securely attached thereto.
4. Multiple annexures may appear on the same annexure sheet but each must be correctly headed.