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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09208 FOLIO 879 Security no : 124070072115L

Produced 25/01/2018 10:59 am

LAND DESCRIPTION

Lot 1 on Title Plan 167626J (formerly known as part of Lot 1 on Plan of Subdivision 074593).

PARENT TITLE Volume 08643 Folio 236

Created by instrument G568382 28/03/1977

REGISTERED PROPRIETOR

Estate Fee Simple

As to 1 of a total of 2 equal undivided shares

Sole Proprietor

ALLCARD PTY LTD of 48 THE PARADE OCEAN GROVE

G568382 28/03/1977

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP167626J FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND
9225/576

Street Address: 2-20 MOLLERS LANE LEOPOLD VIC 3224

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09225 FOLIO 576 Security no : 124070072178S

Produced 25/01/2018 11:01 am

LAND DESCRIPTION

Lot 1 on Title Plan 167626J (formerly known as part of Lot 1 on Plan of Subdivision 074593).

PARENT TITLE Volume 08643 Folio 236

Created by instrument G647896 01/06/1977

REGISTERED PROPRIETOR

Estate Fee Simple

As to 1 of a total of 2 equal undivided shares

Sole Proprietor

ALLCARD PTY LTD of 48 THE PARADE, OCEAN GROVE

L036178H 15/05/1984

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AQ446050L 14/11/2017

Caveator

MOLLERS LANE DEVELOPMENTS PTY LTD ACN: 607371157

Grounds of Claim

AGREEMENT WITH THE FOLLOWING PARTIES AND DATE.

Parties

THE REGISTERED PROPRIETOR(S)

Date

18/09/2015

Estate or Interest

EXECUTORY OR CONTINGENT INTEREST

Prohibition

ABSOLUTELY

Lodged by

FENNELLY LEGAL PTY LTD

Notices to

BRENDAN FENNELLY of SHOP 1 130 HIGH STREET BELMONT VIC 3216

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE TP167626J FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NUMBER		STATUS	DATE
AQ446050L (E)	CAVEAT	Registered	14/11/2017

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

OTHER TITLES WITH INTERESTS AFFECTING THIS LAND

9208/879

Street Address: 2-20 MOLLERS LANE LEOPOLD VIC 3224

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

<h1 style="text-align: center;">TITLE PLAN</h1>	<h2 style="text-align: center;">EDITION 1</h2>	<h1 style="text-align: center;">TP 167626J</h1>
<p>LOCATION OF LAND</p> <p>Parish: MOOLAP Township: - Section: - Crown Allotment: - Crown Portion: -</p> <p>Last Plan Reference: LP 74593 Derived From: VOL. 9225 FOL. 576 VOL. 9208 FOL. 879 Depth Limitation: NIL</p>	<p style="text-align: center;">Notations</p> <p style="text-align: center;">ANY REFERENCE TO MAP IN THE TEXT MEANS THE DIAGRAM SHOWN ON THIS TITLE PLAN</p>	

Description of Land/Easement Information

THIS PLAN HAS BEEN PREPARED BY LAND REGISTRY, LAND VICTORIA FOR TITLE DIAGRAM PURPOSES

COMPILED: Date: 01/08/2006
 VERIFIED: A. DALLAS
Assistant Registrar of Titles

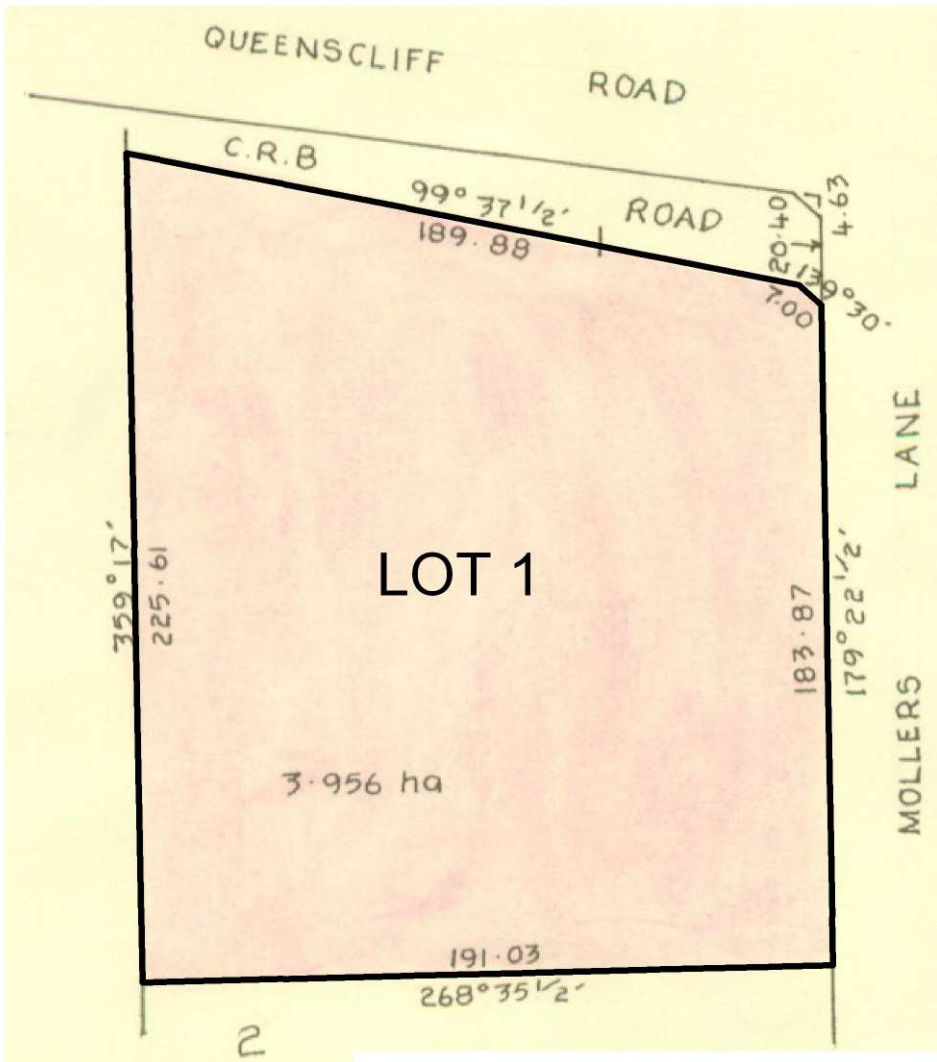


TABLE OF PARCEL IDENTIFIERS
WARNING: Where multiple parcels are referred to or shown on this Title Plan this does not imply separately disposable parcels under Section 8A of the Sale of Land Act 1962
LOT 1 = LOT 1 (PT) ON LP 74593



Department of Environment, Land, Water & Planning

Electronic Instrument Statement

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Produced 25/01/2018 11:19:42 AM

Status	Registered	Dealing Number	AQ446050L
Date and Time Lodged	14/11/2017 03:06:47 PM		

Lodger Details

Lodger Code	19448V
Name	FENNELLY LEGAL PTY LTD
Address	
Lodger Box	
Phone	
Email	
Reference	2015280

CAVEAT

Jurisdiction	VICTORIA
--------------	----------

Privacy Collection Statement

The information in this form is collected under statutory authority and used for the purpose of maintaining publicly searchable registers and indexes.

Land Title Reference

9225/576

Caveator

Name	MOLLERS LANE DEVELOPMENTS PTY. LTD.
ACN	607371157

Grounds of claim

Agreement with the following Parties and Date.

Parties

The Registered Proprietor(s)

Date

18/09/2015

Estate or Interest claimed

Executory or Contingent Interest

Prohibition

Name and Address for Service of Notice

Brendan Fennelly
Address



Department of Environment, Land, Water & Planning

Electronic Instrument Statement

Unit Type	SHOP
Unit Number	1
Street Number	130
Street Name	HIGH
Street Type	STREET
Locality	BELMONT
State	VIC
Postcode	3216

The caveator claims the estate or interest specified in the land described on the grounds set out. This caveat forbids the registration of any instrument affecting the estate or interest to the extent specified.

Execution

1. The Certifier has taken reasonable steps to ensure that this Registry Instrument or Document is correct and compliant with relevant legislation and any Prescribed Requirement.
2. The Certifier has retained the evidence supporting this Registry Instrument or Document.
3. The Certifier has taken reasonable steps to verify the identity of the caveator.

Executed on behalf of	MOLLERS LANE DEVELOPMENTS PTY. LTD.
Signer Name	BRENDAN JOHN FENNELLY
Signer Organisation	FENNELLY LEGAL PTY. LTD.
Signer Role	AUSTRALIAN LEGAL PRACTITIONER
Execution Date	14 NOVEMBER 2017

File Notes:

NIL

This is a representation of the digitally signed Electronic Instrument or Document certified by Land Use Victoria.

Statement End.

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 08643 FOLIO 237 Security no : 124070072236E

Produced 25/01/2018 11:03 am

LAND DESCRIPTION

Lot 2 on Plan of Subdivision 074593.
PARENT TITLE Volume 02770 Folio 982
Created by instrument LP074593 27/10/1966

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
MOLLERS LANE HOLDINGS PTY LTD of 228 MOORABOOL STREET GEELONG VIC 3220
AL437602R 22/10/2014

ENCUMBRANCES, CAVEATS AND NOTICES

MORTGAGE AN790712S 03/05/2017
WESTPAC BANKING CORPORATION

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE LP074593 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 22-30 MOLLERS LANE LEOPOLD VIC 3224

ADMINISTRATIVE NOTICES

NIL

eCT Control 15232S WESTPAC BUSINESS BANKING
Effective from 03/05/2017

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

LP74593
EDITION 1
APPROVED 28/9/66

PLAN OF SUBDIVISION

PART OF CROWN ALLOTMENT 17 BLOCK 1

PARISH OF MOOLAP

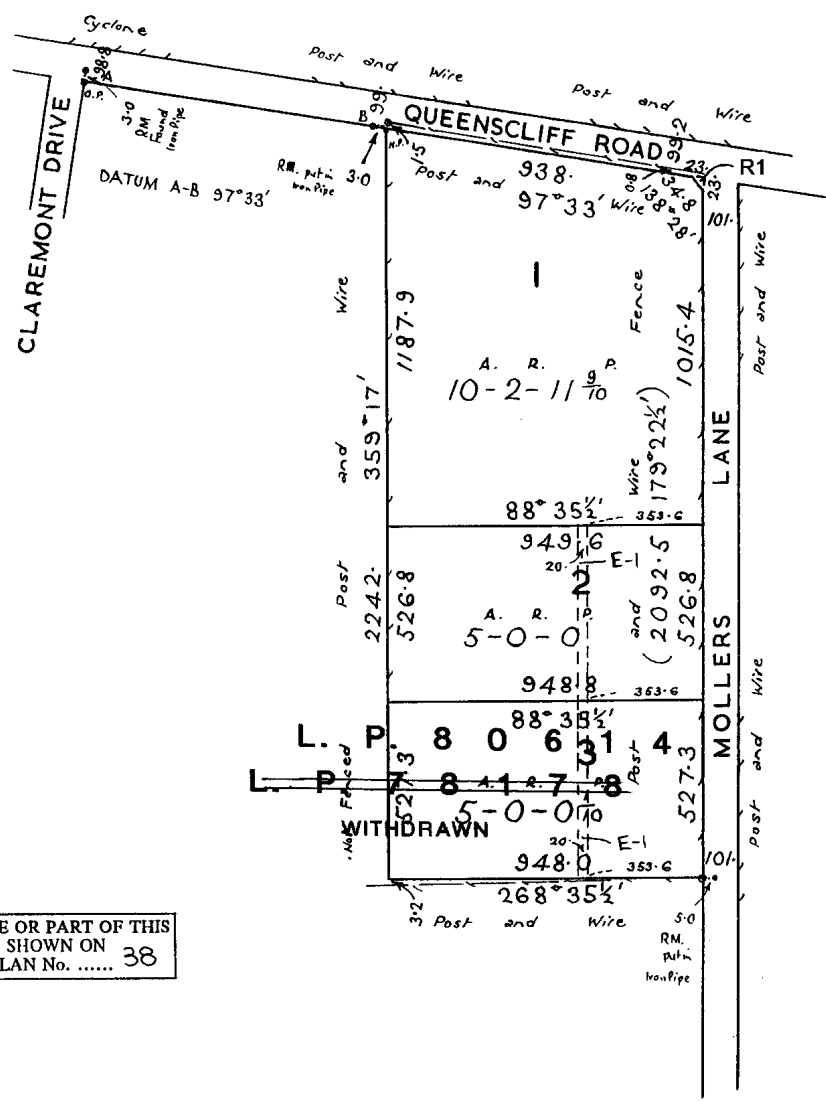
COUNTY OF GRANT

VOL. 2770 FOL. 982
Measurements are in Links
Conversion Factor
LINKS X 0.201168 = METRES

APPROPRIATIONS

The Land coloured *BROWN* is appropriated or set apart for Easement of Way and Drainage.
" " " *BLUE* " " " " " " " " " " " " Drainage

COLOUR CONVERSION
E-1=BLUE
R1=BROWN



THE WHOLE OR PART OF THIS
PLAN IS SHOWN ON
INDEX PLAN No. 38

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 09072 FOLIO 030 Security no : 124070072275M

Produced 25/01/2018 11:05 am

LAND DESCRIPTION

Lot 1 on Plan of Subdivision 113935.
PARENT TITLE Volume 08724 Folio 043
Created by instrument LP113935 24/02/1975

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
LUTHERAN CHURCH OF AUSTRALIA VICTORIAN DISTRICT of 52 CHRISTOWEL STREET
CAMBERWELL
F586922 29/01/1975

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AM097921G 11/08/2015
Caveator
TELSTRA CORPORATION LTD
Grounds of Claim
LEASE WITH THE FOLLOWING PARTIES AND DATE.
Parties
THE REGISTERED PROPRIETOR(S)
Date
01/03/2015
Estate or Interest
LEASEHOLD ESTATE
Prohibition
ANY INSTRUMENT THAT AFFECTS MY/OUR INTEREST
Lodged by
AUSTRALIAN GOVERNMENT SOLICITOR
Notices to
AUSTRALIAN GOVERNMENT SOLICITOR of LEVEL 34 600 BOURKE STREET MELBOURNE VIC
3000
AMENDMENT OF ADDRESS ON CAVEAT AN808729G 08/05/2017

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan or imaged folio set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE LP113935 FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS


NIL

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

113935

LP113935
EDITION 2
APPROVED 26/11/74

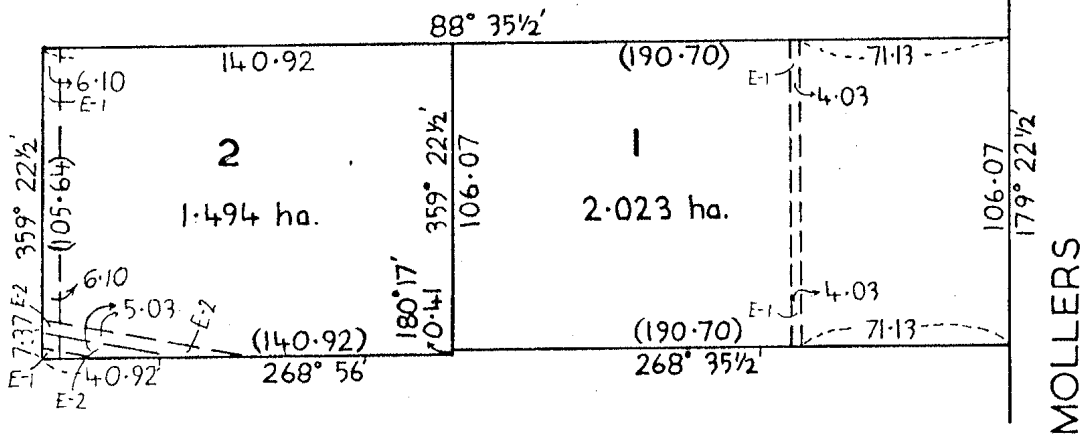
<p>PLAN OF SUBDIVISION OF PART OF CROWN PORTION 17 BLOCK 1</p> <p>PARISH: MOOLAP COUNTY: GRANT</p> <p>SCALE OF METRES </p> <p style="font-size: small;">LENGTHS ARE IN METRES V.8724 F.O.43</p>	<p style="text-align: center;">APPROPRIATIONS</p> <p>BLUE = DRAINAGE GREEN = DRAINAGE</p> <hr/> <p style="text-align: center;">NOTATIONS</p> <p style="font-size: x-small;">As to Lot 2 - Appurtenant right of Carriageway and Easements of Water Supply and Transmission of Electricity over Lots 1 and 64 on PS 337089B vide H442692. The above appurtenant right over Lot 64 on PS 337089B has been removed vide U219070E Sec 23.</p>
--	--

CH 9

QUEENSLIFF ROAD

LIST OF MODIFICATIONS				
LAND	MODIFICATION	DEALING No.	A.R.T.	NEW EDN.
Lot 2	PARTIAL REMOVAL OF APPURTENANT EASEMENT	U219070E Sec 23		2

COLOUR CONVERSION FOR EASEMENTS
E-1 = BLUE
E-2 = GREEN



<p style="text-align: center;">CONSENT OF COUNCIL</p> <p style="font-size: x-small;">THIS PROPOSED SUBDIVISION IS EXEMPTED FROM SUBDIVISION (3) OF DIVISION 9 OF PART XIX OF THE LOCAL GOVERNMENT ACT 1958 IN WITNESS WHEREOF THE SEAL OF THE COUNCIL OF THE SHIRE OF BELLARINE</p> <p>was hereto affixed this <u>second</u> day of <u>October</u> 1974</p> <p>in the presence of</p> <p><i>G. R. Stuenkel</i> { Mayor President Councillor</p> <p><i>M. J. O'Keefe</i> { Town Clerk Shire Secretary</p>	<p style="text-align: center;">SEAL</p> <p style="font-size: x-small;">FOR APPROPRIATIONS, ETC, SEE BACK HEREOF</p>	<p style="text-align: center;">SURVEYORS CERTIFICATION</p> <p>I certify that this plan has been made by <u>T.R. WARREN</u></p> <p>and that it accords with Title.....</p> <p>and is mathematically correct.</p> <p style="text-align: center;"><u>24th</u> day of <u>JUNE</u> 1974</p> <p><i>T.R. Warren</i> Licensed Surveyor.</p>
---	--	---

113935

SUBDIVISIONAL
CERTIFICATE OF TITLE V. 8724 F. 043

LP 113935
BACK OF SHEET 1

FOR TITLE REFERENCES TO LOTS
SEE PARCELS INDEX

LODGED BY WIGHTON & McDONALD

DEALING No. DATE 24 / 10 / 74

DECLARED BY T. R. WARREN

ON 24 / 6 / 74

COUNCIL SHIRE OF BELLARINE

DATE OF CONSENT 2 / 10 / 74

PLAN MAY BE LODGED / /

PLAN APPROVED. DATE 26 / 11 / 74 TIME 8:55 a.m.
p.m.

THE LAND COLOURED BLUE & GREEN
APPROPRIATED OR SET APART
FOR EASEMENTS OF DRAINAGE.

PHOTOGRAPHED AT CENTRAL PLAN OFFICE

SIZE DATE

COLOURED A.B. CHECKED *J.P.*

14 ✓ F586922

F586922

12.00-A HT T 1-48 500752 JAN 29-75

REGD
9/1/75
OK @ 1/2

J. HALAT, LL.B.
VICTORIA
CT MADE TRANSFER OF LAND
TO ISSUE TO J. Halat.

NOT CHARGEABLE
WITH
STAMP DUTY
27 JAN 1975
B. M. PHIBBS
Comptroller of Stamps
M.T. 14

DIEMOULDERS PROPRIETARY LIMITED of Bellarine Highway Leopold being registered as the proprietor of an estate in fee simple in the land hereinafter described subject to the encumbrances notified hereunder IN CONSIDERATION of the sum of TWENTY FIVE THOUSAND FOUR HUNDRED AND FOUR DOLLARS (\$25,404.00) paid to it by LUTHERAN CHURCH OF AUSTRALIA VICTORIAN DISTRICT whose office is at 52 Christowel Street Camberwell DOTH HEREBY TRANSFER to the said Lutheran Church of Australia Victorian District ALL its estate and interest in ALL THAT piece of land being Lot 1 on Plan of Subdivision No. 113935 lodged in the Office of Titles Parish of Moolap County of Grant and being part of the land more particularly described in Certificate of Title Volume 8724 Folio 043.

LS 9072 . 030 2/3/75

DATED the 19th day of DECEMBER One thousand nine hundred and seventy-~~FOUR~~

THE COMMON SEAL of DIEMOULDERS PROPRIETARY LIMITED was hereto affixed by authority of the Board of Directors in the presence of -



J. Halat Director

R. Martin Secretary

THE COMMON SEAL of LUTHERAN CHURCH OF AUSTRALIA VICTORIAN DISTRICT was hereunto affixed pursuant to a resolution of the Church Council in the presence of:-



..... President

..... Council Member

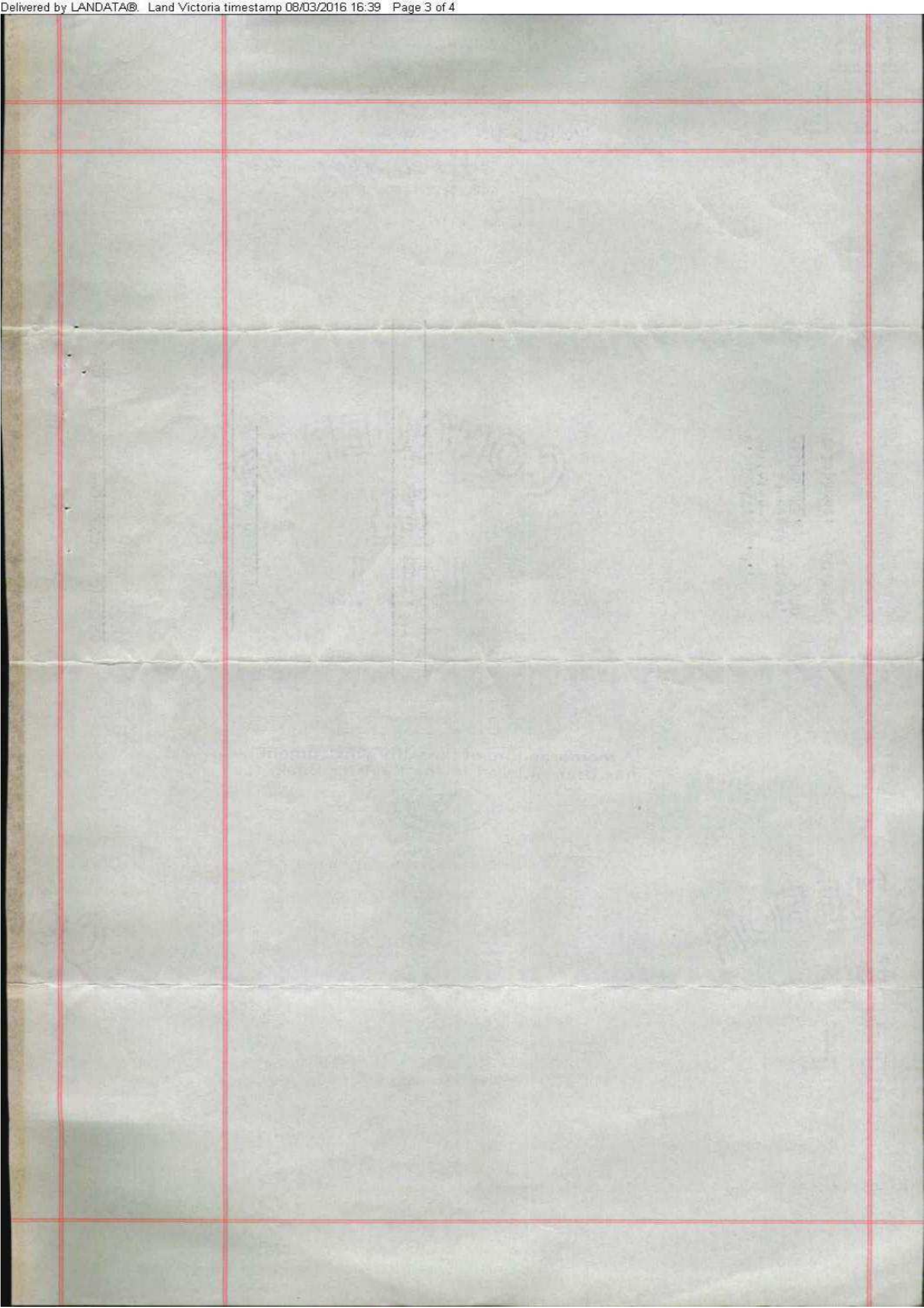
ENCUMBRANCES REFERRED TO:

As set out at the foot of the said Certificate of Title (if any)

4/2/75

107/1027





LP 113935

To: THE REGISTRAR OF TITLES

Please register this transfer and on completion

hand transferee's title to LODGING PARTY

and return transferor's title (if any) to

WIGHTON & McDONALD

Hilda McDonald
(WIGHTON & McDONALD)

DATED

197

DIEMOULDERS PROPRIETARY LIMITED

to

LUTHERAN CHURCH OF AUSTRALIA
VICTORIAN DISTRICT

TRANSFER OF LAND

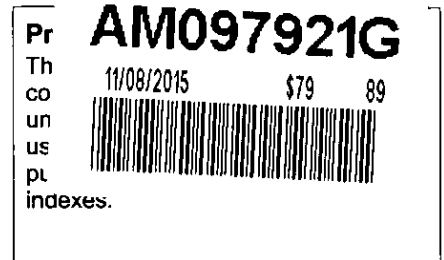
J. HALAT, LL.B.,
Solicitor,
406 Lonsdale Street,
MELBOURNE.
3000
Telephone: 60-1528

A memorandum of the within instrument
has been entered in the Register Book.



Caveat

Section 89 Transfer of Land Act 1958



Lodged By

Name: Australian Government Solicitor
 Phone: (03) 9242 1222
 Address: Level 21, 200 Queen St Melbourne
 Reference: 15139708 / LM
 Customer Code: 0233Y

The caveator claims the estate or interest specified in the land described on the grounds set out and forbids the registration of any person as proprietor of and of any instrument affecting the estate or interest to the extent specified.

Land: *(volume and folio, and if applicable mortgage charge or lease)*

Certificate of Title Volume 9072 Folio 030

Caveator: *(full name)*

TELSTRA CORPORATION LIMITED ACN 051 775 556
 Level 34, 242 Exhibition Street
 MELBOURNE VIC 3000

Estate or Interest claimed:

Equitable interest as Lessee

Grounds of Claim:

Pursuant to the valid exercise of option for the term from 1 March 2015 and expiring on 29 February 2020, granted in accordance with the unregistered Deed of Renewal and Variation of Lease dated 23 May 2005 between Lutheran Church of Australia Victorian District as Lessor and Telstra Corporation Limited as Lessee.

Extent of prohibition: *(if not ABSOLUTELY delete and insert desired text)*

Any dealing affecting the claim of the caveator arising under the Lease.

Address for service of notice: *(full name and address, include postcode)*

Australian Government Solicitor of Level 21, 200 Queen Street, Melbourne 3000

Dated:

Signature of caveator

or

Signature of Solicitor and Agent

L. Martin
 Lydia Martin for and on behalf of the Australian Government Solicitor

5451205A

Duty Use Only

C

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 10252 FOLIO 153 Security no : 124070072318Q

Produced 25/01/2018 11:06 am

LAND DESCRIPTION

Land in Plan of Consolidation 353398K.

PARENT TITLES :

Volume 10080 Folio 342 to Volume 10080 Folio 343

Created by instrument PC353398K 28/09/1995

REGISTERED PROPRIETOR

Estate Fee Simple

Joint Proprietors

GLYN MCMILLAN JONES

LINDA JONES both of 2 BUCKLAND AV. NEWTOWN 3220

U397567C 10/09/1996

ENCUMBRANCES, CAVEATS AND NOTICES

CAVEAT AM205769P 25/09/2015

Caveator

MOLLERS LANE DEVELOPMENT PTY LTD

Grounds of Claim

AGREEMENT WITH THE FOLLOWING PARTIES AND DATE.

Parties

THE REGISTERED PROPRIETOR(S)

Date

04/08/2015

Estate or Interest

FREEHOLD ESTATE

Prohibition

ABSOLUTELY

Lodged by

FENNELLY B J & ASSOCIATES

Notices to

FENNELLY B J & ASSOCIATES of 130 HIGH STREET BELMONT VIC 3216

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

DIAGRAM LOCATION

SEE PC353398K FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 42-90 MOLLERS LANE LEOPOLD VIC 3224

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

PLAN OF CONSOLIDATION	LTO USE ONLY EDITION 2	PLAN NUMBER PC 353398K
------------------------------	----------------------------------	----------------------------------

<p style="text-align: center;">LOCATION OF LAND</p> <p>PARISH: MOOLAP</p> <p>TOWNSHIP:</p> <p>SECTION:</p> <p>CROWN ALLOTMENT:</p> <p>CROWN PORTION: 17 BLOCK ONE(PART)</p> <p>LTO BASE RECORD: CHART 9 (3153) TITLE REFERENCE/S: VOLUME 10080 FOLIO 342 VOLUME 10080 FOLIO 343</p> <p>LAST PLAN REFERENCE: AP 70421D</p> <p>POSTAL ADDRESS: 42-90 MOLLERS LANE (At time of consolidation) LEOPOLD 3224</p> <p>AMG Co-ordinates E 278 700 ZONE: 55 (of approx centre of land in plan) N 5 769 050</p>	<p style="text-align: center;">COUNCIL CERTIFICATION AND ENDORSEMENT</p> <p>COUNCIL NAME: CITY OF GREATER GEELONG. REF: 2991</p> <p>1. This plan is certified under Section 6 of the Subdivision Act 1988.</p> <p>2. This plan is certified under Section 11(7) of the Subdivision Act 1988. Date of original certification under Section 6: / /</p> <p>3. This is a statement of compliance issued under Section 21 of the Subdivision Act 1988.</p> <p>Council Delegate Council Seal Date / /</p> <p>Re-certified under Section 11(7) of the Subdivision Act 1988. Council Delegate Council Seal Date / /</p>
--	--

NOTATIONS

DEPTH LIMITATION

Does not apply

SURVEY. THIS PLAN ~~IS~~ NOT BASED ON SURVEY
THIS SURVEY HAS BEEN CONNECTED TO PERMANENT MARKS No.(s)
IN PROCLAIMED SURVEY AREA No.

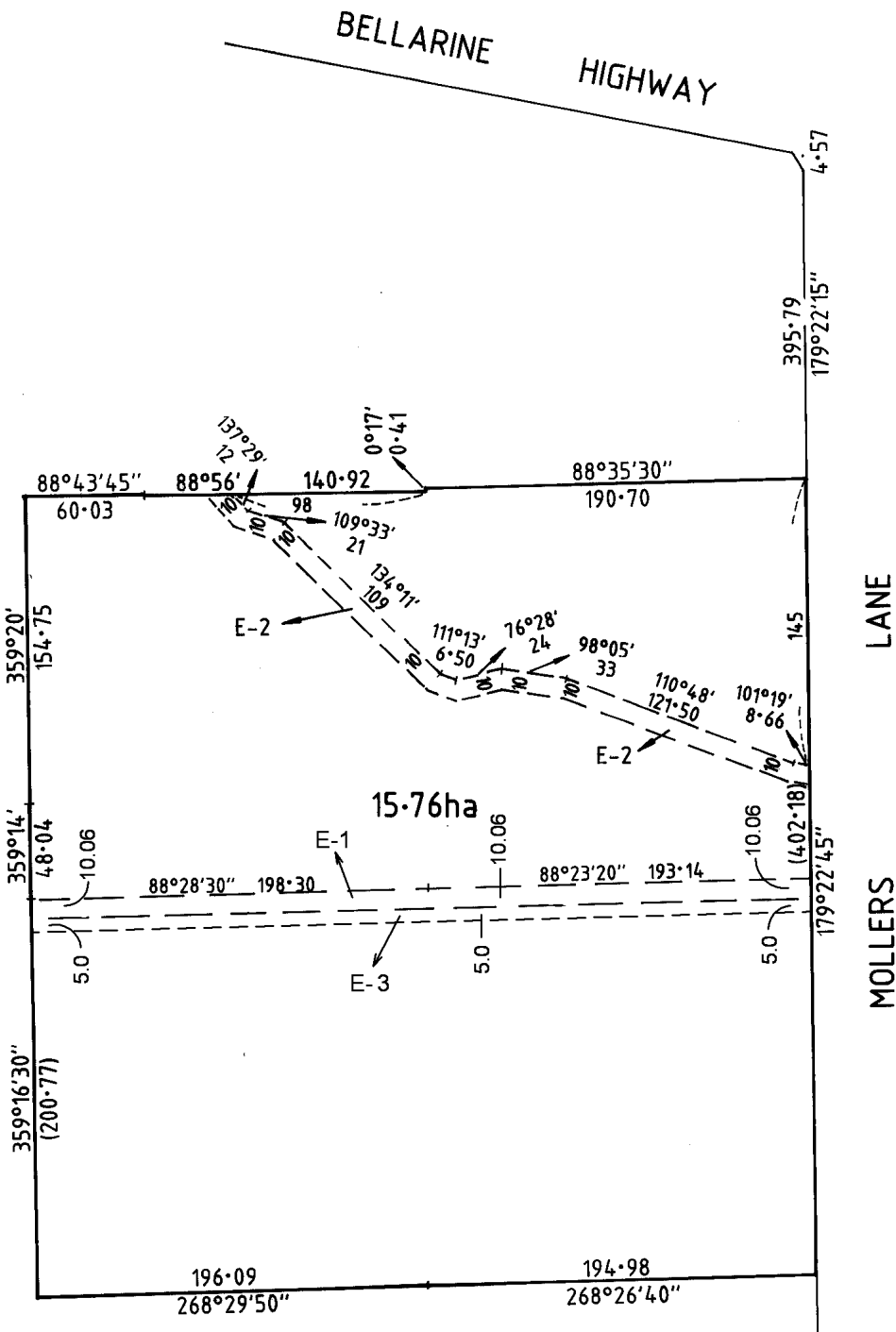
EASEMENT INFORMATION					LTO USE ONLY
LEGEND A - Appurtenant Easement E - Encumbering Easement R - Encumbering Easement (Road)					STATEMENT OF COMPLIANCE/ EXEMPTION STATEMENT
Easement Reference	Purpose	Width (Metres)	Origin	Land Benefited/In Favour Of	RECEIVED <input checked="" type="checkbox"/>
E-1	SUPPLY OF WATER	10.06	BK 713 NO 937	RURAL WATER COMMISSION	DATE 27 / 6 / 95
E-2	DRAINAGE	10	C/E T879045N	CITY OF GREATER GEELONG	LTO USE ONLY
E-3	WATER SUPPLY	5	AD434656C <small>(VIDE SECTION 130 OF THE WATER ACT 1989 AND SECTION 19 OF THE LAND ACQUISITION AND COMPENSATION ACT 1986)</small>	BARWON REGION WATER AUTHORITY	PLAN REGISTERED TIME 3:40 pm DATE 28 / 9 / 95
					 Assistant Registrar of Titles
					SHEET 1 OF 2 SHEETS

<p style="text-align: center;">MERVYN JOHN SMITH Licensed Surveyor 16 MORTIMER STREET WERRIBEE 3030 Phone (03) 741 3018</p>	<p>LICENSED SURVEYOR (PRINT) MERVYN JOHN SMITH</p> <p>SIGNATURE DATE / /</p> <p>REF 518-3 VERSION</p>	<p>.....</p> <p>DATE / /</p> <p>COUNCIL DELEGATE SIGNATURE</p> <p>ORIGINAL SHEET SIZE A3</p>
--	--	--

PLAN OF CONSOLIDATION

PLAN NUMBER
PC 353398K

APPROX. TRUE NORTH



MERVYN JOHN SMITH
 Licensed Surveyor
 16 MORTIMER STREET WERRIBEE 3030
 Phone (03) 741 3018



ORIGINAL
SCALE SHEET SIZE
1:2500 A3

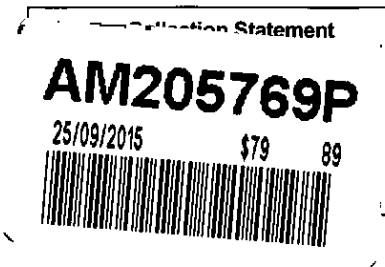
LICENSED SURVEYOR (PRINT) **MERVYN JOHN SMITH**
 SIGNATURE DATE / /
 REF **518-3** VERSION

SHEET 2 OF 2 SHEETS
 DATE / /
 COUNCIL DELEGATE SIGNATURE

Caveat

Section 89 Transfer of Land Act 1958

Name: FENNELLY LEGAL
 Phone: 03 5243 1959
 Address: 1, 130 High Street
 Belmont
 Reference: SD:2015207
 Customer Code: 1047Q



The caveator claims the estate or interest specified in the land described on the grounds set out and forbids the registration of any person as proprietor of land and of any instrument affecting the estate or interest to the extent specified.

Land: (volume and folio, and if applicable mortgage, charge or lease)

Volume 10252 Folio 153

Caveator: (full name)

MOLLERS LANE DEVELOPMENT PTY LTD ACN 607 371 157

Estate or Interest claimed:

~~Pursuant to an Agreement~~ ESTATE IN FEE SIMPLE MH

Grounds of claim:

Agreement dated 4 August 2015 between the Caveator and Glyn McMillan Jones and Linda Jones

Extent of prohibition: (if not ABSOLUTELY delete and insert desired text)

Absolutely save and except a transfer to the Caveator or by the Caveator's direction

Address for service of notice: (full name and address include postcode)

Fennelly Legal, 1, 130 High Street, Belmont VIC 3216

Dated: 23-9-2015

Signature of agent being an Australian Legal Practitioner (within the meaning of the *Legal Profession Uniform Law (Victoria)*)

STUART DAY
 FENNELLY LEGAL
 130 High St Belmont 3216
 An Australian legal practitioner
 within the meaning of the Legal
 Profession Uniform Law (Victoria)
 Ph 035243 1959

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REGISTER SEARCH STATEMENT (Title Search) Transfer of Land Act 1958

VOLUME 10401 FOLIO 393 Security no : 124070072364Q
Produced 25/01/2018 11:07 am
LAND DESCRIPTION

Lot 1 on Title Plan 011676Q.
Created by Application No. 113477P 04/08/1998

REGISTERED PROPRIETOR

Estate Fee Simple
Sole Proprietor
PAUL JOSEPH MASEK of 31 GOVET CR. ST ALBANS PARK 3219
X882969R 15/11/2001

ENCUMBRANCES, CAVEATS AND NOTICES

Any encumbrances created by Section 98 Transfer of Land Act 1958 or Section 24 Subdivision Act 1988 and any other encumbrances shown or entered on the plan set out under DIAGRAM LOCATION below.

Warning as to Dimensions

Any dimension and connecting distance shown is based on the description of the land as contained in the General Law Title and is not based on survey information which has been investigated by the Registrar of Titles.

DIAGRAM LOCATION

SEE TP011676Q FOR FURTHER DETAILS AND BOUNDARIES

ACTIVITY IN THE LAST 125 DAYS

NIL

-----END OF REGISTER SEARCH STATEMENT-----

Additional information: (not part of the Register Search Statement)

Street Address: 92-120 MOLLERS LANE LEOPOLD VIC 3224

DOCUMENT END

Delivered from the LANDATA System by URBIS PRO Pty Ltd

EDITION 1	TITLE PLAN			TP 11676Q
Location of Land Parish: MOOLAP Township: — Crown Allotment: — Section: — Crown Portion: 17(PT) BLOCK 1 LTO base record: S.D.M.B. -C (RURAL) Last plan Reference: Title Reference: Depth Limitation: NIL		Notations Warning as to dimensions : Any dimension and connection distance shown is based on the description of the land as contained in the General Law Title and is not based on survey information which has been investigated by the Registrar of Titles.		
Easement Information E - Encumbering Easement R - Encumbering Easement (ROAD) A - Appurtenant Easement				THIS PLAN HAS BEEN PREPARED FOR LAND REGISTRY, LAND VICTORIA FOR TITLE DIAGRAM PURPOSES Checked by <i>Boaler</i> Date 9 SEP 1998 Assistant Registrar of Titles
Easement Reference	Purpose/Authority	Width	Origin	Land benefited/in favour of
NIL				
<p style="font-size: 1.2em; margin-top: 10px;">BELLARINE HIGHWAY</p> <p style="font-size: 1.2em; margin-top: 10px;">MOLLERS LANE</p> <p style="font-size: 1.2em; margin-top: 10px;">LOT 1 15.78ha</p>				
LENGTHS ARE IN METRES	NOT TO SCALE	SHEET SIZE A3	FILE No. AP 113477P DEALING CODE : 26D	
Sheet 1 of 1 Sheets				